BOARD OF ALDERMEN
Regular Meeting Agenda
CITY OF PARKVILLE, MISSOURI
Tuesday, December 15, 2020 7:00 PM
City Hall Board Room

In light of public health orders from Platte County related to the COVID-19 pandemic, and given the nature of the items to be considered at this particular meeting, the members of the Board of Aldermen will meet via telephone or video conference. Members of the public interested in this meeting are encouraged to join the meeting via the following link - https://us02web.zoom.us/j/82173307092?pwd=Uzk0ekl6WW5jRit0RmlCZHBjQllrZz09, password: 466439 - rather than appear at City Hall (note: occupancy will be limited).

In addition, rather than appearing at City Hall to provide input at the meeting on action agenda items, members of the public may submit written testimony to the City Clerk in advance by noon on the day of the meeting and the testimony will be to be provided to the Mayor and Board of Aldermen and presented at the meeting and made part of the official record.

Next numbers: Bill No. 3107 / Ord. No. 3055

1. CALL TO ORDER

A. Roll Call

B. Pledge of Allegiance

2. CITIZEN INPUT

3. CONSENT AGENDA

A. Approve the minutes for the December 1, 2020, regular meeting

B. Receive and file the November Municipal Court report

C. Receive and file the financial report for the month ending November 30, 2020

D. Receive and file the crime statistics for January through October 2020

E. Approve accounts payable from November 25, 2020 to December 10, 2020

Please Note: All matters listed under "Consent Agenda" are considered to be routine by the Board of Aldermen and will be enacted upon under one motion without discussion. Any member of the Board of Aldermen may be allowed to request an item be pulled from the Consent Agenda for consideration under the regular agenda if debate and a separate motion are desired. Any member of the Board of Aldermen may be allowed to question or comment on an item on the Consent Agenda without a separate motion under the regular agenda. Items not removed from the Consent Agenda will stand approved upon motion made by any alderman, followed by a second and a voice vote to "Approve the consent agenda and recommended motions for each item as presented."

4. NON-ACTION AGENDA

A. Presentation from Park Hill Professional Studies Interns at Parkville Nature Sanctuary

5. ACTION AGENDA

Posted Date & Time: 12/11/20; 4:05 p.m. By: MM

A. Approve the second reading of an ordinance to adopt the 2021 Operating Budget and 2021-2026 Capital Improvement Program (Administration)

B. Approve the second reading of an ordinance to classify all employee positions and establish compensation for such classifications for fiscal year 2021 (Administration)

C. Approve the first reading of an ordinance to approve the Thousand Oaks 23rd Plat, Final Plat, a subdivision consisting of 56 single-family residential lots and one tract of private open space, generally located to the east of the Thousand Oaks 16th Plat subdivision - Case No. PZ 2020-29; Forest Park Development Company LLC of Kansas City, applicant (Community Development)

D. Approve the first reading of an ordinance to approve the Thousand Oaks 24th Plat, Final Plat, a subdivision consisting of 71 single-family residential lots and one tract of private open space, generally located to the southeast of the proposed Thousand Oaks 23rd Plat - Case No. PZ 2020-45; Forest Park Development Company LLC of Kansas City, applicant (Community Development)

E. Approve the first reading of an ordinance to amend Parkville Municipal Code Section 405.050 to allow office uses of low traffic generation in residential districts along Bell Road via a Conditional Use Permit - Case No. PZ 2020-52 (Community Development)

F. Approve Resolution No. 20-012 endorsing an application for the Platte County Parks and Recreation Outreach Grant Program for improvements to Watkins Park (Public Works)

G. Adopt the Pocket Park Master Plan (Public Works)

6. STAFF UPDATES ON ACTIVITIES

A. Administration

1. City Hall Closed December 24-25, 2020 and January 1, 2021

7. MAYOR, BOARD OF ALDERMEN & COMMITTEE REPORTS & MISCELLANEOUS ITEMS

8. ADJOURN

<u>General Agenda Notes:</u>
The agenda closed at noon on December 10, 2020. With the exception of emergencies or other urgent matters, any item requested after the agenda was closed will be placed on the next Board meeting agenda. The deadline to submit your name for Citizen Input is noon on December 15, 2020.

1. CALL TO ORDER

A regular meeting of the Board of Aldermen was convened at 7:02 p.m. on December 1, 2020, and was called to order by Mayor Nanette K. Johnston. City Clerk Melissa McChesney called the roll as follows:

Present:
Ward 1 Alderman Tina Welch
Ward 1 Alderman Philip Wassmer
Ward 2 Alderman Dave Rittman
Ward 2 Alderman Brian T. Whitley
Ward 3 Alderman Robert Lock
Ward 3 Alderman Douglas Wylie
Ward 4 Alderman Marc Sportsman
Ward 4 Alderman Greg Plumb

Absent:
None

A quorum of the Board of Aldermen was present via videoconferencing.

The following staff was also present via videoconference:
Joe Parente, City Administrator
Kevin Chrisman, Police Chief
Alysen Abel, Public Works Director
Stephen Lachky, Community Development Director
Matthew Chapman, Finance/Human Resources Director
Anna Mitchell, Assistant to the City Administrator
Chris Ashley, Public Works Project Manager
Chris Williams, City Attorney

Mayor Johnston led the Board in the Pledge of Allegiance to the Flag of the United States of America.

2. CITIZEN INPUT

3. CONSENT AGENDA

A. Approve the minutes for the November 17, 2020, regular meeting
B. Approve the minutes for the November 17, 2020, work session
C. Receive and file the October sewer report
D. Approve Resolution No. 20-011 to appoint successor directors to the 9 Highway Corridor Community Improvement District through December 20, 2024
E. Approve a temporary resort liquor license with Sunday sales for The Exchange PVX LLC, a new business to be located at 110 Main Street
F. Approve accounts payable from November 13, 2020 to November 24, 2020

ACTION: IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED

BY ALDERMAN RITTMAN TO **APPROVE THE CONSENT AGENDA AND RECOMMENDED MOTIONS, AS PRESENTED.**

RESULT: MOTION PASSED 8-0.

4. ACTION AGENDA

A. **Approve the employee health insurance renewal for 2021 with Blue Cross/Blue Shield**

Finance/Human Resources Director Matthew Chapman stated that because the City had less than 50 employees the only health insurance option was Blue Cross/Blue Shield. Bukaty Companies marketed the City's health insurance and staff recommended that the City provide the same five plans as 2021, which was a 15.3 percent increase over 2020. The City would pay one hundred percent of the employee's coverage and 85.7 percent of dependent coverage. He noted that Bukaty also marketed dental and did not recommend any changes.

ACTION: IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO **APPROVE THE HEALTH, DENTAL AND VISION INSURANCE RENEWALS FOR 2021 WITH BLUE CROSS/BLUE SHIELD WITH THE PREMIUM PLANS, RATES, AND COSTS SHARES, USING OPTION A WHERE THE CITY AND EMPLOYEES WILL SHARE IN THE COST ADJUSTMENTS IN HEALTH, DENTAL AND VISION INSURANCE PREMIUMS, ATTACHED HERETO AS ATTACHMENTS 1 AND 2 AND INCORPORATED BY REFERENCE.**

RESULT: MOTION PASSED 8-0.

B. **Approve the first reading of an ordinance to adopt the 2021 Operating Budget and 2021-2026 Capital Improvement Program**

City Administrator Joe Parente provided an overview of the 2021 budget; presentation attached as Exhibit A. He provided a background of the budget process and highlights from the five funds. For the General Fund, he noted that the Debt Service Fund was higher in 2021 than previous years because a balloon payment would be made for the Route 9 improvements from Highway 45 to Lakeview Drive. Staff anticipated that construction would be bid in December and construction would begin in spring. Staff identified $1.7 million in additional financing needed to pay for costs not covered by the grants received, which would be partially supported by revenues from the 9 Highway Corridor Community Improvement District. The financing would coincide with awarding the construction contract. In regards to the 6th Street project, Parente said that staff anticipated construction would begin in late spring or early summer 2021.

Parente provided an overview of the Transportation Fund and Sewer Fund revenues and expenses in 2021. He noted that the sewer rate increase in 2021 would be three percent.

ACTION: IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO **APPROVE BILL NO. 3105, AN ORDINANCE ADOPTING THE 2021 OPERATING BUDGET AND THE 2021-2026 CAPITAL IMPROVEMENT PROGRAM**, ON FIRST

READING AND POSTPONE THE SECOND READING TO DECEMBER 15, 2020.

RESULT: MOTION PASSED 8-0.

C. **Approve the first reading of an ordinance to classify all employee positions and establish compensation for such classifications for fiscal year 2021**

Finance/Human Resources Director Matthew Chapman stated that all positions were eligible for a three percent merit raise based on a satisfactory annual review. The salary ranges for each position were increased based on the Consumer Price Index.

ACTION: IT WAS MOVED BY ALDERMAN SPORTSMAN AND SECONDED BY ALDERMAN RITTMAN TO APPROVE BILL NO. 3106, AN ORDINANCE **CLASSIFYING ALL EMPLOYEE POSITIONS AND ESTABLISH COMPENSATION FOR SUCH CLASSIFICATIONS FOR FISCAL YEAR 2021**, ON FIRST READING AND POSTPONE THE SECOND READING TO DECEMBER 15, 2020.

RESULT: MOTION PASSED 8-0.

5. STAFF UPDATES ON ACTIVITIES

A. **Public Works**

1. **Pocket Park Master Plan Update**

Public Works Director Alysen Abel provided an update on the Pocket Park Master Plan, noting that it would be presented to the Board at its meeting on December 15 in order for the Community Land and Recreation Board to approve the plan. She said that staff was working on obtaining quotes for the handrails on the stairs and working with the on-call engineer on the design for the bollards which would be provided to provide to contractors for the bids. The decking was not in bad shape because it had been repaired in prior years and staff recommended waiting until 2021 for the replacement depending on available funds. She said that the decking project would also include screening, landscaping, expanding the footprint and adding new access paths. In regards to relocating the Grigsby statue, staff reached out to Kevin Heaton who was involved in moving the statue to the park and learned that it would cost more to move it because of the weight of the base and staff recommended waiting until the decking was being done so both projects could be completed at the same time. Abel noted that the highest priorities to address the safety concerns were installing the handrails and bollards.

Police Chief Kevin Chrisman said that the Park Village luncheon was scheduled for December 8 and staff would deliver food to residents at their doors. He also said that a modified version of Shop with a Cop would be held on December 20 and 21 children would participate.

6. MAYOR, BOARD OF ALDERMEN & COMMITTEE REPORTS & MISCELLANEOUS ITEMS

Alderman Wassmer provided an update on the Banneker School fundraising efforts, noting that some changes were being made to their plans with the resignation of Dr. Gunderson from Park

University.

7. ADJOURN

Mayor Johnston declared the meeting adjourned at 7:58 p.m.

The minutes for December 1, 2020, having been read and considered by the Board of Aldermen, and having been found to be correct as written, were approved on this the 15th day of December 2020.

Submitted by:

____
City Clerk Melissa McChesney

November 30, 2020

I, Toni Rizzuti, hereby swear and confirm that all cases heard, tried and disposed of in the Parkville Municipal Court for the month of November 2020, are accurate and true to the best of my knowledge and beliefs.

Toni Rizzuti
Court Clerk

From 10/29/2020 to 11/30/2020

Post Date Citation No. Docket No.

****************************** TOTAL FOR REPORT ******************************

Code	--- Payments ---		--- Refunds ---	--- Net ---	G/L Acct No.
CC	40	480.00	0	480.00	83 41606-00
SF	40	120.00	0	120.00	83 20506
SH	40	160.00	0	160.00	83 20503
CVC	40	285.20	0	285.20	83 20500
LET	40	80.00	0	80.00	83 41610-00
CVC2	40	14.80	0	14.80	83 41608-00
FINE	34	3,877.00	0	3,877.00	83 41601-00
POST	40	40.00	0	40.00	83 20501
RECOUP	4	342.50	0	342.50	83 41613-00
Total:	318	5,399.50	0	5,399.50	

Cash Payments....+	$4,369.50	
Bond Forfeited...+	$0.00	
Bond Applied.....+	$1,030.00	
Payment Refunded.-	$0.00	
Fees/Fines Paid..=		$5,399.50
Cash (Payments)..+	$4,369.50	
Cash (Bonds).....+	$1,250.00	
Total Cash Trans.=		$5,619.50
Cash Refunds.....-	$0.00	
Net Cash Trans...=		$5,619.50
Cash Refund/Cash :	$0.00	
Cash Refund/Check:	$0.00	
Cash Refund/X-AP :	$0.00	
Tl. Cash Refunds.:		$0.00
Cash Bond Posted.+	$1,250.00	
Bond Forfeited...-	$0.00	
Bond Applied.....-	$1,030.00	
Bond Refunded....-	$470.00	
Net Change/Bond..=		$250.00-
Bond Refund/Cash :	$0.00	
Bond Refund/Check:	$470.00	
Bond Refund/X-AP :	$0.00	
Tl. Bond Refunds.:		$470.00

****************************** TOTAL FOR G/L ******************************

Total Revenue		$5,399.50	* see above *
Cash Account	$4,369.50		83 12100
Bond Cash Account	$1,250.00		83 12101
Cash Refund Cash Account		$0.00	83 12100
Bond Refund Cash Account		$470.00	83 12101
Bond Escrow Account		$250.00-	83 20400

Parkville
Missouri

FINANCIAL REPORT

For the Month Ended November 30, 2020

Unaudited Financial Reports

To Be Used for

Budgetary Management Purposes

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

FINANCIAL SUMMARY 91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
REVENUE SUMMARY						
TAXES	1,364,214	1,132.37	1,342,238.60	98.39	21,975.40	1,307,041.93
LICENSES	59,000	1,315.00	53,680.00	90.98	5,320.00	59,352.00
PERMITS	344,600	49,561.65	468,207.21	135.87	(123,607.21)	463,525.10
FRANCHISE FEES	884,000	22,925.37	530,023.75	59.96	353,976.25	571,052.93
SALES TAXES	1,141,647	48,986.84	952,589.09	83.44	189,057.91	1,009,793.42
OTHER REVENUE	40,850	0.00	15,188.06	37.18	25,661.94	16,119.28
COURT REVENUE	150,000	4,606.80	55,596.95	37.06	94,403.05	117,357.56
INTEREST INCOME	8,000	379.03	6,012.05	75.15	1,987.95	6,854.80
MISCELLANEOUS REVENUE	1,134,462	78,714.32	621,662.25	54.80	512,799.75	1,080,021.92
TRANSFERS IN	495,000	37,916.66	457,083.26	92.34	37,916.74	380,416.60
TOTAL REVENUES	5,621,773	245,538.04	4,502,281.22	80.09	1,119,491.78	5,011,535.54
EXPENDITURE SUMMARY						
ADMINISTRATION	2,302,519	93,157.97	2,141,729.36	93.02	160,789.64	1,663,645.68
POLICE	1,482,562	103,348.36	1,219,930.25	82.29	262,631.75	1,179,250.84
MUNICIPAL COURT	167,492	11,079.84	139,292.15	83.16	28,199.85	141,573.07
PUBLIC WORKS	317,942	25,447.19	260,615.45	81.97	57,326.55	244,168.11
COMMUNITY DEVELOPMENT	327,871	25,559.06	273,116.54	83.30	54,754.46	266,848.27
STREET DEPARTMENT	464,683	34,134.57	380,255.67	81.83	84,427.33	368,287.03
PARKS DEPARTMENT	408,371	32,679.60	383,242.08	93.85	25,128.92	308,873.39
NATURE SANCTUARY	53,864	4,209.22	45,638.66	84.73	8,225.34	40,969.98
CHANNEL 2 & WEBSITE	21,210	2,333.43	21,202.85	99.97	7.15	16,964.62
IT	58,352	17,003.93	54,350.46	93.14	4,001.54	37,070.97
CAPITAL OUTLAY	592,451	10,349.83	181,781.03	30.68	410,669.97	675,275.02
TOTAL EXPENDITURES	6,197,317	359,303.00	5,101,154.50	82.31	1,096,162.50	4,942,926.98
EXCESS REVENUES OVER/(UNDER) EXPENDITURE	(575,544)	(113,764.96)	(598,873.28)		23,329.28	68,608.56

10 -General Fund

FINANCIAL SUMMARY

91.67% OF FISCAL YEAR COMPLETED

REVENUES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
TAXES						
10-41001-00 Real & Personal Property Tax	1,155,195	693.35	1,143,869.40	99.02	11,325.60	1,099,993.80
10-41002-00 Penalties	3,500	195.38	3,404.89	97.28	95.11	3,775.07
10-41003-00 Corp Merchants & Manufacturi	174,019	0.00	165,561.85	95.14	8,457.15	174,018.71
10-41004-00 Financial Institution Tax	2,500	0.00	0.49	0.02	2,499.51	0.00
10-41005-00 Vehicle Tax	29,000	243.64	29,401.97	101.39	(401.97)	29,254.35
TOTAL TAXES	1,364,214	1,132.37	1,342,238.60	98.39	21,975.40	1,307,041.93
LICENSES						
10-41101-00 Dog License (Tags)	2,000	40.00	1,545.00	77.25	455.00	1,805.00
10-41102-00 Occupational License	37,000	1,125.00	34,765.00	93.96	2,235.00	36,797.00
10-41103-00 Peddler's Licenses	1,500	0.00	150.00	10.00	1,350.00	3,800.00
10-41104-00 Liquor Licenses	18,500	0.00	14,370.00	77.68	4,130.00	16,590.00
10-41105-00 Golf Cart Registration Fees	0	150.00	2,850.00	0.00	(2,850.00)	360.00
TOTAL LICENSES	59,000	1,315.00	53,680.00	90.98	5,320.00	59,352.00
PERMITS						
10-41201-00 Building Permits	260,000	48,066.65	409,059.65	157.33	(149,059.65)	345,174.20
10-41201-01 Occupancy Permit	500	325.00	2,050.00	410.00	(1,550.00)	600.00
10-41202-00 Sign Permits	1,000	0.00	3,847.00	384.70	(2,847.00)	1,050.00
10-41205-00 Development Permits	1,500	0.00	4,940.00	329.33	(3,440.00)	1,200.00
10-41205-01 Public Improvement Fees	75,000	425.00	13,888.36	18.52	61,111.64	106,453.66
10-41205-03 Public Improv Fees-PW	0	0.00	26,457.20	0.00	(26,457.20)	3,917.24
10-41206-00 Rezoning Permits	600	0.00	300.00	50.00	300.00	300.00
10-41207-00 Subdivision Permit Fees	4,000	615.00	5,455.00	136.38	(1,455.00)	3,885.00
10-41208-00 BZA-Application Fees	300	0.00	0.00	0.00	300.00	0.00
10-41209-00 Conditional Use Permits	700	0.00	300.00	42.86	400.00	0.00
10-41210-00 Grading/PW Use Permits	1,000	0.00	130.00	13.00	870.00	375.00
10-41210-01 Right of Way Permit Fees	0	130.00	1,780.00	0.00	(1,780.00)	570.00
TOTAL PERMITS	344,600	49,561.65	468,207.21	135.87	(123,607.21)	463,525.10
FRANCHISE FEES						
10-41301-00 Telecom Franchise	170,000	(12,786.59)	97,451.11	57.32	72,548.89	117,151.54
10-41302-00 Missouri Gas Energy	123,000	0.00	106,870.91	86.89	16,129.09	123,278.52
10-41303-00 Missouri American Water	110,000	0.00	110,105.46	100.10	(105.46)	104,594.65
10-41304-00 KC Power & Light	405,000	0.00	143,036.22	35.32	261,963.78	149,886.39
10-41305-00 Martin Marietta Stone Royalt	1,000	0.00	706.72	70.67	293.28	1,408.35
10-41306-00 Cable/Video Service Franchis	75,000	35,711.96	71,853.33	95.80	3,146.67	74,733.48
TOTAL FRANCHISE FEES	884,000	22,925.37	530,023.75	59.96	353,976.25	571,052.93
SALES TAXES						
10-41401-00 Sales Tax-General Revenue	1,066,647	42,863.72	882,202.25	82.71	184,444.75	939,989.67
10-41402-00 Motor Vehicle Sales Tax	50,000	4,123.14	47,581.29	95.16	2,418.71	46,609.58
10-41403-00 Motor Vehicle Fee	25,000	1,999.98	22,805.55	91.22	2,194.45	23,194.17
TOTAL SALES TAXES	1,141,647	48,986.84	952,589.09	83.44	189,057.91	1,009,793.42

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

FINANCIAL SUMMARY 91.67% OF FISCAL YEAR COMPLETED

REVENUES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
OTHER REVENUE						
10-41501-00 Farmers Market	1,150	0.00	1,194.06	103.83	(44.06)	1,159.28
10-41504-00 Park Shelter Reservations	12,000	0.00	7,849.00	65.41	4,151.00	2,200.00
10-41504-01 Sports Fields Reservations	11,000	0.00	4,220.00	38.36	6,780.00	2,360.00
10-41504-02 Special Event Reservations	14,000	0.00	1,925.00	13.75	12,075.00	7,700.00
10-41505-01 Nature Sanctuary Programs	2,700	0.00	0.00	0.00	2,700.00	2,700.00
TOTAL OTHER REVENUE	40,850	0.00	15,188.06	37.18	25,661.94	16,119.28
COURT REVENUE						
10-41601-00 Fines	150,000	4,357.00	53,469.66	35.65	96,530.34	113,175.90
10-41602-00 CVC Reports	0	14.80	137.29	0.00	(137.29)	340.66
10-41602-01 Appointed Attorney Reimburse	0	0.00	0.00	0.00	0.00	125.00
10-41602-02 Boarding of Prisoners Reimbu	0	0.00	0.00	0.00	0.00	105.00
10-41603-00 Police Reports	0	235.00	1,990.00	0.00	(1,990.00)	3,611.00
TOTAL COURT REVENUE	150,000	4,606.80	55,596.95	37.06	94,403.05	117,357.56
INTEREST INCOME						
10-41701-00 Interest Income	8,000	318.21	5,333.25	66.67	2,666.75	6,421.82
10-41702-00 CID Admin Fee	0	60.82	678.80	0.00	(678.80)	432.98
TOTAL INTEREST INCOME	8,000	379.03	6,012.05	75.15	1,987.95	6,854.80
MISCELLANEOUS REVENUE						
10-41801-00 Miscellaneous	25,000	594.68	13,658.47	54.63	11,341.53	199,222.01
10-41801-02 Meeting Videos	0	0.00	1.00	0.00	(1.00)	0.00
10-41801-09 Refund of Overpaid FICA	0	0.00	0.00	0.00	0.00	38.01
10-41802-00 Leased/Owned Properties	301,000	5,543.58	59,633.51	19.81	241,366.49	49,869.18
10-41803-99 FEMA Flood Reparations	400,000	72,576.06	148,910.92	37.23	251,089.08	0.00
10-41804-00 FEMA Grant Revenue	0	0.00	0.00	0.00	0.00	406,386.96
10-41804-09 Other Grants	9,250	0.00	0.00	0.00	9,250.00	13,019.08
10-41805-00 Sale of Vehicles/Equipment	0	0.00	0.00	0.00	0.00	12,370.00
10-41807-01 Insurance Claim Reimb.	1,500	0.00	0.00	0.00	1,500.00	1,405.18
10-41809-01 Land Sales	397,712	0.00	399,458.35	100.44	(1,746.35)	397,711.50
TOTAL MISCELLANEOUS REVENUE	1,134,462	78,714.32	621,662.25	54.80	512,799.75	1,080,021.92
TRANSFERS IN						
10-41901-00 Transfer f Transportation Fu	175,000	14,583.33	160,416.63	91.67	14,583.37	169,583.30
10-41903-00 Sewer Administration Fee	280,000	23,333.33	256,666.63	91.67	23,333.37	210,833.30
10-41911-00 Tfr from Park Sales Tax Fund	40,000	0.00	40,000.00	100.00	0.00	0.00
TOTAL TRANSFERS IN	495,000	37,916.66	457,083.26	92.34	37,916.74	380,416.60
TOTAL REVENUE	5,621,773	245,538.04	4,502,281.22	80.09	1,119,491.78	5,011,535.54

10 -General Fund
ADMINISTRATION
EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-501.01-01-00 Salaries	440,061	31,032.02	379,966.64	86.34	60,094.36	377,866.18
10-501.01-11-00 Mayor and Aldermen	57,600	4,430.90	53,170.80	92.31	4,429.20	53,170.80
10-501.01-21-00 FICA & Medicare	37,460	2,567.94	31,438.43	83.93	6,021.57	35,747.82
10-501.01-22-00 Retirement	42,133	3,402.69	39,845.21	94.57	2,287.79	33,571.30
10-501.01-33-00 Auto Allow-City Administ	1,800	150.00	1,650.00	91.67	150.00	1,650.00
10-501.01-40-00 Membership Fees & Dues -	4,000	0.00	3,537.70	88.44	462.30	3,572.70
10-501.01-41-00 Membership Fees & Dues -	3,100	0.00	2,875.95	92.77	224.05	3,198.70
10-501.01-41-02 Professional Dev - Staff	18,000	285.85	2,647.78	14.71	15,352.22	15,412.68
10-501.01-41-03 Professional Dev - Board	3,000	0.00	475.00	15.83	2,525.00	1,307.55
10-501.01-43-00 Tuition Reimbursement	0	0.00	0.00	0.00	0.00	1,680.00
TOTAL PERSONNEL	607,154	41,869.40	515,607.51	84.92	91,546.49	527,177.73
INSURANCE						
10-501.02-01-00 Liability Insurance	117,172	0.00	120,674.44	102.99	(3,502.44)	111,592.04
10-501.02-01-01 Insurance Deductible	20,000	0.00	0.00	0.00	20,000.00	1,000.00
10-501.02-02-00 Health, Life & Dental	52,800	3,411.34	41,532.70	78.66	11,267.30	34,209.84
10-501.02-03-00 Workers Compensation	1,000	0.00	915.45	91.55	84.55	764.60
10-501.02-05-00 Property Insurance	16,647	0.00	17,042.85	102.38	(395.85)	15,853.81
TOTAL INSURANCE	207,619	3,411.34	180,165.44	86.78	27,453.56	163,420.29
UTILITIES						
10-501.03-01-00 Telephone & Voicemail	7,200	0.00	5,495.05	76.32	1,704.95	6,751.56
10-501.03-02-00 Electricity	60,000	5,661.75	65,178.56	108.63	(5,178.56)	44,132.65
10-501.03-04-00 Water	5,000	541.30	4,671.77	93.44	328.23	4,373.93
10-501.03-05-00 Mobile Phones & Pagers	120	69.91	746.88	622.40	(626.88)	359.35
10-501.03-08-00 Cable	2,880	251.84	2,516.81	87.39	363.19	2,508.13
10-501.03-09-00 Trash Hauling/Recycling	300	0.00	300.00	100.00	0.00	920.00
TOTAL UTILITIES	75,500	6,524.80	78,909.07	104.52	(3,409.07)	59,045.62
CAPITAL EXPENDITURES						
10-501.04-22-00 Lease Purchase-Office Eq	624	0.00	468.00	75.00	156.00	468.00
TOTAL CAPITAL EXPENDITURES	624	0.00	468.00	75.00	156.00	468.00
OTHER PURCHASES						
10-501.05-01-00 Office Supplies & Consum	5,000	1,078.75	4,674.36	93.49	325.64	4,640.51
10-501.05-02-00 Postage	1,500	0.00	1,281.70	85.45	218.30	1,358.20
10-501.05-04-00 Printing	800	350.04	586.04	73.26	213.96	942.98
10-501.05-05-00 Publications	250	0.00	236.00	94.40	14.00	236.00
TOTAL OTHER PURCHASES	7,550	1,428.79	6,778.10	89.78	771.90	7,177.69
MAINTENANCE						
10-501.06-01-00 Building Maint & Repair	20,000	897.94	8,490.97	42.45	11,509.03	15,151.35
10-501.06-01-01 HVAC Maintenance & Repai	8,000	0.00	9,682.86	121.04	(1,682.86)	11,462.56
10-501.06-02-00 Janitorial Services/Supp	12,500	749.90	7,500.39	60.00	4,999.61	10,546.91
10-501.06-11-00 Train Depot Maint	2,000	0.00	190.00	9.50	1,810.00	0.00
10-501.06-34-00 Office Equipment Mainten	1,950	25.43	1,287.28	66.01	662.72	939.85
TOTAL MAINTENANCE	44,450	1,673.27	27,151.50	61.08	17,298.50	38,100.67

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

ADMINISTRATION 91.67% OF FISCAL YEAR COMPLETED

EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
CITY SERVICES						
10-501.07-01-00 Elections	2,800	0.00	4,873.90	174.07	(2,073.90)	1,800.10
10-501.07-02-00 Advertising/Public Notic	1,600	0.00	165.75	10.36	1,434.25	205.98
10-501.07-04-00 Credit Card Processing F	0	39.93	621.78	0.00	(621.78)	1,143.58
10-501.07-99-00 FOPAS - Animal Control	6,000	500.00	5,500.00	91.67	500.00	5,500.00
TOTAL CITY SERVICES	10,400	539.93	11,161.43	107.32	(761.43)	8,649.66
PROFESSIONAL FEES						
10-501.08-01-00 Attorney/Legal Fees	120,000	(1,253.00)	56,825.00	47.35	63,175.00	62,926.95
10-501.08-01-01 Litigation (New)	50,000	18,861.00	65,683.50	131.37	(15,683.50)	0.00
10-501.08-02-00 Auditor Fees	18,800	0.00	18,880.00	100.43	(80.00)	18,880.00
10-501.08-02-02 Professional Services	120,000	11,659.88	117,407.78	97.84	2,592.22	228,014.59
TOTAL PROFESSIONAL FEES	308,800	29,267.88	258,796.28	83.81	50,003.72	309,821.54
OTHER EXPENDITURES						
10-501.09-04-00 Holiday Decorations	1,000	0.00	396.44	39.64	603.56	12,494.99
10-501.09-11-00 Cemetery Maintenance	4,000	0.00	3,431.00	85.78	569.00	3,090.50
10-501.09-20-02 Meeting Food	2,000	19.28	771.37	38.57	1,228.63	2,059.82
10-501.09-20-06 Misc-Staff Food/Travel	0	0.00	0.00	0.00	0.00	(156.75)
10-501.09-20-07 Meeting Supplies	300	0.00	134.64	44.88	165.36	180.68
10-501.09-21-00 Misc-Other	8,000	77.99	39,896.69	498.71	(31,896.69)	7,488.43
10-501.09-21-03 Employee Appreciation	2,300	11.96	111.78	4.86	2,188.22	1,174.25
10-501.09-25-00 Flood Management	100,000	0.00	103,461.48	103.46	(3,461.48)	232,410.91
TOTAL OTHER EXPENDITURES	117,600	109.23	148,203.40	126.02	(30,603.40)	258,742.83
TRANSFERS-OTHER SOURCES						
10-501.20-20-00 Transfer to Emergency Re	100,000	8,333.33	91,666.63	91.67	8,333.37	291,041.65
10-501.20-22-00 Transfer to Projects Fun	400,000	0.00	400,000.00	100.00	0.00	0.00
10-501.20-26-00 Tfr to BC NID Bond Debt	140,000	0.00	140,000.00	100.00	0.00	0.00
10-501.20-27-00 Tfr to BM NID Bond Debt	282,822	0.00	282,822.00	100.00	0.00	0.00
TOTAL TRANSFERS-OTHER SOURCES	922,822	8,333.33	914,488.63	99.10	8,333.37	291,041.65
TOTAL ADMINISTRATION	2,302,519	93,157.97	2,141,729.36	93.02	160,789.64	1,663,645.68

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

POLICE

EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-505.01-01-00 Salaries	922,461	69,588.74	794,870.74	86.17	127,590.26	794,961.84
10-505.01-03-00 Overtime	20,000	819.58	9,894.92	49.47	10,105.08	10,545.37
10-505.01-21-00 FICA & Medicare	76,462	5,165.89	59,363.93	77.64	17,098.07	59,519.51
10-505.01-22-00 Retirement	128,022	9,574.02	101,704.22	79.44	26,317.78	79,699.44
10-505.01-41-00 Membership Fees & Dues	950	0.00	419.53	44.16	530.47	445.00
10-505.01-41-02 Professional Development	4,500	0.00	566.71	12.59	3,933.29	1,531.88
10-505.01-43-00 Tuition Reimbursement	4,500	0.00	2,400.00	53.33	2,100.00	1,500.00
TOTAL PERSONNEL	1,156,895	85,148.23	969,220.05	83.78	187,674.95	948,203.04
INSURANCE						
10-505.02-02-00 Health, Life & Dental	174,642	14,051.40	149,574.97	85.65	25,067.03	139,013.96
10-505.02-03-00 Workers Compensation	37,925	0.00	58,020.12	152.99	(20,095.12)	36,119.36
10-505.02-04-00 Unemployment	1,500	0.00	0.00	0.00	1,500.00	0.00
TOTAL INSURANCE	214,067	14,051.40	207,595.09	96.98	6,471.91	175,133.32
UTILITIES						
10-505.03-01-00 Telephone & Voicemail	1,500	190.35	1,516.30	101.09	(16.30)	1,341.39
10-505.03-05-00 Mobile Phone & Pagers	4,500	287.00	2,860.59	63.57	1,639.41	1,402.09
TOTAL UTILITIES	6,000	477.35	4,376.89	72.95	1,623.11	2,743.48
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-505.05-01-00 Office Supplies & Consum	2,800	85.94	1,693.53	60.48	1,106.47	673.00
10-505.05-02-00 Postage	250	10.20	86.15	34.46	163.85	105.22
10-505.05-04-00 Printing	500	90.00	90.00	18.00	410.00	50.00
10-505.05-20-00 Small Office Equipment	1,000	0.00	53.98	5.40	946.02	149.98
10-505.05-21-00 Equipment and Handtools	9,000	0.00	1,781.98	19.80	7,218.02	3,272.04
10-505.05-22-01 Terminal - Rejis	3,100	123.34	1,870.64	60.34	1,229.36	1,818.80
10-505.05-22-02 Terminal - Platte Co	2,600	0.00	2,251.20	86.58	348.80	2,251.20
10-505.05-31-00 Uniforms	7,000	0.00	1,334.24	19.06	5,665.76	2,632.85
10-505.05-99-00 Other Purchases	500	0.00	0.00	0.00	500.00	0.00
TOTAL OTHER PURCHASES	26,750	309.48	9,161.72	34.25	17,588.28	10,953.09
MAINTENANCE						
10-505.06-21-00 Vehicle Repair & Mainten	18,000	1,472.66	10,172.84	56.52	7,827.16	12,749.37
10-505.06-21-01 Equipment Repair & Maint	3,000	0.00	1,770.00	59.00	1,230.00	2,142.55
10-505.06-22-00 Vehicle Gas & Oil	45,000	1,889.24	16,137.66	35.86	28,862.34	24,892.99
10-505.06-32-02 Crimestar Maintenance	1,500	0.00	0.00	0.00	1,500.00	0.00
10-505.06-34-00 Office Equipment/Mainten	800	0.00	0.00	0.00	800.00	0.00
TOTAL MAINTENANCE	68,300	3,361.90	28,080.50	41.11	40,219.50	39,784.91
CITY SERVICES						
10-505.07-56-00 Hiring Expenses	3,500	0.00	636.00	18.17	2,864.00	1,156.00
10-505.07-57-00 Crime Commission	500	0.00	500.00	100.00	0.00	500.00
10-505.07-81-00 Lab Work	2,000	0.00	0.00	0.00	2,000.00	0.00
10-505.07-90-00 Contractual Service Agre	2,000	0.00	360.00	18.00	1,640.00	361.00

10 -General Fund
POLICE 91.67% OF FISCAL YEAR COMPLETED
EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
10-505.07-99-00 Other City Services	700	0.00	0.00	0.00	700.00	236.00
TOTAL CITY SERVICES	8,700	0.00	1,496.00	17.20	7,204.00	2,253.00
OTHER EXPENDITURES						
10-505.09-21-00 Miscellaneous	350	0.00	0.00	0.00	350.00	0.00
10-505.09-21-04 Harvester Deer Donation	1,500	0.00	0.00	0.00	1,500.00	180.00
TOTAL OTHER EXPENDITURES	1,850	0.00	0.00	0.00	1,850.00	180.00
TOTAL POLICE	1,482,562	103,348.36	1,219,930.25	82.29	262,631.75	1,179,250.84

10 -General Fund
MUNICIPAL COURT 91.67% OF FISCAL YEAR COMPLETED
EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-510.01-01-00 Salaries	69,991	5,191.52	61,990.03	88.57	8,000.97	61,945.76
10-510.01-03-00 Overtime	0	0.00	0.00	0.00	0.00	24.72
10-510.01-11-00 Judge	18,000	1,384.62	16,615.44	92.31	1,384.56	16,615.44
10-510.01-21-00 FICA & Medicare	7,126	484.69	6,109.58	85.74	1,016.42	6,325.27
10-510.01-22-00 Retirement	5,219	403.42	4,950.71	94.86	268.29	4,325.39
10-510.01-32-00 Expense Allow - Judge	540	45.00	495.00	91.67	45.00	495.00
10-510.01-41-00 Memberships, Fees & Dues	550	0.00	0.00	0.00	550.00	300.00
10-510.01-41-02 Professional Development	5,500	0.00	784.00	14.25	4,716.00	2,949.60
10-510.01-51-00 Prosecutor/Assistant	15,000	0.00	13,750.00	91.67	1,250.00	13,750.00
10-510.01-51-02 Public Defender	7,200	0.00	6,600.00	91.67	600.00	6,600.00
TOTAL PERSONNEL	129,126	7,509.25	111,294.76	86.19	17,831.24	113,331.18
INSURANCE						
10-510.02-02-00 Health, Life & Dental	10,532	762.26	8,988.48	85.34	1,543.52	8,798.46
10-510.02-03-00 Workers Compensation	3,514	0.00	7,596.88	216.19	(4,082.88)	3,346.91
TOTAL INSURANCE	14,046	762.26	16,585.36	118.08	(2,539.36)	12,145.37
UTILITIES						
10-510.03-05-00 Mobile Phone & Pagers	120	0.00	60.00	50.00	60.00	80.00
TOTAL UTILITIES	120	0.00	60.00	50.00	60.00	80.00
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-510.05-01-00 Office Supplies & Consum	1,000	7.03	152.38	15.24	847.62	229.02
10-510.05-02-00 Postage	400	0.00	510.45	127.61	(110.45)	246.31
10-510.05-04-00 Printing	3,000	0.00	436.85	14.56	2,563.15	1,098.16
10-510.05-05-00 Publications	400	0.00	0.00	0.00	400.00	410.67
TOTAL OTHER PURCHASES	4,800	7.03	1,099.68	22.91	3,700.32	1,984.16
MAINTENANCE						
10-510.06-33-00 Software Support Agreeme	3,500	2,768.76	2,768.76	79.11	731.24	3,014.39
10-510.06-34-00 Office Equipment Mainten	250	32.54	229.45	91.78	20.55	201.69
TOTAL MAINTENANCE	3,750	2,801.30	2,998.21	79.95	751.79	3,216.08
CITY SERVICES						
10-510.07-80-00 Boarding of Prisoners	7,000	0.00	3,597.94	51.40	3,402.06	3,282.14
10-510.07-82-00 Bailiff	7,500	0.00	3,656.20	48.75	3,843.80	6,926.90
10-510.07-82-01 Translator	650	0.00	0.00	0.00	650.00	607.24
TOTAL CITY SERVICES	15,150	0.00	7,254.14	47.88	7,895.86	10,816.28
OTHER EXPENDITURES						
10-510.09-21-00 Miscellaneous	500	0.00	0.00	0.00	500.00	0.00
TOTAL OTHER EXPENDITURES	500	0.00	0.00	0.00	500.00	0.00
TOTAL MUNICIPAL COURT	167,492	11,079.84	139,292.15	83.16	28,199.85	141,573.07

REVENUE AND EXPENSE REPORT
AS OF: NOVEMBER 30TH, 2020

10 -General Fund
PUBLIC WORKS
EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-515.01-01-00 Salaries	205,489	13,755.58	170,598.91	83.02	34,890.09	148,179.23
10-515.01-21-00 FICA & Medicare	15,720	993.77	12,359.81	78.62	3,360.19	10,836.14
10-515.01-22-00 Retirement	12,723	1,011.55	11,856.70	93.19	866.30	9,539.93
10-515.01-33-00 Auto Allow-Public Wks Di	3,000	250.00	2,750.00	91.67	250.00	2,750.00
10-515.01-41-00 Membership Fees & Dues	800	0.00	723.00	90.38	77.00	417.00
10-515.01-41-02 Professional Development	4,500	0.00	525.00	11.67	3,975.00	4,248.73
10-515.01-42-00 Membership Fees	0	0.00	0.00	0.00	0.00	95.00
TOTAL PERSONNEL	242,232	16,010.90	198,813.42	82.08	43,418.58	176,066.03
INSURANCE						
10-515.02-02-00 Health, Life & Dental	29,360	2,320.34	26,293.76	89.56	3,066.24	24,722.51
10-515.02-03-00 Workers Compensation	300	0.00	586.72	195.57	(286.72)	573.13
TOTAL INSURANCE	29,660	2,320.34	26,880.48	90.63	2,779.52	25,295.64
UTILITIES						
10-515.03-05-00 Mobile Phones & Pagers	650	59.06	627.33	96.51	22.67	481.05
TOTAL UTILITIES	650	59.06	627.33	96.51	22.67	481.05
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-515.05-01-00 Office Supplies & Consum	850	27.91	122.78	14.44	727.22	122.84
10-515.05-02-00 Postage	150	0.00	224.90	149.93	(74.90)	29.13
10-515.05-04-00 Printing	150	0.00	471.41	314.27	(321.41)	84.00
10-515.05-31-00 Uniforms	250	0.00	0.00	0.00	250.00	0.00
TOTAL OTHER PURCHASES	1,400	27.91	819.09	58.51	580.91	235.97
MAINTENANCE						
10-515.06-36-00 Tornado Siren	3,500	500.00	5,944.80	169.85	(2,444.80)	3,916.00
TOTAL MAINTENANCE	3,500	500.00	5,944.80	169.85	(2,444.80)	3,916.00
PROFESSIONAL FEES						
10-515.08-03-00 Engineer & Planning Fees	40,000	6,528.98	27,217.84	68.04	12,782.16	37,768.55
TOTAL PROFESSIONAL FEES	40,000	6,528.98	27,217.84	68.04	12,782.16	37,768.55
OTHER EXPENDITURES						
10-515.09-21-00 Miscellaneous	500	0.00	312.49	62.50	187.51	404.87
TOTAL OTHER EXPENDITURES	500	0.00	312.49	62.50	187.51	404.87
TOTAL PUBLIC WORKS	317,942	25,447.19	260,615.45	81.97	57,326.55	244,168.11

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

COMMUNITY DEVELOPMENT 91.67% OF FISCAL YEAR COMPLETED

EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-518.01-01-00 Salaries	225,554	19,074.37	203,899.10	90.40	21,654.90	195,011.61
10-518.01-03-00 Overtime	0	0.00	0.00	0.00	0.00	46.47
10-518.01-21-00 FICA & Medicare	17,255	1,428.68	15,514.36	89.91	1,740.64	14,962.42
10-518.01-22-00 Retirement	23,765	1,994.95	19,616.72	82.54	4,148.28	15,124.91
10-518.01-31-00 Auto Allowance - CD Dire	2,400	200.00	2,200.00	91.67	200.00	2,200.00
10-518.01-41-00 Membership Fees & Dues	1,200	0.00	250.00	20.83	950.00	435.00
10-518.01-41-02 Professional Development	11,489	0.00	655.41	5.70	10,833.59	2,117.49
TOTAL PERSONNEL	281,663	22,698.00	242,135.59	85.97	39,527.41	229,897.90
INSURANCE						
10-518.02-02-00 Health, Life & Dental	23,331	1,927.01	17,999.67	77.15	5,331.33	15,666.62
10-518.02-03-00 Workers Compensation	777	0.00	547.76	70.50	229.24	740.46
10-518.02-04-00 Unemployment	500	0.00	0.00	0.00	500.00	0.00
TOTAL INSURANCE	24,608	1,927.01	18,547.43	75.37	6,060.57	16,407.08
UTILITIES						
10-518.03-05-00 Mobile Phones & Pagers	1,600	120.75	1,186.43	74.15	413.57	457.67
TOTAL UTILITIES	1,600	120.75	1,186.43	74.15	413.57	457.67
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-518.05-01-00 Office Supplies & Consum	1,000	123.25	4,083.99	408.40 (	3,083.99)	854.05
10-518.05-02-00 Postage	2,000	0.00	817.40	40.87	1,182.60	938.61
10-518.05-04-00 Printing	200	20.70	103.52	51.76	96.48	84.00
10-518.05-05-00 Publications	0	160.75	160.75	0.00 (	160.75)	434.45
10-518.05-21-00 Equipment & Handtools	250	0.00	78.16	31.26	171.84	77.09
10-518.05-31-00 Uniforms	550	0.00	535.47	97.36	14.53	491.46
TOTAL OTHER PURCHASES	4,000	304.70	5,779.29	144.48 (	1,779.29)	2,879.66
MAINTENANCE						
10-518.06-21-00 Vehicle Repair & Mainten	1,000	183.62	227.08	22.71	772.92	41.62
10-518.06-22-00 Vehicle Gas & Oil	1,000	324.98	922.94	92.29	77.06	1,005.46
TOTAL MAINTENANCE	2,000	508.60	1,150.02	57.50	849.98	1,047.08
CITY SERVICES						
10-518.07-02-01 Public Notices	2,000	0.00	136.00	6.80	1,864.00	4,596.15
10-518.07-04-00 Code Enforcement	3,000	0.00	0.00	0.00	3,000.00	10,984.00
TOTAL CITY SERVICES	5,000	0.00	136.00	2.72	4,864.00	15,580.15
PROFESSIONAL FEES						
10-518.08-03-00 Engineering & Planning F	6,000	0.00	2,403.75	40.06	3,596.25	120.00
10-518.08-03-02 NPDES II / Arcview	2,700	0.00	1,337.09	49.52	1,362.91	400.00
TOTAL PROFESSIONAL FEES	8,700	0.00	3,740.84	43.00	4,959.16	520.00

10 -General Fund
COMMUNITY DEVELOPMENT 91.67% OF FISCAL YEAR COMPLETED
EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
OTHER EXPENDITURES						
10-518.09-20-00 Planning Com. Meeting Su	150	0.00	56.94	37.96	93.06	55.73
10-518.09-21-00 Miscellaneous	150	0.00	384.00	256.00	(234.00)	3.00
TOTAL OTHER EXPENDITURES	300	0.00	440.94	146.98	(140.94)	58.73
TOTAL COMMUNITY DEVELOPMENT	327,871	25,559.06	273,116.54	83.30	54,754.46	266,848.27

10 -General Fund
STREET DEPARTMENT
EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-520.01-01-00 Salaries	268,597	20,661.34	226,518.28	84.33	42,078.72	217,526.87
10-520.01-03-00 Overtime	17,000	65.25	9,464.88	55.68	7,535.12	15,839.71
10-520.01-21-00 FICA & Medicare	21,848	1,560.63	17,441.76	79.83	4,406.24	16,989.53
10-520.01-22-00 Retirement	32,272	2,342.09	24,583.87	76.18	7,688.13	19,759.83
10-520.01-41-02 Professional Development	500	0.00	0.00	0.00	500.00	15.00
TOTAL PERSONNEL	340,217	24,629.31	278,008.79	81.72	62,208.21	270,130.94
INSURANCE						
10-520.02-02-00 Health, Life & Dental	46,470	3,519.10	39,057.18	84.05	7,412.82	38,064.98
10-520.02-03-00 Workers Compensation	21,611	0.00	30,156.76	139.54	(8,545.76)	20,581.95
10-520.02-04-00 Unemployment	1,500	0.00	0.00	0.00	1,500.00	0.00
TOTAL INSURANCE	69,581	3,519.10	69,213.94	99.47	367.06	58,646.93
UTILITIES						
10-520.03-01-00 Telephone & Voicemail	1,600	218.30	2,163.66	135.23	(563.66)	2,199.88
10-520.03-02-00 Electricity	4,200	127.03	1,915.64	45.61	2,284.36	2,530.31
10-520.03-03-00 Gas	2,000	43.06	998.20	49.91	1,001.80	1,447.46
10-520.03-04-00 Water	5,000	317.75	3,723.54	74.47	1,276.46	4,079.64
10-520.03-05-00 Mobile Phones & Pagers	2,800	171.59	1,685.97	60.21	1,114.03	612.06
10-520.03-09-00 Trash Hauling	1,200	0.00	0.00	0.00	1,200.00	300.00
TOTAL UTILITIES	16,800	877.73	10,487.01	62.42	6,312.99	11,169.35
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-520.05-01-00 Office Supplies & Consum	1,000	0.00	449.12	44.91	550.88	118.43
10-520.05-20-00 Small Office Equipment	500	0.00	0.00	0.00	500.00	0.00
10-520.05-21-00 Shop Supplies & Material	6,500	660.88	5,257.06	80.88	1,242.94	3,765.56
10-520.05-31-00 Uniforms	3,000	196.00	1,244.29	41.48	1,755.71	1,295.20
TOTAL OTHER PURCHASES	11,000	856.88	6,950.47	63.19	4,049.53	5,179.19
MAINTENANCE						
CITY SERVICES						
10-520.07-43-00 Cleanup & Recycling Expe	17,000	4,251.55	7,610.49	44.77	9,389.51	14,975.62
10-520.07-43-02 HHW Collection Event	7,935	0.00	7,435.43	93.70	499.57	7,246.04
10-520.07-51-00 Mosquito & Weed Control	1,800	0.00	549.54	30.53	1,250.46	920.16
10-520.07-55-00 Animal Control	100	0.00	0.00	0.00	100.00	0.00
TOTAL CITY SERVICES	26,835	4,251.55	15,595.46	58.12	11,239.54	23,141.82
PROFESSIONAL FEES						
OTHER EXPENDITURES						
10-520.09-21-00 Miscellaneous	250	0.00	0.00	0.00	250.00	18.80
TOTAL OTHER EXPENDITURES	250	0.00	0.00	0.00	250.00	18.80
TOTAL STREET DEPARTMENT	464,683	34,134.57	380,255.67	81.83	84,427.33	368,287.03

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

PARKS DEPARTMENT 91.67% OF FISCAL YEAR COMPLETED

EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-525.01-01-00 Salaries	125,008	10,240.86	116,535.29	93.22	8,472.71	112,274.32
10-525.01-03-00 Overtime	9,000	0.00	7,602.74	84.47	1,397.26	10,931.50
10-525.01-05-00 Seasonal Landscape Maint	50,000	2,625.23	51,456.96	102.91 (	1,456.96)	40,648.13
10-525.01-21-00 FICA & Medicare	14,087	958.25	13,146.92	93.33	940.08	12,342.10
10-525.01-22-00 Retirement	15,158	1,072.66	14,892.28	98.25	265.72	10,736.41
10-525.01-41-02 Professional Development	500	0.00	15.57	3.11	484.43	17.00
TOTAL PERSONNEL	213,753	14,897.00	203,649.76	95.27	10,103.24	186,949.46
INSURANCE						
10-525.02-02-00 Health, Life & Dental	29,259	2,792.69	32,962.70	112.66 (	3,703.70)	25,586.45
10-525.02-03-00 Workers Compensation	9,584	0.00	10,405.70	108.57 (	821.70)	9,127.90
10-525.02-04-00 Unemployment	1,000	45.29	45.29	4.53	954.71	0.00
TOTAL INSURANCE	39,843	2,837.98	43,413.69	108.96 (	3,570.69)	34,714.35
UTILITIES						
10-525.03-01-00 Telephone & Voicemail	2,500	244.74	3,202.13	128.09 (	702.13)	3,398.13
10-525.03-02-00 Electricity	22,000	486.18	5,187.90	23.58	16,812.10	18,133.52
10-525.03-04-00 Water	6,000	185.69	4,609.12	76.82	1,390.88	2,963.25
10-525.03-05-00 Mobile Phones & Pagers	800	57.20	561.99	70.25	238.01	491.81
10-525.03-09-00 Trash Hauling	1,000	0.00	39.05	3.91	960.95	160.00
TOTAL UTILITIES	32,300	973.81	13,600.19	42.11	18,699.81	25,146.71
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-525.05-01-00 Office Supplies & Consum	500	0.00	0.00	0.00	500.00	307.76
10-525.05-02-00 Postage	75	0.00	1.15	1.53	73.85	3.25
10-525.05-04-00 Printing	400	0.00	476.81	119.20 (	76.81)	263.73
10-525.05-05-00 Publications	50	0.00	0.00	0.00	50.00	0.00
10-525.05-20-00 Small Office Equipment	250	0.00	149.99	60.00	100.01	0.00
10-525.05-21-00 Equipment & Handtools	6,500	879.06	5,653.18	86.97	846.82	5,500.59
10-525.05-31-00 Uniforms	2,000	0.00	1,594.64	79.73	405.36	156.20
10-525.05-41-01 Restroom Supplies	3,000	186.91	2,378.77	79.29	621.23	316.16
10-525.05-41-02 Trash Bags	4,700	107.52	3,140.46	66.82	1,559.54	434.72
10-525.05-41-03 Park Enhancements	7,000	966.00	10,949.98	156.43 (	3,949.98)	5,287.41
10-525.05-42-00 Grass Seed & Fertilizer	3,800	0.00	8,743.20	230.08 (	4,943.20)	463.00
10-525.05-99-00 Other Purchases	500	0.00	310.77	62.15	189.23	175.83
TOTAL OTHER PURCHASES	28,775	2,139.49	33,398.95	116.07 (	4,623.95)	12,908.65
MAINTENANCE						
10-525.06-01-00 Buildings Maint & Repair	6,000	6,947.37	16,857.24	280.95 (	10,857.24)	3,934.48
10-525.06-03-00 Restrooms	4,500	500.00	3,037.37	67.50	1,462.63	1,039.19
10-525.06-05-01 Stage Maintenance	300	0.00	0.00	0.00	300.00	65.00
10-525.06-05-02 Ballfield Maintenance	4,000	0.00	11,921.76	298.04 (	7,921.76)	746.26
10-525.06-05-03 Trail Maintenance	6,500	0.00	1,150.02	17.69	5,349.98	31.27
10-525.06-12-00 Playground Equipment Rep	3,000	0.00	2,500.29	83.34	499.71	978.00
10-525.06-13-00 Spirit Fountain	2,500	0.00	2,045.60	81.82	454.40	1,277.28

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

PARKS DEPARTMENT 91.67% OF FISCAL YEAR COMPLETED

EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
10-525.06-21-00 Vehicle Repair & Mainten	5,000	0.00	1,281.66	25.63	3,718.34	5,830.75
10-525.06-21-01 Equipment Repair & Maint	3,500	814.77	1,762.35	50.35	1,737.65	4,166.91
10-525.06-21-02 Tractor Mowing Equipment	5,000	1,019.00	4,198.46	83.97	801.54	3,285.52
10-525.06-22-00 Vehicle Gas & Oil	4,000	647.00	1,510.76	37.77	2,489.24	2,116.72
10-525.06-22-01 Equipment Gas & Oil	3,200	1,099.68	2,521.56	78.80	678.44	2,199.28
TOTAL MAINTENANCE	47,500	11,027.82	48,787.07	102.71	(1,287.07)	25,670.66
CITY SERVICES						
10-525.07-20-00 Rental of Portable Toile	6,000	400.00	8,825.00	147.08	(2,825.00)	4,742.50
10-525.07-51-00 Mosquito & Weed Control	10,000	0.00	4,949.84	49.50	5,050.16	5,154.57
10-525.07-51-01 Landscaping	4,000	0.00	1,362.31	34.06	2,637.69	193.50
10-525.07-52-00 Tree Trimming & Removal	18,000	0.00	22,945.00	127.47	(4,945.00)	13,101.50
10-525.07-53-00 Tree Planting	6,000	0.00	1,685.69	28.09	4,314.31	197.99
10-525.07-60-00 Rental Equipment	1,200	403.50	403.50	33.63	796.50	93.50
TOTAL CITY SERVICES	45,200	803.50	40,171.34	88.87	5,028.66	23,483.56
OTHER EXPENDITURES						
10-525.09-21-00 Miscellaneous	1,000	0.00	221.08	22.11	778.92	0.00
TOTAL OTHER EXPENDITURES	1,000	0.00	221.08	22.11	778.92	0.00
TOTAL PARKS DEPARTMENT	408,371	32,679.60	383,242.08	93.85	25,128.92	308,873.39

10 -General Fund
NATURE SANCTUARY
EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-535.01-01-00 Salaries	35,051	3,089.81	35,471.67	101.20	(420.67)	30,882.66
10-535.01-03-00 Overtime Pay	1,000	136.08	192.04	19.20	807.96	627.27
10-535.01-21-00 FICA & Medicare	2,758	246.78	2,728.22	98.92	29.78	2,410.56
10-535.01-41-02 Professional Development	0	30.00	125.00	0.00	(125.00)	0.00
TOTAL PERSONNEL	38,809	3,502.67	38,516.93	99.25	292.07	33,920.49
INSURANCE						
10-535.02-02-00 Health	0	288.99	1,125.99	0.00	(1,125.99)	0.00
TOTAL INSURANCE	0	288.99	1,125.99	0.00	(1,125.99)	0.00
UTILITIES						
CAPITAL EXPENDITURES						
OTHER PURCHASES						
10-535.05-01-00 Office Supplies & Consum	125	0.00	26.98	21.58	98.02	110.87
10-535.05-02-00 Postage	80	0.00	2.00	2.50	78.00	70.71
10-535.05-04-00 Printing	300	0.00	44.43	14.81	255.57	214.91
10-535.05-21-00 Equipment & Handtools	1,400	79.85	921.97	65.86	478.03	1,459.53
10-535.05-41-00 Materials	1,200	0.00	1,129.77	94.15	70.23	419.65
10-535.05-42-00 Program Expenses	3,500	36.39	709.21	20.26	2,790.79	2,253.85
10-535.05-43-00 Volunteer Acknowledgemen	500	193.44	410.03	82.01	89.97	0.00
TOTAL OTHER PURCHASES	7,105	309.68	3,244.39	45.66	3,860.61	4,529.52
MAINTENANCE						
10-535.06-01-00 Building Maintenance & R	800	0.00	32.17	4.02	767.83	572.98
10-535.06-05-03 Trail Maintenance	5,000	36.12	1,869.11	37.38	3,130.89	1,016.01
10-535.06-21-00 Vehicle Repair & Mainten	1,000	0.00	40.13	4.01	959.87	321.76
10-535.06-21-01 Equipment Repair & Maint	200	0.00	592.11	296.06	(392.11)	106.48
10-535.06-22-00 Vehicle Gas & Oil	350	71.76	197.30	56.37	152.70	259.81
TOTAL MAINTENANCE	7,350	107.88	2,730.82	37.15	4,619.18	2,277.04
CITY SERVICES						
10-535.07-51-00 Mosquito & Weed Control	100	0.00	0.00	0.00	100.00	24.95
TOTAL CITY SERVICES	100	0.00	0.00	0.00	100.00	24.95
OTHER EXPENDITURES						
10-535.09-21-00 Miscellaneous	500	0.00	20.53	4.11	479.47	217.98
TOTAL OTHER EXPENDITURES	500	0.00	20.53	4.11	479.47	217.98
TOTAL NATURE SANCTUARY	53,864	4,209.22	45,638.66	84.73	8,225.34	40,969.98

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

CHANNEL 2 & WEBSITE 91.67% OF FISCAL YEAR COMPLETED

EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-540.01-52-00 Technical Consultant/Int	10,200	0.00	7,650.00	75.00	2,550.00	8,500.00
10-540.01-53-00 Production Assistant/Int	2,750	0.00	500.00	18.18	2,250.00	1,900.00
TOTAL PERSONNEL	12,950	0.00	8,150.00	62.93	4,800.00	10,400.00
CAPITAL EXPENDITURES						
10-540.04-21-00 Office Equipment	100	0.00	115.00	115.00	(15.00)	30.48
TOTAL CAPITAL EXPENDITURES	100	0.00	115.00	115.00	(15.00)	30.48
OTHER PURCHASES						
10-540.05-03-00 Computer Equip/Access/Pr	200	0.00	88.29	44.15	111.71	0.00
10-540.05-05-00 Publications	3,100	0.00	0.00	0.00	3,100.00	3,194.65
TOTAL OTHER PURCHASES	3,300	0.00	88.29	2.68	3,211.71	3,194.65
MAINTENANCE						
10-540.06-31-00 Computer Maintenance	560	0.00	59.95	10.71	500.05	59.95
TOTAL MAINTENANCE	560	0.00	59.95	10.71	500.05	59.95
OTHER EXPENDITURES						
10-540.09-05-00 Newsletter/Website	4,300	2,333.43	12,789.61	297.43	(8,489.61)	3,279.54
TOTAL OTHER EXPENDITURES	4,300	2,333.43	12,789.61	297.43	(8,489.61)	3,279.54
TOTAL CHANNEL 2 & WEBSITE	21,210	2,333.43	21,202.85	99.97	7.15	16,964.62

10 -General Fund
TRANSFERS OUT 91.67% OF FISCAL YEAR COMPLETED
EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
TRANSFERS-OTHER SOURCES						

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

IT

91.67% OF FISCAL YEAR COMPLETED

EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
10-555.01-52-00 Information Technology S	20,000	5,185.00	13,447.49	67.24	6,552.51	14,200.00
TOTAL PERSONNEL	20,000	5,185.00	13,447.49	67.24	6,552.51	14,200.00
INSURANCE						
10-555.02-01-00 Equipment	6,033	3,941.85	6,904.29	114.44	(871.29)	1,861.50
10-555.02-02-00 Software	28,193	6,662.08	30,381.68	107.76	(2,188.68)	18,371.47
10-555.02-04-00 Domain Registrations	1,294	35.00	715.00	55.26	579.00	750.00
TOTAL INSURANCE	35,520	10,638.93	38,000.97	106.98	(2,480.97)	20,982.97
MAINTENANCE						
10-555.06-01-00 Maintenance & Repair	2,832	1,180.00	2,902.00	102.47	(70.00)	1,888.00
TOTAL MAINTENANCE	2,832	1,180.00	2,902.00	102.47	(70.00)	1,888.00
TOTAL IT	58,352	17,003.93	54,350.46	93.14	4,001.54	37,070.97

REVENUE AND EXPENSE REPORT
AS OF: NOVEMBER 30TH, 2020

10 -General Fund
CAPITAL OUTLAY 91.67% OF FISCAL YEAR COMPLETED
EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
CAPITAL OUTLAY						
10-560.50-10-00 Administration Capital O	122,900	13.34	49,197.09	40.03	73,702.91	87,893.02
10-560.50-50-00 Police Capital Outlay	93,010	0.00	33,788.45	36.33	59,221.55	68,486.61
TOTAL CAPITAL OUTLAY	215,910	13.34	82,985.54	38.44	132,924.46	156,379.63
CAPITAL OUTLAY						
10-560.51-50-00 Public Works Capital Out	102,041	0.00	22,041.00	21.60	80,000.00	0.00
10-560.51-80-00 Com Development Capital	158,000	0.00	60,800.00	38.48	97,200.00	0.00
TOTAL CAPITAL OUTLAY	260,041	0.00	82,841.00	31.86	177,200.00	0.00
CAPITAL OUTLAY						
10-560.52-00-00 Streets Capital Outlay	85,000	0.00	0.00	0.00	85,000.00	0.00
10-560.52-50-00 Parks Capital Outlay	0	0.00	0.00	0.00	0.00	518,895.39
TOTAL CAPITAL OUTLAY	85,000	0.00	0.00	0.00	85,000.00	518,895.39
CAPITAL OUTLAY						
CAPITAL OUTLAY						
10-560.54-00-00 Public Info. Capital Out	25,500	4,388.99	10,006.99	39.24	15,493.01	0.00
TOTAL CAPITAL OUTLAY	25,500	4,388.99	10,006.99	39.24	15,493.01	0.00
CAPITAL OUTLAY						
10-560.55-50-00 IT Capital Outlay	6,000	5,947.50	5,947.50	99.13	52.50	0.00
TOTAL CAPITAL OUTLAY	6,000	5,947.50	5,947.50	99.13	52.50	0.00
TOTAL CAPITAL OUTLAY	592,451	10,349.83	181,781.03	30.68	410,669.97	675,275.02
TOTAL EXPENDITURES	6,197,317	359,303.00	5,101,154.50	82.31	1,096,162.50	4,942,926.98
EXCESS REVENUES OVER/(UNDER) EXPENDITURE	(575,544)	(113,764.96)	(598,873.28)		0.00	68,608.56

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

30 -Sewer Service Fund

FINANCIAL SUMMARY

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
REVENUE SUMMARY						
OTHER REVENUE	1,601,357	114,557.78	1,396,272.12	87.19	205,084.88	1,452,004.17
INTEREST INCOME	4,500	113.79	2,681.59	59.59	1,818.41	4,005.30
MISCELLANEOUS REVENUE	0	0.00	0.00	0.00	0.00	22,316.77
TRANSFERS IN	185,288	0.00	0.00	0.00	185,288.00	0.00
TOTAL REVENUES	1,791,145	114,671.57	1,398,953.71	78.10	392,191.29	1,478,326.24
EXPENDITURE SUMMARY						
ADMINISTRATIVE	1,860,101	196,803.52	1,454,355.15	78.19	405,745.85	954,839.64
TOTAL EXPENDITURES	1,860,101	196,803.52	1,454,355.15	78.19	405,745.85	954,839.64
EXCESS REVENUES OVER/(UNDER) EXPENDITURE	(68,956)	(82,131.95)	(55,401.44)		(13,554.56)	523,486.60

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

30 -Sewer Service Fund

FINANCIAL SUMMARY 91.67% OF FISCAL YEAR COMPLETED

REVENUES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
OTHER REVENUE						
30-41501-00 Sewer Charges	1,516,737	4,768.65	69,366.17	4.57	1,447,370.83	95,642.59
30-41501-01 Sewer Charges - Data Tech	0	109,404.13	1,227,470.95	0.00	(1,227,470.95)	1,224,951.05
30-41502-00 Sewer Tap Fees	30,000	0.00	49,000.00	163.33	(19,000.00)	34,750.00
30-41502-01 Sewer Impact Fees	50,000	0.00	46,200.00	92.40	3,800.00	92,425.53
30-41504-00 Grinder Pump Admin Fee	4,620	385.00	4,235.00	91.67	385.00	4,235.00
TOTAL OTHER REVENUE	1,601,357	114,557.78	1,396,272.12	87.19	205,084.88	1,452,004.17
INTEREST INCOME						
30-41701-00 Interest Income	4,500	113.79	2,681.59	59.59	1,818.41	4,005.30
TOTAL INTEREST INCOME	4,500	113.79	2,681.59	59.59	1,818.41	4,005.30
MISCELLANEOUS REVENUE						
30-41804-00 Miscellaneous Revenue	0	0.00	0.00	0.00	0.00	22,316.77
TOTAL MISCELLANEOUS REVENUE	0	0.00	0.00	0.00	0.00	22,316.77
TRANSFERS IN						
30-41901-00 Transfer from Sewer Fund	185,288	0.00	0.00	0.00	185,288.00	0.00
TOTAL TRANSFERS IN	185,288	0.00	0.00	0.00	185,288.00	0.00
TOTAL REVENUE	1,791,145	114,671.57	1,398,953.71	78.10	392,191.29	1,478,326.24

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

30 -Sewer Service Fund

ADMINISTRATIVE

EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
PERSONNEL						
30-501.01-01-00 Salaries	21,094	2,720.00	18,412.16	87.29	2,681.84	18,800.69
30-501.01-03-00 Overtime	0	19.13	133.90	0.00 (	133.90)	0.00
30-501.01-21-00 FICA & Medicare	1,650	209.54	1,415.07	85.76	234.93	1,435.02
30-501.01-22-00 Retirement	2,450	0.00	0.00	0.00	2,450.00	0.00
30-501.01-41-00 Professional Development	500	0.00	0.00	0.00	500.00	358.21
TOTAL PERSONNEL	25,694	2,948.67	19,961.13	77.69	5,732.87	20,593.92
INSURANCE						
30-501.02-01-00 Hazard & Liability	1,400	0.00	0.00	0.00	1,400.00	0.00
30-501.02-02-00 Health	3,533	465.86	2,876.79	81.43	656.21	2,943.94
TOTAL INSURANCE	4,933	465.86	2,876.79	58.32	2,056.21	2,943.94
UTILITIES						
30-501.03-01-00 Telephone & Voicemail	0	317.25	633.79	0.00 (	633.79)	0.00
30-501.03-02-00 Electricity	46,000	3,100.11	31,997.98	69.56	14,002.02	37,685.18
30-501.03-04-00 Water	1,500	0.00	730.18	48.68	769.82	670.32
30-501.03-09-00 Trash Hauling	400	0.00	0.00	0.00	400.00	160.00
TOTAL UTILITIES	47,900	3,417.36	33,361.95	69.65	14,538.05	38,515.50
CAPITAL EXPENDITURES						
30-501.04-31-00 Equipment & Machinery	0	0.00	36,025.90	0.00 (	36,025.90)	24,564.00
30-501.04-51-00 Sewer Plant Improvements	75,900	0.00	5,806.42	7.65	70,093.58	0.00
TOTAL CAPITAL EXPENDITURES	75,900	0.00	41,832.32	55.12	34,067.68	24,564.00
OTHER PURCHASES						
30-501.05-01-00 Office Supplies	150	0.00	209.57	139.71 (	59.57)	230.06
30-501.05-02-00 Postage	7,000	0.00	5,813.20	83.05	1,186.80	6,110.97
30-501.05-04-00 Printing	2,000	1,235.09	1,392.76	69.64	607.24	1,252.59
30-501.05-06-00 Delinquencies	100	0.00	313.50	313.50 (	213.50)	1,596.00
TOTAL OTHER PURCHASES	9,250	1,235.09	7,729.03	83.56	1,520.97	9,189.62
MAINTENANCE						
30-501.06-01-00 Building Main & Repair	20,000	0.00	32,710.42	163.55 (	12,710.42)	3,352.79
30-501.06-12-00 Pump Stations Maintenanc	20,000	897.50	13,961.83	69.81	6,038.17	19,696.29
30-501.06-21-00 Vehicle Repair & Mainten	250	0.00	0.00	0.00	250.00	212.78
30-501.06-21-02 Tractor/Lawn Mowing Equi	1,500	76.45	350.85	23.39	1,149.15	800.37
30-501.06-22-00 Vehicle Gas & Oil	1,200	182.28	547.33	45.61	652.67	623.45
30-501.06-22-01 Equipment Gas & Oil	1,500	745.31	782.56	52.17	717.44	1,193.39
30-501.06-33-00 Software Support Agreeme	0	2,924.14	2,924.14	0.00 (	2,924.14)	2,866.81
30-501.06-42-00 Line Maintenance	750,800	129,449.87	474,234.88	63.16	276,565.12	54,696.07
TOTAL MAINTENANCE	795,250	134,275.55	525,512.01	66.08	269,737.99	83,441.95
CITY SERVICES						
30-501.07-34-00 Line Repairs	30,000	750.00	37,102.53	123.68 (	7,102.53)	30,061.66
30-501.07-42-00 One Call Utility Locatin	2,000	0.00	85.00	4.25	1,915.00	340.00
30-501.07-82-00 KC Water Depart	32,000	0.00	32,097.11	100.30 (	97.11)	30,727.74
30-501.07-83-00 Platte Co Regional Sewer	17,600	4,439.66	13,318.98	75.68	4,281.02	16,806.49

REVENUE AND EXPENSE REPORT
AS OF: NOVEMBER 30TH, 2020

30 -Sewer Service Fund
ADMINISTRATIVE 91.67% OF FISCAL YEAR COMPLETED
EXPENDITURES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
30-501.07-91-00 Odor Control	24,000	0.00	19,079.63	79.50	4,920.37	18,789.46
TOTAL CITY SERVICES	105,600	5,189.66	101,683.25	96.29	3,916.75	96,725.35
PROFESSIONAL FEES						
30-501.08-03-00 Engineering Fees	16,000	462.00	12,050.50	75.32	3,949.50	10,904.50
30-501.08-04-00 Management Contract	305,712	25,476.00	280,236.00	91.67	25,476.00	279,834.00
30-501.08-06-00 Administration Fee	280,000	23,333.33	256,666.63	91.67	23,333.37	210,833.30
30-501.08-07-00 Credit Card Fees	8,000	0.00	7,105.77	88.82	894.23	7,306.41
30-501.08-08-00 Sewer Billing Refunds	500	0.00	2,013.38	402.68	(1,513.38)	200.22
TOTAL PROFESSIONAL FEES	610,212	49,271.33	558,072.28	91.46	52,139.72	509,078.43
OTHER EXPENDITURES						
30-501.09-21-00 Miscellaneous	1,500	0.00	2,507.50	167.17	(1,007.50)	492.67
30-501.09-22-00 DNR Fees	2,000	0.00	1,953.96	97.70	46.04	1,926.98
TOTAL OTHER EXPENDITURES	3,500	0.00	4,461.46	127.47	(961.46)	2,419.65
BOND/LEASE PAYMENTS						
SYSTEM RENEWAL PROJECT						
30-501.12-11-00 SRF Principal-Transfer t	160,000	0.00	146,666.63	91.67	13,333.37	146,666.63
30-501.12-11-01 SRF Interest-Transfer to	16,000	0.00	11,969.83	74.81	4,030.17	14,889.54
30-501.12-11-02 SRF Admin Fee-Transfer t	5,862	0.00	228.47	3.90	5,633.53	5,811.11
TOTAL SYSTEM RENEWAL PROJECT	181,862	0.00	158,864.93	87.35	22,997.07	167,367.28
TRANSFERS-OTHER SOURCES						
TOTAL ADMINISTRATIVE	1,860,101	196,803.52	1,454,355.15	78.19	405,745.85	954,839.64
TOTAL EXPENDITURES	1,860,101	196,803.52	1,454,355.15	78.19	405,745.85	954,839.64
EXCESS REVENUES OVER/(UNDER) EXPENDITURE	(68,956)	(82,131.95)	(55,401.44)		0.00	523,486.60

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

40 -Transportation Fund

FINANCIAL SUMMARY

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
REVENUE SUMMARY						
TAXES	162,279	2,339.64	160,066.32	98.64	2,212.68	159,096.95
SALES TAXES	904,769	32,552.43	730,801.86	80.77	173,967.14	806,238.11
OTHER REVENUE	0	0.00	0.00	0.00	0.00	2,000.00
MISCELLANEOUS REVENUE	20,500	0.00	7,880.50	38.44	12,619.50	0.00
TRANSFERS IN	0	0.00	4,100.00	0.00	(4,100.00)	0.00
TOTAL REVENUES	1,087,548	34,892.07	902,848.68	83.02	184,699.32	967,335.06
EXPENDITURE SUMMARY						
STREET DEPARTMENT	844,000	48,434.82	781,003.35	92.54	62,996.65	679,943.47
TRANSFERS	388,140	32,344.99	355,794.89	91.67	32,345.11	367,010.35
TOTAL EXPENDITURES	1,232,140	80,779.81	1,136,798.24	92.26	95,341.76	1,046,953.82
EXCESS REVENUES OVER/(UNDER) EXPENDITURE	(144,592)	(45,887.74)	(233,949.56)		89,357.56	(79,618.76)

REVENUE AND EXPENSE REPORT
AS OF: NOVEMBER 30TH, 2020

40 -Transportation Fund
FINANCIAL SUMMARY
91.67% OF FISCAL YEAR COMPLETED
REVENUES

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
TAXES						
40-41006-00 Parkville Special Rd Distric	162,279	2,339.64	160,066.32	98.64	2,212.68	159,096.95
TOTAL TAXES	162,279	2,339.64	160,066.32	98.64	2,212.68	159,096.95
SALES TAXES						
40-41404-00 City Transportation Sales Ta	520,557	20,568.04	409,218.80	78.61	111,338.20	439,494.10
40-41405-00 Motor Fuel Tax	150,000	11,984.39	128,323.11	85.55	21,676.89	137,124.76
40-41406-00 County Trans Sales Tax	234,212	0.00	193,259.95	82.51	40,952.05	229,619.25
TOTAL SALES TAXES	904,769	32,552.43	730,801.86	80.77	173,967.14	806,238.11
OTHER REVENUE						
40-41504-00 Project Cost Share	0	0.00	0.00	0.00	0.00	2,000.00
TOTAL OTHER REVENUE	0	0.00	0.00	0.00	0.00	2,000.00
INTEREST INCOME						
MISCELLANEOUS REVENUE						
40-41804-01 POTMCID Grants	13,000	0.00	7,880.50	60.62	5,119.50	0.00
40-41805-02 City Capital Cost Payments	7,500	0.00	0.00	0.00	7,500.00	0.00
TOTAL MISCELLANEOUS REVENUE	20,500	0.00	7,880.50	38.44	12,619.50	0.00
TRANSFERS IN						
40-41901-00 Refunds and Other Revenue	0	0.00	4,100.00	0.00	(4,100.00)	0.00
TOTAL TRANSFERS IN	0	0.00	4,100.00	0.00	(4,100.00)	0.00
TRANSFERS						
TOTAL REVENUE	1,087,548	34,892.07	902,848.68	83.02	184,699.32	967,335.06

REVENUE AND EXPENSE REPORT

AS OF: NOVEMBER 30TH, 2020

40 -Transportation Fund

ADMINISTRATION

EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
INSURANCE						
CAPITAL EXPENDITURES						
BOND/LEASE PAYMENTS						

REVENUE AND EXPENSE REPORT
AS OF: NOVEMBER 30TH, 2020

40 -Transportation Fund
STREET DEPARTMENT
EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
CAPITAL EXPENDITURES						
40-520.04-81-00 Crack Seal Project	10,000	4,193.53	4,193.53	41.94	5,806.47	0.00
40-520.04-83-00 Street Striping	10,000	0.00	18,024.00	180.24	(8,024.00)	19,696.74
40-520.04-85-00 Asphalt Overlay Program	285,000	0.00	321,245.00	112.72	(36,245.00)	199,239.13
40-520.04-85-01 Equipment	70,000	29,205.00	59,623.52	85.18	10,376.48	59,247.99
40-520.04-90-00 Curb & Sidewalk Program	50,000	0.00	50,231.20	100.46	(231.20)	49,505.50
TOTAL CAPITAL EXPENDITURES	425,000	33,398.53	453,317.25	106.66	(28,317.25)	327,689.36
MAINTENANCE						
40-520.06-01-00 Building Maintenance & R	5,000	13.29	1,350.40	27.01	3,649.60	1,181.29
40-520.06-21-00 Vehicle & Equipment Main	10,500	379.24	7,719.88	73.52	2,780.12	16,442.23
40-520.06-22-00 Vehicle & Equipment Gas	25,000	2,263.65	12,899.16	51.60	12,100.84	18,788.84
TOTAL MAINTENANCE	40,500	2,656.18	21,969.44	54.25	18,530.56	36,412.36
CITY SERVICES						
40-520.07-20-00 Emergency Snow Removal	50,000	10,478.61	42,984.46	85.97	7,015.54	49,974.48
40-520.07-32-00 Storm Sewers - General R	5,000	1,322.54	11,741.37	234.83	(6,741.37)	6,272.00
40-520.07-33-00 Street Repair Materials	15,000	75.00	3,412.39	22.75	11,587.61	4,188.25
40-520.07-41-00 Street Lights - Electric	260,000	503.96	231,025.12	88.86	28,974.88	239,975.69
40-520.07-44-00 Street Signs	20,000	0.00	7,874.82	39.37	12,125.18	1,372.06
40-520.07-45-00 Street Sweeping	18,000	0.00	8,078.50	44.88	9,921.50	8,222.50
40-520.07-52-00 Tree Trimming & Removal	7,500	0.00	600.00	8.00	6,900.00	3,430.00
40-520.07-60-00 Rental Equipment	2,000	0.00	0.00	0.00	2,000.00	2,050.00
TOTAL CITY SERVICES	377,500	12,380.11	305,716.66	80.98	71,783.34	315,484.98
OTHER EXPENDITURES						
40-520.09-21-00 Miscellaneous	1,000	0.00	0.00	0.00	1,000.00	356.77
TOTAL OTHER EXPENDITURES	1,000	0.00	0.00	0.00	1,000.00	356.77
TOTAL STREET DEPARTMENT	844,000	48,434.82	781,003.35	92.54	62,996.65	679,943.47

40 -Transportation Fund
TRANSFERS
EXPENDITURES

91.67% OF FISCAL YEAR COMPLETED

	ANNUAL BUDGET	PERIOD TO DATE ACTUAL	YEAR TO DATE ACTUAL	% USED	BUDGET BALANCE	PRIOR FY YEAR TO DATE
TRANSFERS-OTHER SOURCES						
40-550.20-10-00 Transfer to General Fund	175,000	14,583.33	160,416.63	91.67	14,583.37	169,583.30
40-550.20-22-00 Tfr to Debt Svc Fund -20	213,140	17,761.66	195,378.26	91.67	17,761.74	197,427.05
TOTAL TRANSFERS-OTHER SOURCES	388,140	32,344.99	355,794.89	91.67	32,345.11	367,010.35
TOTAL TRANSFERS	388,140	32,344.99	355,794.89	91.67	32,345.11	367,010.35
TOTAL EXPENDITURES	1,232,140	80,779.81	1,136,798.24	92.26	95,341.76	1,046,953.82
EXCESS REVENUES OVER/(UNDER) EXPENDITURE	(144,592)	(45,887.74)	(233,949.56)		0.00	(79,618.76)

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

10 -General Fund

ACCOUNT#	TITLE			
ASSETS				
10901	Petty Cash (Admin)	181.31		
10911	Petty Cash (Court)	150.00		
10952	Court Bnk Acct-Internet Pymts	100.00		
12000	General Fund Claim on Cash	873,840.44		
15000	Receivables - General	37.55		
15004	Franchise Tax Receivables	96,930.10		
15006	Sales Tax Receivables	153,643.75		
15007	Motor Vehicle Tax Receivables	5,902.72		
18000	Prepaid Insurance	91,447.16		
18001	Prepaid - Other	29,752.89		
			1,251,985.92	
	TOTAL ASSETS			1,251,985.92
LIABILITIES				
20012	FICA W/H	(27.90)		
20013	Medicare W/H	(6.52)		
20023	Dental W/H	1,004.14		
20028	Vision Care Withhoding	(45.22)		
20041	KC Earning Tax W/H	1,788.12		
20070	Vol. Employee Fund W/H	936.85		
21000	Deferred Revenue	6,141.46		
22001	AP Pending (Due to Pooled)	(105.84)		
22002	Wages Payable	86,524.22		
22501	FLEX Plan Payable	1,536.64		
22600	COBRA Liability	1,539.59		
25000	Accounts Payable	1,420.65		
	TOTAL LIABILITIES		100,706.19	
EQUITY				
30001	Fund Balance	1,750,153.01		
	TOTAL BEGINNING EQUITY	1,750,153.01		
	TOTAL REVENUE	4,502,281.22		
	TOTAL EXPENSES	5,101,154.50		
	TOTAL SURPLUS/(DEFICIT)	(598,873.28)		
	TOTAL EQUITY & SURPLUS/(DEFICIT)		1,151,279.73	
	TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			1,251,985.92

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

21 -River Park Bond Retiremnt

ACCOUNT#	TITLE			
ASSETS				
11002	River Prk Dev Bank Acct	2,674.07		
12000	Claim on Cash	(3,737.29)		
15003	LT Receivables	(185,325.77)		
			(186,388.99)	
	TOTAL ASSETS			(186,388.99)
LIABILITIES				
21001	LT Deferred Revenue	(185,325.77)		
	TOTAL LIABILITIES		(185,325.77)	
EQUITY				
30001	FUND BALANCE	159,016.12		
	TOTAL BEGINNING EQUITY	159,016.12		
	TOTAL REVENUE	160,106.39		
	TOTAL EXPENSES	320,185.73		
	TOTAL SURPLUS/(DEFICIT)	(160,079.34)		
	TOTAL EQUITY & SURPLUS/(DEFICIT)		(1,063.22)	
	TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			(186,388.99)

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

22 -Capital Project Bonds

ACCOUNT# TITLE			
ASSETS			
11002 Cash	58,024.54		
14010 Lease Revenue Fund	0.48		
14012 Reserve Fund	0.03		
		58,025.05	
TOTAL ASSETS			58,025.05
LIABILITIES			
21000 Deferred Revenue	2,303.54		
TOTAL LIABILITIES		2,303.54	
EQUITY			
30001 Fund Balance	34,451.77		
TOTAL BEGINNING EQUITY	34,451.77		
TOTAL REVENUE	432,717.38		
TOTAL EXPENSES	411,447.64		
TOTAL SURPLUS/(DEFICIT)	21,269.74		
TOTAL EQUITY & SURPLUS/(DEFICIT)		55,721.51	
TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			58,025.05

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

23 -Brush Creek NID

ACCOUNT#	TITLE			
ASSETS				
12000	Claim on Cash	17,181.24		
14011	Debt Service Fund	59.82		
14012	Debt Service Reserve Fund	403,491.78		
14021	Cost of Issuance Expenses	57,271.39		
15003	LT Receivables	2,440,530.24		
			2,918,534.47	
	TOTAL ASSETS			2,918,534.47
LIABILITIES				
21001	LT Deferred Revenue	2,441,679.08		
	TOTAL LIABILITIES		2,441,679.08	
EQUITY				
30001	Fund Balance	405,600.00		
30002	Fund Balance-Maintenance Fund	7,599.82		
	TOTAL BEGINNING EQUITY	413,199.82		
	TOTAL REVENUE	478,117.68		
	TOTAL EXPENSES	414,462.11		
	TOTAL SURPLUS/(DEFICIT)	63,655.57		
	TOTAL EQUITY & SURPLUS/(DEFICIT)		476,855.39	
	TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			2,918,534.47

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

24 -Brink Meyer Road NID

ACCOUNT# TITLE			
ASSETS			
12000 Claim on Cash	1,923.02		
14011 Brink Myer Note Fund (D S F)	294,133.58		
14012 Brink Meyer Bond Fund	39.13		
14021 Cost of Issuance Expenses	38,626.88		
		334,722.61	
TOTAL ASSETS			334,722.61
LIABILITIES			
EQUITY			
30001 Fund Balance	295,852.04		
30002 Fund Balance-Maintenance Fund	1,625.04		
TOTAL BEGINNING EQUITY	297,477.08		
TOTAL REVENUE	343,830.04		
TOTAL EXPENSES	306,584.51		
TOTAL SURPLUS/(DEFICIT)	37,245.53		
TOTAL EQUITY & SURPLUS/(DEFICIT)		334,722.61	
TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			334,722.61

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

30 -Sewer Service Fund

ACCOUNT#	TITLE			
ASSETS				
11002	Sewer Fund Cash in Bank	40,691.72		
11003	Cash	449,937.13		
11005	MM Bank Lit	224,434.34		
12000	Sewer Service Claim on Cash	65,218.04		
15000	Receivables	239,622.40		
17001	Property, Plant, Equipment	5,503,734.00		
17002	Land	59,975.00		
17003	Infrastructure	3,709,528.00		
17005	Accumulated Depreciation	(5,162,692.50)		
17014	Equipment	320,659.11		
18000	Prepaid Insurance	39.67		
			5,451,146.91	
	TOTAL ASSETS			5,451,146.91
LIABILITIES				
20041	KC Earning Tax W/H	170.51		
20070	Vol. Employee Fund	82.83		
22002	Wages Payable	1,305.60		
26000	Customer Deposits	13,485.00		
	TOTAL LIABILITIES		15,043.94	
EQUITY				
30001	Fund Balance	5,491,504.41		
	TOTAL BEGINNING EQUITY	5,491,504.41		
	TOTAL REVENUE	1,398,953.71		
	TOTAL EXPENSES	1,454,355.15		
	TOTAL SURPLUS/(DEFICIT)	(55,401.44)		
	TOTAL EQUITY & SURPLUS/(DEFICIT)		5,436,102.97	
	TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			5,451,146.91

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

34 -SRF Fund

ACCOUNT#	TITLE			
ASSETS				
12005	UMB Principal Payments Res Acc	146,673.90		
12006	UMB SRF Interest Payment Res A	4,878.21		
			151,552.11	
	TOTAL ASSETS			151,552.11
LIABILITIES				
24000	Long-Term Bonds Payable	695,000.00		
24001	Bond Issue Premium	31,675.00		
24012	Accrued Interest Payable	25,343.75		
	TOTAL LIABILITIES		752,018.75	
EQUITY				
30001	Fund Balance	(742,500.68)		
	TOTAL BEGINNING EQUITY	(742,500.68)		
	TOTAL REVENUE	181,384.04		
	TOTAL EXPENSES	39,350.00		
	TOTAL SURPLUS/(DEFICIT)	142,034.04		
	TOTAL EQUITY & SURPLUS/(DEFICIT)		(600,466.64)	
	TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			151,552.11

BALANCE SHEET

AS OF: NOVEMBER 30TH, 2020

40 -Transportation Fund

ACCOUNT#	TITLE			
ASSETS				
11001	Cash-Project Acct	1,282,024.17		
12000	Claim on Cash	(1,485,351.58)		
15000	Receivables - General	12,228.06		
15004	Receivables-Sales Tax	72,677.79		
			(118,421.56)	
	TOTAL ASSETS			(118,421.56)
LIABILITIES				
EQUITY				
30001	Fund Balance	115,528.00		
	TOTAL BEGINNING EQUITY	115,528.00		
	TOTAL REVENUE	902,848.68		
	TOTAL EXPENSES	1,136,798.24		
	TOTAL SURPLUS/(DEFICIT)	(233,949.56)		
	TOTAL EQUITY & SURPLUS/(DEFICIT)		(118,421.56)	
	TOTAL LIABILITIES, EQUITY & SURPLUS/DEFICIT			(118,421.56)

RESERVED FUND SUMMARY

AS OF: NOVEMBER 30TH, 2020

	This Month Income	This Month Expenses	Cumulative Income	Cumulative Expenses	Fund Balance
41 -Park Sales Tax Fund	26,261.86	5,062.48	513,706.32	130,304.74	501,914.39
45 -Fewson Project Fund	27.45	6.00	5,802.83	96.00	589,338.23
46 -Guest Room Tax Fund	0.00	0.00	918.75	0.00	3,308.90
50 -Emergency Reserve Fund	8,333.33	0.00	91,666.63	0.00	1,323,775.16
60 -Nature Sanctuary Fund	0.00	(3,302.00)	2,185.29	(2,844.00)	80,488.00
63 -Park Donations	0.00	0.00	901.67	22,406.00	15,419.08
80 -Court Recoupment Fees	342.50	0.00	845.00	0.00	41,220.89
81 -Police Training Fees-LET	80.00	0.00	(755.80)	0.00	37,408.34
91 -TIF Development Fund	14,471.94	0.00	294,363.64	0.00	306,856.60
95 -Capital Projects Fund	0.00	18,011.00	400,000.00	351,167.81	936,711.89
TOTAL	49,517.08	19,777.48	1,309,634.33	501,130.55	3,836,441.48

*** END OF REPORT ***

General Fund (10)

Last Updated 12/10/2020

	2018 Actual	2019 Actual	2020 Budgeted	2020 YTD	2020 Projected	2021 Projected	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**1,598,030**	**1,747,951**	**1,801,183**	**1,801,183**	**1,801,183**	**1,510,550**	**1,111,459**	**633,118**	**366,654**	**141,110**
Revenues										
Taxes	2,323,418	2,434,183	2,505,861	2,294,828	2,427,305	2,555,978	2,607,098	2,659,240	2,712,424	2,766,673
Licenses	57,943	61,510	59,000	53,680	58,538	59,590	60,186	60,788	61,396	62,010
Permits	425,574	509,382	344,600	468,207	391,027	350,590	350,309	355,735	361,268	367,685
Franchise Fees	890,574	803,146	884,000	530,024	854,434	901,670	919,693	937,047	955,788	974,903
Other Revenue	38,426	16,169	40,850	15,188	16,352	41,405	41,970	42,548	43,138	43,739
Court Revenue	154,101	130,597	150,000	55,597	64,512	152,250	154,534	156,852	159,205	161,593
Interest Income	7,919	7,121	8,000	6,012	6,742	8,160	8,323	8,490	8,659	8,833
Miscellanous Revenue	106,695	671,716	1,125,212	621,662	966,458	461,712	466,222	466,742	467,272	467,814
Grant Revenue	6,101	430,406	9,250	-	9,250	9,250	-	-	-	-
Transfers	405,000	415,000	495,000	457,083	495,000	501,800	522,436	588,709	605,020	621,371
Total - General Fund Revenues:	**4,415,750**	**5,479,230**	**5,621,772**	**4,502,281**	**5,289,618**	**5,042,404**	**5,130,771**	**5,276,149**	**5,374,170**	**5,474,620**
Total Sources	**6,013,780**	**7,227,181**	**7,422,956**	**6,303,465**	**7,090,802**	**6,552,955**	**6,242,230**	**5,909,267**	**5,740,824**	**5,615,730**
Expenditures										
Administration	1,051,339	1,520,659	1,379,697	1,227,241	1,277,309	1,406,272	1,433,616	1,461,754	1,490,716	1,520,531
Police	1,119,196	1,286,838	1,482,563	1,219,930	1,351,482	1,516,072	1,550,487	1,585,838	1,622,153	1,659,466
Municipal Court	146,193	155,778	167,492	139,292	158,733	170,827	174,244	177,743	181,328	185,000
Public Works	221,013	277,370	317,942	260,615	279,944	324,352	330,919	337,650	344,548	351,618
Community Development	282,135	292,943	327,872	273,117	303,864	334,711	341,713	348,883	356,225	363,743
Streets	385,122	399,253	464,684	380,256	416,451	475,398	486,410	497,731	509,370	521,339
Parks	327,323	350,375	408,370	383,242	405,476	416,181	424,201	432,436	440,894	449,582
Nature Sanctuary	43,870	46,583	53,864	45,639	52,878	54,327	54,795	55,267	55,743	56,224
Information Technology	49,205	48,796	58,352	54,350	52,047	58,644	58,937	59,232	59,528	59,825
Public Information	15,370	19,602	21,210	21,203	32,289	21,316	21,423	21,530	21,637	21,746
Total Operating Expenses	**3,640,766**	**4,398,198**	**4,682,046**	**4,004,885**	**4,330,473**	**4,778,101**	**4,876,745**	**4,978,063**	**5,082,142**	**5,189,073**
Capital Outlay (CIP)	358,594	710,300	592,451	181,781	293,957	303,975	347,172	177,975	135,120	110,066
Transfers	317,500	317,500	922,822	914,489	955,822	359,420	385,195	386,575	382,452	387,795
Total - General Fund Expenditures:	**4,316,860**	**5,425,997**	**6,197,319**	**5,101,155**	**5,580,251**	**5,441,495**	**5,609,112**	**5,542,613**	**5,599,715**	**5,686,934**
Estimated Ending Balance ***(deficit)*** **:**	**1,696,920**	**1,801,183**	**1,225,637**	**1,202,310**	**1,510,550**	**1,111,459**	**633,118**	**366,654**	**141,110**	**(71,204)**

Emergency Reserve (50)

Last Updated 12/10/2020

	2018 Actual	2019 Actual	2020 Budget	2020 YTD	2020 Projected	2021 Projected	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	$1,446,615	$1,338,079	$1,232,108	$1,232,108	1,232,108	$1,332,108	$1,432,108	$1,532,108	$1,632,108	$1,732,108
Revenues										
Temporary Operating Levy						-	-	-	-	-
Transfer from General Fund	317,500	317,500	100,000	91,667	100,000	100,000	100,000	100,000	100,000	100,000
Emergency Reserve Revenues:	**317,500**	**317,500**	**100,000**	**91,667**	**100,000**	**100,000**	**100,000**	**100,000**	**100,000**	**100,000**
Total Sources:	**1,764,115**	**1,655,579**	**1,332,108**	**1,323,775**	**1,332,108**	**1,432,108**	**1,532,108**	**1,632,108**	**1,732,108**	**1,832,108**
Expenditures										
Brush Creek Sewer NID	140,696	140,423	-	-		-	-	-	-	-
Brink Meyer Road NID	285,340	283,048	-	-		-	-	-	-	-
Emergency Reserve Expenditures:	**426,036**	**423,471**	**-**	**-**	**-**	**-**	**-**	**-**	**-**	**-**
Estimated Ending Balance *(deficit)* **:**	**1,338,079**	**1,232,108**	**1,332,108**	**1,323,775**	**1,332,108**	**1,432,108**	**1,532,108**	**1,632,108**	**1,732,108**	**1,832,108**
TARGET (per reserve policy):	1,079,215	1,356,499	1,549,330	1,549,330	1,549,330	1,411,522	1,455,140	1,440,068	1,455,948	1,354,944

Sewer Fund (30)

Last Updated 12/10/2020

	2017 Actual	2018 Actual	2019 Budget	2019 Actual	2020 Budget	2020 YTD	2020 Projected	2021 Projected	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	$ 424,422	439,493	689,313	689,313	1,134,009	1,134,009	1,134,009	893,515	917,202	1,202,448	1,543,068	1,770,097
Revenues												
Projected Rate Increase	*10.00%*	*10.00%*	*10.00%*	*10.00%*	*5.00%*			*3.00%*	*3.00%*	*3.00%*	*3.00%*	*3.00%*
Sewer Charges	1,147,360	1,320,195	1,334,993	1,471,357	1,516,737	1,296,837	1,516,737	1,562,239	1,609,106	1,657,379	1,707,101	1,758,314
Sewer Tap Fees	28,405	41,850	30,000	36,500	30,000	49,000	43,750	30,450	30,907	31,370	31,841	32,319
Sewer Impact Fees	25,400	34,650	34,000	94,076	50,000	46,200	50,000	50,750	51,511	52,284	53,068	53,864
MOAW Bill Collection Payment	434	444	550	442	-	-	-	550	550	550	550	550
Grinder Pump Administrative Fee	4,620	4,620	4,620	4,620	4,620	4,235	4,620	4,620	4,620	4,620	4,620	4,620
Interest Income	4,019	4,160	5,000	4,407	4,500	2,682	4,500	5,050	5,101	5,152	5,203	5,255
Transfer from Sewer CIP (33)	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	-	-	22,317	-	-	-	-	-	-	-	-
Sewer Fund Revenues:	**1,210,237**	**1,405,918**	**1,409,163**	**1,633,719**	**1,605,857**	**1,398,954**	**1,619,607**	**1,653,659**	**1,701,795**	**1,751,355**	**1,802,383**	**1,854,922**
Total Sources:	**1,634,659**	**1,845,411**	**2,098,476**	**2,323,032**	**2,739,866**	**2,532,963**	**2,753,616**	**2,547,174**	**2,618,996**	**2,953,804**	**3,345,451**	**3,625,019**
Expenditures												
Operating Expenses	555,672	540,078	579,117	548,409	571,539	546,090	571,539	582,222	593,113	604,215	615,532	627,069
Capital Expenses	301,706	244,753	393,400	229,426	826,700	516,067	826,700	573,300	333,300	300,700	439,000	2,050,000
Debt Service	187,788	181,267	181,862	181,187	181,862	158,865	181,862	179,450	180,135	180,821	180,821	180,821
Transfer to General Fund - Admin Fee	150,000	190,000	230,000	230,000	280,000	233,333	280,000	295,000	310,000	325,000	340,000	355,000
Other Transfers							-					
Sewer Fund Expenditures:	**1,195,167**	**1,156,098**	**1,384,379**	**1,189,023**	**1,860,101**	**1,454,355**	**1,860,101**	**1,629,972**	**1,416,548**	**1,410,736**	**1,575,353**	**3,212,890**
Estimated Working Capital *(deficit)* :	**439,493**	**689,314**	**714,097**	**1,134,009**	**879,765**	**1,078,607**	**893,515**	**917,202**	**1,202,448**	**1,543,068**	**1,770,097**	**412,129**
TARGET*	$364,206	$363,786	$384,141	$375,790	$394,747			$398,756	$405,913	$413,125	$419,704	$426,338

Transportation Fund (40)

Last Updated 12/10/2020

	2017 Actual	2018 Actual	2019 Actual	2020 Budget	2020 YTD	2020 Projected	2021 Projected	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**$ 287,412**	**1,637,554**	**$1,135,326**	**$ 115,528**	**$ 115,528**	**$ 115,528**	**$ (189,043)**	**$ (313,645)**	**$ (430,475)**	**$ (372,086)**	**$ (303,643)**
Revenues											
Parkville Special Road District	140,072	141,814	$ 159,097	162,279	160,066	160,066	164,713	167,184	169,692	$ 172,237	$ 174,820
City Transportation Sales Tax	467,233	479,240	$ 490,501	503,321	409,219	437,410	510,871	518,534	526,312	$ 534,207	$ 542,220
Motor Fuel Tax	150,020	149,072	$ 150,365	150,000	128,323	136,840	152,250	154,534	156,852	$ 159,205	$ 161,593
County Transportation Sales Tax	211,237	231,017	$ 229,619	234,212	193,260	171,258	237,725	241,291	244,910	$ 248,584	$ 252,312
Project Cost Share	2,642	30,000	$ 7,550	-	-	-	5,304	5,304	5,304	$ 5,304	$ 5,304
Sale of Equipment	-	-	$ -	-	-	-	7,500	7,500	7,500	$ 7,500	$ 7,500
City Capital Cost Payment				7,500	7,881	11,821	7,650	7,803	7,959	8,118	8,281
Transportation Grants		-		-	-	-					
Bond Proceeds	2,353,700	-	$ -	-	-	-	-	-	-	$ -	$ -
MPR Safety Funds		-		-	-	-					
Leased Properties		5,880		-	-	-					
Grants		-		13,000	-	-					
Transfers from Other Funds		12,500		-	4,100	4,100					
Transportation Fund Revenues:	**3,324,904**	**1,049,523**	**1,037,133**	**1,070,312**	**902,849**	**921,495**	**1,086,013**	**1,102,149**	**1,118,528**	**1,135,154**	**1,152,030**
Total Sources:	**3,612,316**	**2,687,077**	**2,172,459**	**1,185,839**	**1,018,376**	**1,037,023**	**896,970**	**788,504**	**688,053**	**763,068**	**848,386**
Expenditures											
Streets - Capital	1,327,584	742,396	335,684	425,000	453,317	453,976	395,000	397,000	397,000	397,000	397,000
Streets - Operating	374,476	393,890	434,463	419,000	327,686	383,950	425,285	431,664	438,139	444,711	451,382
Transfers (including debt service)	272,701	415,465	1,286,784	388,140	355,795	388,140	390,330	390,314	225,000	225,000	225,000
Transportation Fund Expenditures:	**1,974,762**	**1,551,751**	**2,056,931**	**1,232,140**	**1,136,798**	**1,226,066**	**1,210,615**	**1,218,979**	**1,060,139**	**1,066,711**	**1,073,382**
Estimated Ending Balance *(deficit)* :	**1,637,554**	**1,135,326**	**115,528**	**(46,301)**	**(118,422)**	**(189,043)**	**(313,645)**	**(430,475)**	**(372,086)**	**(303,643)**	**(224,996)**

RETURN A - MONTHLY RETURN OF OFFENSES KNOWN TO THE POLICE

1 CLASSIFICATION OF OFFENSES		2 OFFENSES REPORTED OR KNOWN TO POLICE (INCUDING "UNFOUNDED" AND ATTEMPTS)	3 UNFOUNDED, I.E., FALSE OR BASELESS COMPLAINTS	4 NUMBER OF ACTUAL OFFENSES (COLUMN 2 MINUS COLUMN 3) (INCLUDE ATTEMPTS) 2020	5 TOTAL OFFENSES CLEARED BY ARREST OR EXCEPTIONAL MEANS (INCLUDES COL. 6) 2019	6 NUMBER OF CLEARANCES INVOLVING ONLY PERSONS UNDER 18 YEARS OF AGE 2018 2017
1. CRIMINAL HOMICIDE a. MURDER AND NONNEGLIGENT HOMICIDE (score attempts as aggravated assault if homicide reported, submit Supplemental Homicide Report	11			∅	∅	∅ ∅
b. MANSLAUGHTER BY NEGLIGENCE	12			∅	∅	∅ ∅
2. RAPE TOTAL	20	1		1	∅ 1	3 1
a. Rape	21	1		1	1	
b. Attempts to Commit Rape	22					
c. Historical Rape	22					
3. ROBBERY TOTAL	30			∅	1	∅ ∅
a. Firearm	31					
b. Knife or Cutting Instrument	32					
c. Other Dangerous Weapon	33					
d. Strong-Arm (Hands, Fists, Feet, Etc.)	34					
4. ASSAULT TOTAL	40	25		25	13 26	17 21
a. Firearm	41	3		3	3	
b. Knife or Cutting Instrument	42	1		1	1	
c. Other Dangerous Weapon	43	2		2	2	
d. Hands, Fists, Feet, Etc. - Aggravated injury	44	7		7	7	
e. Other Assaults - Simple, Not Aggravated	45	12		12	13	
5. BURGLARY TOTAL	50	16		16	11 3	16 11
a. Forcible Entry	51	9		9	2	
b. Unlawful Entry - No Force	52	7		7	1	
c. Attempted Forcible Entry	53					
6. LARCENY - THEFT TOTAL (Except Motor Vehicle Theft)	60	100	2	98	85 43	68 83
7. MOTOR VEHICLE THEFT TOTAL	70	10		10	9 6	6 7
a. Autos	71	6		6	3	
b. Trucks and Buses	72	3		3	1	
c. Other Vehicles	73	1		1	2	
GRAND TOTAL	77	152	2	150	119 79	110 123

2020 2019 2018 2017

January 2020
Month and Year of Report
thru
October 31, 2020

Mo0830100
Agency Identifier

7000.00
Population

November 30, 2020
Date

Craig Hubbell
Prepared By

Detective Sergeant
Title

Parkville Police Department...
Agency and State

Chief, Commissioner, Sheriff, or Superintendent

PROPERTY STOLEN BY CLASSIFICATION

CLASSIFICATION		NUMBER OF ACTUAL OFFENSES (COLUMN 4 Return A)	Monetary Value of Property Stolen
1. MURDER AND NONNEGLIGENT MANSLAUGHTER	12		
2. RAPE (TOTAL)	20	1	
3. ROBBERY			
(a) HIGHWAY (Streets, alleys, etc.)	31		
(b) COMMERCIAL HOUSE (except c, d and f)	32		
(c) GAS OR SERVICE STATION	33		
(d) CONVENIENCE STORE	34		
(e) RESIDENCE (anywhere on premises)	35		
(f) BANK	36		
(g) MISCELLANEOUS	37		
TOTAL ROBBERY	30		
5. BURGLARY - BREAKING AND ENTERING			
(a) RESIDENCE (dwelling)			
(1) NIGHT (6 p.m. - 6 a.m.)	51	3	11435
(2) DAY (6 a.m. - 6 p.m.)	52		
(3) UNKNOWN	53	2	2603
(b) NON-RESIDENCE (store, office, etc.)			
(1) NIGHT (6 p.m. - 6 a.m.)	54	8	25476
(2) DAY (6 a.m. - 6 p.m.)	55		
(3) UNKNOWN	56	3	86094
TOTAL BURGLARY	50	16	125608
6. LARCENY - THEFT (Except Motor Vehicle Theft)			
(a) $200 AND OVER	61	44	113329
(b) $50 TO $200	62	23	2324
(c) UNDER $50	63	31	580
TOTAL LARCENY (Same as Item 6X)	60	98	116233
7. MOTOR VEHICLE THEFT (Including Alleged Joy Riding)	70	10	219742
GRAND TOTAL - ALL ITEMS	77	125	106 93 102 461583
ADDITIONAL ANALYSIS OF LARCENY AND MOTOR VEHICLE THEFT			
6X. NATURE OF LARCENIES UNDER ITEM 6			
(a) POCKET-PICKING	81		
(b) PURSE SNATCHING	82		
(c) SHOPLIFTING	83	39	42 41 48 5181
(d) FROM MOTOR VEHICLE (except e)	84	30	34487
(e) MOTOR VEHICLE PARTS AND ACCESSORIES	85	3	695
(f) BICYCLES	86		
(g) FROM BUILDING (except c and h)	87	5	6 1 5 13902
(h) FROM ANY COIN-OPERATED MACHINES (parking meters etc.)	88		
(i) ALL OTHERS	89	21	61968
TOTAL LARCENIES (Same as Item 6)	80	98	85 68 83 116233
7X. MOTOR VEHICLES RECOVERED			2019 2018 2017
(a) STOLEN LOCALLY AND RECOVERED LOCALLY	91	1	
(b) STOLEN LOCALLY AND RECOVERED BY ANOTHER JURISDICTION	92		
(c) TOTAL LOCALLY STOLEN MOTOR VEHICLES RECOVERED (a & b)	90	1	
(d) STOLEN IN OTHER JURISDICTION AND RECOVERED LOCALLY	93		

January 1 thru October 31, 2020   2020

ITEM 3.E.
For 12/15/2020
Board of Aldermen Meeting

CITY OF PARKVILLE
Policy Report

Date: December 8, 2020

Prepared By:

Anna Mitchell, Assistant to the City Administrator

Reviewed By:

Matthew Chapman, Finance/HR Director

ISSUE:
Approve accounts payable from November 25, 2020 to December 10, 2020

BACKGROUND:
Attached are the statements of approved payments, per the City's Purchasing Policy, for the period from November 25, 2020 through December 10, 2020. All disbursements must be reviewed and approved by the Board of Aldermen prior to the release of City funds.

The information under budget impact and suggested motion will be completed and an updated policy report and accounts payable report will be distributed prior to the meeting.

BUDGET IMPACT:

Accounts Payable	$347,932.95
Insurance Payments	$69,120.38
1st of the Month	
EFT Payments	
Processing Fees	
Payroll	$68,694.86
TOTAL	$485,748.19

ALTERNATIVES:
1. Approve the release of funds.
2. Deny the release of funds and provide further direction to City Administration.
3. Deny any portion of the release of funds and provide further direction to City Administration.

FINANCE COMMITTEE RECOMMENDATION:
The item was not presented to the Finance Committee, but is being taken directly to the Board of Aldermen for consideration.

STAFF RECOMMENDATION:
Staff recommends the release of funds as summarized in the attached statements.

POLICY:
All disbursements must be reviewed and approved by the Board of Aldermen prior to the release of

City funds.

SUGGESTED MOTION:
I move to appropriate $485,748.19 of City funds to pay salaries and accounts.

ATTACHMENTS:
1. AP Detail 12-15-20

PACKET: 07118 Regular Payments - Dec 15
VENDOR SET: 01 **** CHECK LISTING ****
BANK : AP Pooled Cash Regular AP

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
00002	A & M Printing							
	I-43720	Envelopes	R	12/15/2020		100.65CR	042027	
	I-43804	Additional Holiday Cards	R	12/15/2020		130.18CR	042027	
	I-61862	Public Hearing Sign BZA01	R	12/15/2020		17.15CR	042027	247.98
02018	Ace ImageWear							
	I-1029332	Shop towels	R	12/15/2020		22.58CR	042028	22.58
00483	ADH Rental & Sales							
	I-137006	Auger rental	R	12/15/2020		44.00CR	042029	44.00
00593	Alliance Water Resources,							
	I-9186	December mgmt fee	R	12/15/2020		25,476.00CR	042030	25,476.00
02908	Ashley Mantooth							
	I-112420201	Santa flyer pdf	R	12/15/2020		50.00CR	042031	50.00
00611	Athco							
	I-0023608-IN	Scoreboard rebuild/Royal Chari	R	12/15/2020		5,312.00CR	042032	5,312.00
02227	BagSpot Pet Waste Solutions							
	I-5529	Dog bags	R	12/15/2020		323.70CR	042033	323.70
02636	BBN Architects							
	I-11/30/20	Train Depot Study	R	12/15/2020		672.50CR	042034	
	I-Invoice #8	Pocket Park Master Plan	R	12/15/2020		1,812.00CR	042034	2,484.50
02906	Central Salt							
	I-340577	Salt	R	12/15/2020		1,796.10CR	042035	
	I-340578	Salt	R	12/15/2020		1,754.90CR	042035	3,551.00
02531	City Wide Maintenance							
	I-32001008068	Janitorial	R	12/15/2020		232.99CR	042036	
	I-32001009765	Janitorial	R	12/15/2020		450.00CR	042036	682.99
02832	Confluence, Inc.							
	I-11/30/2020	2020 Master Plan Update	R	12/15/2020		8,000.00CR	042037	8,000.00
00977	Curious Eye Productions							
	I-067-020	November Broadcasting	R	12/15/2020		850.00CR	042038	850.00
00378	Damon Pursell Const.							
	I-252868	Fall Cleanup	R	12/15/2020		846.00CR	042039	
	I-253190	Fall Cleanup	R	12/15/2020		552.00CR	042039	
	I-253517	Fall Clean up	R	12/15/2020		1,168.00CR	042039	
	I-253756	Fall Cleanup	R	12/15/2020		350.00CR	042039	2,916.00

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
00156	Dave's Foreign Car Repair LLC							
	I-0143019	brakes/rotors V605 PD	R	12/15/2020		847.22CR	042040	
	I-0143053	Oil CHange V600 PD	R	12/15/2020		45.00CR	042040	
	I-0143054	Oil Change V601 PD	R	12/15/2020		45.00CR	042040	937.22
00037	Delta Sweeping Company							
	I-15138	Street Sweeping	R	12/15/2020		9,362.00CR	042041	9,362.00
01372	E. Edwards							
	I-11/24/2020	Winter Coats - Streets	R	12/15/2020		567.00CR	042042	567.00
02211	Eaton Corporation							
	I-55332630	Pedestal ELP	R	12/15/2020		936.90CR	042043	936.90
00519	Friends of Parkville Animal Shelter							
	I-70-12	Contract Payment	R	12/15/2020		500.00CR	042044	500.00
00521	Fry & Associates, Inc.							
	I-32031	Swing along Seat	R	12/15/2020		992.00CR	042045	992.00
01421	Full Nelson Plumbing, Inc							
	I-9017011	PD Fix	R	12/15/2020		345.45CR	042046	345.45
02168	Gail Gene Derr							
	I-613025	Cemetary Mowing	R	12/15/2020		250.00CR	042047	250.00
00051	Galls, Inc.							
	I-017028545	PD Equipment	R	12/15/2020		638.63CR	042048	
	I-017028546	PD Equipment	R	12/15/2020		106.94CR	042048	
	I-17102312	PD Equipment	R	12/15/2020		15.78CR	042048	761.35
01485	George Butler Associates							
	I-60298	Rt 9 6th Street Eng	R	12/15/2020		25,635.00CR	042049	25,635.00
00496	Gunter Pest Management, Inc.							
	I-62386	Pest Control	R	12/15/2020		55.00CR	042050	
	I-63732	Pest Control	R	12/15/2020		55.00CR	042050	110.00
02907	Havens Construction Co., Inc.							
	I-9606T&M	60th St Emergency Repair	R	12/15/2020		30,161.23CR	042051	30,161.23
02897	Infrastructure Solutions							
	I-Pay App #3	McAfee Forcemain Replacement	R	12/15/2020		17,460.43CR	042052	17,460.43

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
01896	KC Wireless Inc							
	I-56717	Vehicle Repair and Maint	R	12/15/2020		40.00CR	042053	40.00
01227	MACA							
	I-12/10/20	Annual Membership fee TR	R	12/15/2020		60.00CR	042054	60.00
02047	Marshall Evergreens L.L.C.							
	I-28728	Trees	R	12/15/2020		1,295.00CR	042055	1,295.00
00232	Martin Marietta							
	I-30506391	3/4 Clean HQ	R	12/15/2020		617.28CR	042056	617.28
00084	McConnell & Associates Co							
	I-2012-033781	Asphalt Patching	R	12/15/2020		55.98CR	042057	55.98
02632	MEI Total Elevator Solutions							
	I-882947	Elevator Fixes	R	12/15/2020		1,000.00CR	042058	
	I-884647	Quarterly Maint	R	12/15/2020		130.08CR	042058	1,130.08
02894	Menards							
	I-6610060504	wood post A truss, wire	R	12/15/2020		162.85CR	042059	
	I-9272705-5001	Trash bags	R	12/15/2020		40.15CR	042059	203.00
02228	Metro Rolloff Container Services LLC							
	I-15450	PLP Pump Out	R	12/15/2020		500.00CR	042060	500.00
00704	Midwest Shredding Service, LLC							
	I-116580	Shredding Event Oct 2020	R	12/15/2020		350.00CR	042061	350.00
00159	Missouri American Water							
	I-Dec 24 3174	Missouri American Water	R	12/15/2020		56.62CR	042062	56.62
02904	Missouri Public Entity Risk Management Fund							
	I-140512	Cyber liability PMP CID #2	R	12/15/2020		1,296.00CR	042063	1,296.00
02905	Multicon, Inc.							
	I-Pay App #1	ELP Pickleball Courts	R	12/15/2020		76,541.40CR	042064	76,541.40
02494	Multiple Services Equipment Co., Inc.							
	I-11/20/20	Postage Machine Ink	R	12/15/2020		124.00CR	042065	124.00
02624	Navy Brand Mfg. Co.							
	I-68601	Weed Killer	R	12/15/2020		280.73CR	042066	280.73

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
01163	North Hills Engineering, Inc							
	I-2011	Nov 2020	R	12/15/2020		10,741.50CR	042067	10,741.50
02857	Parkville Sod, Lawn and Garden Center, Inc.							
	I-June 2020 Reissue	Rt 9 Easement	R	12/15/2020		3,400.00CR	042068	3,400.00
01701	Platte County Citizen							
	I-41125	Public Hearing PZ2020-52	R	12/15/2020		34.00CR	042069	
	I-41126	Public Hearing BZA2020-01	R	12/15/2020		34.00CR	042069	68.00
00107	Platte Rental & Supply							
	I-74122-1	Chainsaw bar	R	12/15/2020		79.96CR	042070	79.96
01138	R.L. Buford & Associates, LLC							
	I-20338	ELP Fence Easement	R	12/15/2020		1,000.00CR	042071	1,000.00
01390	Riss Lake Homes Association							
	I-December 2020	Riss Lake Homes Association	R	12/15/2020		27,647.93CR	042072	27,647.93
02635	Shockey Consulting Services							
	I-69003.05	COmmunications Services	R	12/15/2020		2,470.00CR	042073	2,470.00
01496	Sid-Boedeker							
	I-6102	Safety Boots	R	12/15/2020		120.00CR	042074	
	I-6103	Safety Boots	R	12/15/2020		92.99CR	042074	
	I-6104	Safety Boots	R	12/15/2020		112.99CR	042074	325.98
02348	Sumner Tire							
	I-007148	Sludge wage tire fix	R	12/15/2020		175.00CR	042075	175.00
00389	Superior Bowen Asphalt Co							
	I-26783	Asphalt Pinecrest	R	12/15/2020		109.36CR	042076	109.36
00154	T-Ray Specialties Inc.							
	I-40539	Restrom Supplies	R	12/15/2020		188.80CR	042077	188.80
01538	The Victor L. Phillips, Co.							
	I-SW0008024-1	Hydraulic Line Loader	R	12/15/2020		275.00CR	042078	275.00
01099	Toshiba							
	I-5346637	Admin Copier Oct 20	R	12/15/2020		72.10CR	042079	72.10

PACKET: 07118 Regular Payments - Dec 15
VENDOR SET: 01 **** CHECK LISTING ****
BANK : AP Pooled Cash Regular AP

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
01273	TREKK Design Group, Inc							
	I-20-001246	2020 Sewer CCTV Program	R	12/15/2020		1,936.45CR	042080	1,936.45
02409	UniFirst Corporation							
	I-2260637948	UniFirst Corporation	R	12/15/2020		105.59CR	042081	
	I-2260639705	UniFirst Corporation	R	12/15/2020		105.59CR	042081	
	I-2260641455	UniFirst Corporation	R	12/15/2020		105.59CR	042081	316.77
00208	USA BlueBook							
	I-430640	Chemical pump Riss Lake	R	12/15/2020		621.70CR	042082	621.70
00150	Vance Bros Inc							
	I-1C00005752	Asphalt Mix	R	12/15/2020		123.00CR	042083	123.00
00586	WACA							
	I-12/10/20	Annual Membership fee TR	R	12/15/2020		40.00CR	042084	40.00
02516	Westland Construction Inc							
	I-Pat App #1	Melody Storm Repairs	R	12/15/2020		39,394.32CR	042085	39,394.32
02371	Williams & Campo, P.C.							
	I-187	CA Services Nov 2020	R	12/15/2020		5,747.00CR	042086	5,747.00

PACKET: 07118 Regular Payments - Dec 15

VENDOR SET: 01 *** DRAFT/OTHER LISTING ***

BANK : AP . Pooled Cash Regular AP

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT
01849	Fleet Services - Police							
	I-68932453	November Fuel Bill	D	12/15/2020		1,577.63CR	000690	1,577.63
01614	KCPL / EVERGY							
	I-16025242780701	KCPL / EVERGY	D	12/15/2020		201.51CR	000691	
	I-21712310297470	KCPL / EVERGY	D	12/15/2020		217.02CR	000691	
	I-3103 12/8/20	KCPL / EVERGY	D	12/15/2020		24.20CR	000691	
	I-311416841684195560	KCPL / EVERGY	D	12/15/2020		1,562.21CR	000691	
	I-82858562234579	KCPL / EVERGY	D	12/15/2020		5,603.78CR	000691	7,608.72
00160	Spire							
	I-12/4/2020	Spire	D	12/15/2020		85.11CR	000692	85.11

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	60	0.00	315,262.29	315,262.29
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	3	0.00	9,271.46	9,271.46
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	63	0.00	324,533.75	324,533.75

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT

** POSTING PERIOD RECAP **

FUND	PERIOD	AMOUNT
10	12/2020	84,227.13CR
30	12/2020	82,205.61CR
40	12/2020	44,104.61CR
41	12/2020	78,353.40CR
63	12/2020	5,312.00CR
76	12/2020	1,296.00CR
95	12/2020	29,035.00CR
ALL		324,533.75CR

PACKET: 07115 Federal Withholdings - 12/4/20

VENDOR SET: 01 *** DRAFT/OTHER LISTING ***

BANK : PY Pooled Cash PY Related AP

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT
00044	Park Bank							
	I-T1 202012034324	Federal Withholding	D	12/04/2020		9,080.22CR	000689	
	I-T3 202012034324	FICA W/H	D	12/04/2020		11,604.96CR	000689	
	I-T4 202012034324	Medicare W/H	D	12/04/2020		2,714.02CR	000689	23,399.20

* * T O T A L S * *	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	0	0.00	0.00	0.00
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	1	0.00	23,399.20	23,399.20
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	1	0.00	23,399.20	23,399.20

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

PACKET: 07115 Federal Withholdings - 12/4/20
VENDOR SET: 01 *** DRAFT/OTHER LISTING ***
BANK : PY Pooled Cash PY Related AP

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT

** POSTING PERIOD RECAP **

FUND	PERIOD	AMOUNT
10	12/2020	23,150.50CR
30	12/2020	248.70CR
ALL		23,399.20CR

PACKET: 07108 EOM Benefits - Nov

VENDOR SET: 01 **** CHECK LISTING ****

BANK : PY Pooled Cash PY Related AP

VENDOR	NAME / I.D.	DESC	CHECK TYPE	CHECK DATE	DISCOUNT	AMOUNT	CHECK NO#	CHECK AMOUNT
00005	AFLAC							
	I-AFP202011054321	AFLAC PRETAX	R	11/25/2020		29.80CR	042019	
	I-AFP202011194322	AFLAC PRETAX	R	11/25/2020		29.80CR	042019	59.60
00136	State of Missouri							
	I-T2 202011054321	State Withholdings	R	11/25/2020		2,978.66CR	042020	
	I-T2 202011194322	State Withholdings	R	11/25/2020		3,017.66CR	042020	5,996.32
00137	Kansas City Life Insuranc							
	I-ADD202011054321	ADD on KC Life Bill	R	11/25/2020		18.73CR	042021	
	I-ADD202011194322	ADD on KC Life Bill	R	11/25/2020		19.03CR	042021	
	I-LID202011194322	BC/BS Dependent Life Ins	R	11/25/2020		0.38CR	042021	
	I-LIF202011054321	BC/BS Life Insurance	R	11/25/2020		220.83CR	042021	
	I-LIF202011194322	BC/BS Life Insurance	R	11/25/2020		222.93CR	042021	
	I-LTD202011054321	Long Term Disability	R	11/25/2020		176.68CR	042021	
	I-LTD202011194322	Long Term Disability	R	11/25/2020		176.68CR	042021	835.26
01807	City of Parkville/Flex Plan							
	I-FLX202011054321	Flex Plan	R	11/25/2020		646.22CR	042022	
	I-FLX202011194322	Flex Plan	R	11/25/2020		854.55CR	042022	1,500.77
02109	Kansas Payment Center							
	I-GB2202011054321	B Pardew - Garnishment 2	R	11/25/2020		149.08CR	042023	
	I-GB2202011194322	B Pardew - Garnishment 2	R	11/25/2020		149.08CR	042023	
	I-GBP202011054321	B Pardew - Garnishment	R	11/25/2020		100.62CR	042023	
	I-GBP202011194322	B Pardew - Garnishment	R	11/25/2020		100.62CR	042023	
	I-GJG202011054321	J Guilford - Garnishment	R	11/25/2020		320.47CR	042023	
	I-GJG202011194322	J Guilford - Garnishment	R	11/25/2020		344.51CR	042023	1,164.38
02290	Colonial Life							
	I-COA202011054321	Colonial Life After Tax	R	11/25/2020		96.04CR	042024	
	I-COA202011194322	Colonial Life After Tax	R	11/25/2020		96.04CR	042024	
	I-COP202011054321	Colonial Life PreTax	R	11/25/2020		73.96CR	042024	
	I-COP202011194322	Colonial Life PreTax	R	11/25/2020		73.96CR	042024	340.00
Guardi	Guardian Life Insurance Company							
	I-GRD202011054321	Voluntary Insurance	R	11/25/2020		94.69CR	042025	
	I-GRD202011194322	Voluntary Insurance	R	11/25/2020		94.69CR	042025	189.38

PACKET: 07108 EOM Benefits - Nov

VENDOR SET: 01 *** DRAFT/OTHER LISTING ***

BANK : PY Pooled Cash PY Related AP

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT
01711	BCBSKC							
	I-BCE202011054321	BCKSKC Insurance	D	11/25/2020		1,914.93CR	000686	
	I-BCE202011194322	BCKSKC Insurance	D	11/25/2020		1,914.93CR	000686	
	I-BCS202011054321	BCBS Insurance	D	11/25/2020		1,017.00CR	000686	
	I-BCS202011194322	BCBS Insurance	D	11/25/2020		1,017.00CR	000686	
	I-BVC202011054321	Vision w/h	D	11/25/2020		26.61CR	000686	
	I-BVC202011194322	Vision w/h	D	11/25/2020		26.61CR	000686	
	I-BVE202011054321	Vision w/h	D	11/25/2020		43.20CR	000686	
	I-BVE202011194322	Vision w/h	D	11/25/2020		43.20CR	000686	
	I-BVF202011054321	Vision w/h	D	11/25/2020		100.74CR	000686	
	I-BVF202011194322	Vision w/h	D	11/25/2020		117.53CR	000686	
	I-BVS202011054321	Vision w/h	D	11/25/2020		43.15CR	000686	
	I-BVS202011194322	Vision w/h	D	11/25/2020		43.15CR	000686	
	I-DNC202011054321	BCBS Dental Insurance	D	11/25/2020		205.00CR	000686	
	I-DNC202011194322	BCBS Dental Insurance	D	11/25/2020		205.00CR	000686	
	I-DNF202011054321	BCBS Dental Insurance	D	11/25/2020		410.20CR	000686	
	I-DNF202011194322	BCBS Dental Insurance	D	11/25/2020		468.80CR	000686	
	I-DNP202011054321	DENTAL PRETAX	D	11/25/2020		292.60CR	000686	
	I-DNP202011194322	DENTAL PRETAX	D	11/25/2020		292.60CR	000686	
	I-DNS202011054321	Delta Dental Insurance	D	11/25/2020		246.80CR	000686	
	I-DNS202011194322	Delta Dental Insurance	D	11/25/2020		246.80CR	000686	
	I-HDC202011054321	BCBS Insurance	D	11/25/2020		800.00CR	000686	
	I-HDC202011194322	BCBS Insurance	D	11/25/2020		800.00CR	000686	
	I-HDE202011054321	BCBS Insurance	D	11/25/2020		356.28CR	000686	
	I-HDE202011194322	BCBS Insurance	D	11/25/2020		356.28CR	000686	
	I-HDF202011054321	Health Insurance	D	11/25/2020		1,890.00CR	000686	
	I-HDF202011194322	Health Insurance	D	11/25/2020		1,890.00CR	000686	
	I-HDS202011054321	BCBS Insurance	D	11/25/2020		851.00CR	000686	
	I-HDS202011194322	BCBS Insurance	D	11/25/2020		851.00CR	000686	
	I-HSE202011054321	BCBS Insurance	D	11/25/2020		805.00CR	000686	
	I-HSE202011194322	BCBS Insurance	D	11/25/2020		805.00CR	000686	
	I-HSF202011054321	BCBS Insurance	D	11/25/2020		569.50CR	000686	
	I-HSF202011194322	BCBS Insurance	D	11/25/2020		1,139.00CR	000686	
	I-HSS202011054321	BCBS Insurance	D	11/25/2020		384.50CR	000686	
	I-HSS202011194322	BCBS Insurance	D	11/25/2020		384.50CR	000686	
	I-SPC202011054321	BCBS Insurance	D	11/25/2020		1,482.00CR	000686	
	I-SPC202011194322	BCBS Insurance	D	11/25/2020		1,482.00CR	000686	
	I-SPF202011054321	BCBS Insurance	D	11/25/2020		4,081.00CR	000686	
	I-SPF202011194322	BCBS Insurance	D	11/25/2020		4,081.00CR	000686	
	I-SPS202011054321	BCBS Insurance	D	11/25/2020		394.00CR	000686	
	I-SPS202011194322	BCBS Insurance	D	11/25/2020		394.00CR	000686	32,471.91

PACKET: 07108 EOM Benefits - Nov
VENDOR SET: 01 *** DRAFT/OTHER LISTING ***
BANK : PY Pooled Cash PY Related AP

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT
01730	LAGERS							
	I-CSR202011054321	LAGERS RETIREMENT	D	11/25/2020		7,010.23CR	000687	
	I-CSR202011194322	LAGERS RETIREMENT	D	11/25/2020		7,103.55CR	000687	
	I-R%P202011054321	City/PD Ret Contribution	D	11/25/2020		5,844.60CR	000687	
	I-R%P202011194322	City/PD Ret Contribution	D	11/25/2020		6,012.38CR	000687	25,970.76
02517	NueSynergy, Inc							
	I-HSU202011054321	HSA Contribution	D	11/25/2020		271.00CR	000688	
	I-HSU202011194322	HSA Contribution	D	11/25/2020		321.00CR	000688	592.00

** TOTALS **	NO#	DISCOUNTS	CHECK AMT	TOTAL APPLIED
REGULAR CHECKS:	7	0.00	10,085.71	10,085.71
HANDWRITTEN CHECKS:	0	0.00	0.00	0.00
PRE-WRITE CHECKS:	0	0.00	0.00	0.00
DRAFTS:	3	0.00	59,034.67	59,034.67
VOID CHECKS:	0	0.00	0.00	0.00
NON CHECKS:	0	0.00	0.00	0.00
CORRECTIONS:	0	0.00	0.00	0.00
REGISTER TOTALS:	10	0.00	69,120.38	69,120.38

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

PACKET: 07108 EOM Benefits - Nov

VENDOR SET: 01 *** DRAFT/OTHER LISTING ***

BANK : PY Pooled Cash PY Related AP

VENDOR	NAME / I.D.	DESC	ITEM TYPE	PAID DATE	DISCOUNT	AMOUNT	ITEM NO#	ITEM AMOUNT

** POSTING PERIOD RECAP **

FUND	PERIOD	AMOUNT
10	11/2020	68,618.80CR
30	11/2020	501.58CR
ALL		69,120.38CR

CITY OF PARKVILLE
Policy Report

Date: December 1, 2020

Prepared By:

Joe Parente, City Administrator

Reviewed By:

Matthew Chapman, Finance/HR Director

ISSUE:

Approve the second reading of an ordinance to adopt the 2021 Operating Budget and 2021-2026 Capital Improvement Program (Administration)

BACKGROUND:

The City operates on a January 1 – December 31 fiscal year and therefore must adopt a 2021 budget before the end of the calendar year. The process involves three budget work sessions followed by final adoption of the final budget at a legislative meeting.

At the first budget work session, staff presented preliminary budget sheets for the General Fund, Debt Service Funds, Economic Development Fund, Emergency Reserve Fund, Fewson Fund, Nature Sanctuary Donations Fund, Veterans Memorial Fund, and Park Donations Fund. The proposed 2021 General Fund budget is a 6% operating expense increase over 2020 totaling $302,329 (net of transfers and capital outlay). Anticipated revenues are projected to below the operation budget by $293,083 (net of fund balance and CIP). The current projected General Fund ending balance for 2021 is $1,077,951. This represents a General Fund reserve of 19%, which exceeds the City's reserve policy to "endeavor to grow a general fund balance of 15% of general fund appropriations for the succeeding fiscal year" (Resolution No. 12-01-13). Staff recommends keeping approximately this level of fund balance in 2021 based on the five-year fund forecast, which shows declining, reserve balances. The overall 5-year budgetary trend is only sustainable if the City continues to outperform budget. The City requires healthy reserves to support the 5-year CIP. The result of a tight year would require scaling back capital outlay (CIP) expenses.

The second budget work session focused on the 2021 – 2026 Capital Improvement Program (CIP), the Parks Sales Tax Fund, and the Transportation Fund. The proposed 2021 – 2026 CIP includes $7.0 million of projects for the 2021 budget year. This includes the total cost of multi-year or grant funded projects, so the budget impact for 2021 is below this amount. The proposed 2021 General Fund CIP is $323,975, the proposed 2021 Transportation Fund CIP is $325,000, the Projects Fund includes the two Route 9 projects at a projected $4,522,678, and the proposed 2021 Sewer Fund CIP is $573,800. This year, the Parks Sales Tax Fund will begin to fund multi-year projects from the Parks Master Plan. The budget includes $1,230,000 for projects. Finally, the CIP includes approximately $10.0 million of projects that are within the five-year program. These totals exclude projects listed for "future years" due to limited funding.

Infrastructure has been a Board of Alderman priority for the past several years. Since 2017, Street improvement projects total $2.0 million were made, including an enhanced street improvement program and the initiation of the Route 9 project. Through careful planning, the Board has increased street maintenance repairs to improve streets that were deteriorating at faster rate than basic maintenance funding could fix. With the completion of street, curb, and sidewalk improvements in since 2017, the overall rating of streets in Parkville have improved. It is expected two segments of the Route 9 project will be started and completed in 2021. The Highway 45 to Lakeview segment will begin in early spring. The 6th Street segment is scheduled for late spring. The projects will begin a multi-year improvement that will transform the main north-south artery through the community to a vastly improved transportation corridor with pedestrian friendly features, including sidewalks and bike trails.

The 2021 Transportation Budget includes continued improvements to streets, curbs, and sidewalks. The proposed budget of $320,000 for improvements is consistent with the priority set by the Board for improving streets. Beginning in 2018, the City began making annual debt service payments of $215,000 per year through 2022, for the 2017 enhanced street improvement program. Both expenditures will place stress on the Transportation Fund, which is principally supported by transportation related taxes. Both expenditures have placed stress on the Transportation Fund, which is principally supported by transportation related taxes. The City has attempted to manage these expenses until such time the temporary 2018 Street Improvement debt is retired. Included in the 2021 Budget is a reduction of $50,000 in the transfer of funds to the General Fund. The funds, which help support the personnel costs for the Streets Division of the Public Works Department, are deferred until such time the 2017 debt is retired. In addition, it is projected the 2020 budget will experience a reduction in revenue associated with COVID-19. City and county sales tax, and state Motor Fuel Tax revenues are down. Depending on the final expenses for 2020, the city will likely need to do a transfer from its reserve funds to shore up the Transportation Fund Balance. Over the upcoming fiscal years, the City will need to continue to look for ways to grow and stretch transportation dollars to help meet these needs.

The third budget work session focused on the Sewer Fund. The Sewer Fund is a self-sustaining enterprise fund that operates on its own revenues distinct from the City's General Fund. In addition to routine operating expenses, City administration recommends capital outlay (CIP) expenses for $573,800 in 2021. The five-year CIP projection includes funding to complete an annual closed-circuit television (CCTV) inspection and sewer cleaning program on a cycle of reviewing the entire sanitary sewer system every 8 years in accordance with industry best management practices. Funding is recommended to do a major repair project every two years to keep up with the maintenance needs. After the sewer repair projects in the 2021-2026 CIP are completed, the intent is to continue with a major line repair project every few years, although these projects will become smaller as the City catches up with past deterioration.

The table below summarizes the recommended expenditures for 2021 by fund:

	Expenditures		
	2020 Budget	2020 Projected	2021 Budget
Major Funds			
General Fund (operations)	$4,682,046	$4,319,648	$4,984,375
Transfers (includes emergency reserve transfer)	$922,822	$955,822	$359,420
Capital Outlay	$592,451	$293,957	$323,975
Emergency Reserve Fund	$0	$0	$ 0
Debt Service	$2,956,794	$1,818,030	$2,658,419
Sewer Enterprise Fund	$1,860,101	$1,664,780	$1,661,220
Special Revenue Funds			
Transportation Fund	$1,232,140	$1,235,566	$1,159,072
Parks Sales Tax Fund	$565,000	$315,523	$1,471,200
Projects Fund	$4,621,418	$538,026	$5,487,678
Park Donations Fund	$5,000	$25,000	$5,000
Eco Devo/Guest Tax Fund	$2,000	$0	$10,000
Nature Sanctuary Fund	$3,250	$500	$4,200
Fewson Fund	$11,117	$150	$17,013
Veterans Memorial Fund	$255,000	$1,763	$65,000

Minor adjustments were made to the all various funds following the budget work sessions to account for updates to expense and revenue projections. Other updates were reported at subsequent work sessions.

BUDGET IMPACT:

Recommended 2021 Budget			
	Revenues (includes carryover fund balance except in debt service funds)	Expenses	Balance
General Fund	$6,745,721	$5,667,770	$1,077,951
Emergency Reserve Fund	$1,332,108	$ 0	$1,332,108
Debt Service Funds	$2,679,460	$2,658,419	-
Special Revenue Funds	$9,368,761	$ 8,219,163	$1,149,599
Sewer Enterprise Fund	$2,441,409	$1,661,220	$780,189
TOTAL	$22,567,459	$18,206,572	$4,339,847

ALTERNATIVES:

1. Approve the second reading of an ordinance to adopt the 2021 Operating Budget and the 2021 – 2026 Capital Improvement Program.
2. Approve the second reading of the ordinance with changes as desired by the Board of Aldermen.
3. Postpone the item to December 15, 2020, and provide further direction to City Administration.

FINANCE COMMITTEE RECOMMENDATION:

The item was not presented to the Finance Committee, but is being taken directly to the Board of

Aldermen for consideration.

STAFF RECOMMENDATION:
Staff recommends the approval of the second reading of an ordinance to adopt the 2021 Operating Budget and the 2021–2026 Capital Improvement Program.

POLICY:
Per Parkville Municipal Code Section 112.070(B), the City Administrator is responsible for presenting annual budgets to the Board of Aldermen for approval, which requires an ordinance.

SUGGESTED MOTION:
I move to approve Bill No. 3105, an ordinance adopting the 2021 Operating Budget and the 2021-2026 Capital Improvement Program, on second reading to become Ordinance No. ____.

ATTACHMENTS:
1. Ordinance
2. Budget Message
3. General Fund
4. Other Funds
5. 2021-2026 Capital Improvement Program

BILL NO. 3105 ORDINANCE NO. ____

AN ORDINANCE APPROVING AND ADOPTING THE OPERATING BUDGET FOR THE PERIOD FROM JANUARY 1 THROUGH DECEMBER 31, 2021, AND THE CAPITAL IMPROVEMENT PROGRAM FOR FISCAL YEARS 2021 THROUGH 2026 FOR THE CITY OF PARKVILLE, MISSOURI

BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF PARKVILLE, MISSOURI AS FOLLOWS:

Section 1. The Board of Aldermen does hereby approve and adopt the 2021 Operating Budget for the City of Parkville, said budget attached hereto and incorporated herein by reference.

Section 2. The Board of Aldermen does hereby approve the 2021 – 2026 Capital Improvement Program (CIP), said CIP attached hereto and incorporated herein by reference.

Section 4. This ordinance shall become effective as of January 1, 2021.

PASSED and APPROVED this 15th day of December 2020.

____
Mayor Nanette K. Johnston

ATTESTED:

____
City Clerk Melissa McChesney

CITY OF PARKVILLE • 8880 Clark Avenue • Parkville, MO 64152 • (816) 741-7676 • FAX (816) 741-0013

November 24, 2020

The Honorable Mayor and Members of the Board of Aldermen
8880 Clark Avenue
Parkville, MO 64152

RE: The 2021 City Budget

Dear Mayor and Board:

In accordance with Section 112.070.D. of the Parkville Municipal Code, I hereby present the 2021 Annual Operating Budget and 2021 – 2026 Capital Improvement Program (CIP). The budget will be adopted by the Board of Aldermen on December 15, 2020.

2021 Budget Overview
The operating budget includes projected revenues and expenditures for 16 governmental funds: General Fund, Emergency Reserve Fund, Debt Service Funds (5), Parks Sales Tax Fund, Economic Development Fund, Fewson Fund, Nature Sanctuary Donations Fund, Park Donations Fund, Veterans Memorial Fund, Projects Fund, Sewer Enterprise Fund, and Transportation Fund. The total operating budget is approximately $22.6 million as demonstrated in the table below:

	Revenues (includes carryover fund balance except in debt service funds)	Expenses	Balance
General Fund	$6,745,721	$5,667,770	$1,077,951
Emergency Reserve Fund	$1,332,108	$ 0	$1,332,108
Debt Service Funds	$2,679,460	$2,658,419	-
Special Revenue Funds	$9,368,761	$8,219,163	$1,149,599
Sewer Enterprise Fund	$2,441,409	$1,661,220	$780,189
TOTAL	$22,567,459	$18,206,572	$4,339,847

In addition to the operating budget, the City has a 5-year Capital Improvement Program (CIP). The 2021 – 2026 CIP is a planning document that prioritizes capital projects and establishes a financing strategy for completing each project. The 2021 CIP includes $7.0 million of capital improvements. The 2021 CIP is budgeted as follows: Sewer Fund (8%), Transportation Fund (5%), Parks Sales Tax Fund (18%), General Fund (4%), and Projects Fund (65%). The Projects Fund includes the Highway 9 street improvement projects that are funded with various revenue sources, including state and federal grants. The five-year plan (2021-2026) reflects the priorities of the governing body for the immediate future, but it will be evaluated on an annual basis and adjusted to reflect changing needs and conditions.

Budget Purpose
The budget is the most significant document that the City prepares each year. The budget is organized to convey to the reader the services being delivered by the municipal government to the community in 2021. The budget serves four primary goals:

1. Policy Document – The budget is an expression of Board of Aldermen policy. Policy is implemented by the appropriations made, projects funded, and staffing authorized for the upcoming year.
2. Financial Plan – The budget sets out how expenditures are to be made and specifies anticipated revenues and other resources to fund those expenditures. The document is a reflection of related financial policies such as the Purchasing Policy, Reserve Policy, Debt Management Policy, the Fewson Fund Policy, and the Neighborhood Improvement District (NID) Financing Strategy. The Capital Improvement Program (CIP) is a long-term capital purchase planning document that attempts to balance future needs with future revenue.
3. Operations Guide – The budget outlines the broad range of City services provided to citizens according to each department and division of the government.
4. Communications Device – The budget communicates to the public the annual priorities of the City of Parkville and the services purchased with taxes and other fees. The budget contains charts and graphs that are designed to assist readers with understanding the complex financial data included herein.

Budget Priorities for 2021
In each of the past three years, the Mayor and Board of Aldermen participated in a strategic session workshop to review community priorities and set organizational goals. A key outcome of the process in September 2020 was the confirmation of the City of Parkville Vision Statement:

Vision Statement

Parkville offers an exceptional quality of life for residents and visitors by embracing opportunities to enhance commerce and economic activity, while preserving the community's historic charm, attractive character and unique natural environments.

The Vision Statement is an expression of the inspirational long-term impact resulting from the work of the City of Parkville. In addition, the Mayor and Board identified five **critical success factors** – the things that must go well – to achieve the City's vision.

Critical Success Factors
Basic Services
Parkville will be a role model for delivery of City services and stakeholder engagement with customer service and communications that consistently exceeds expectations.
Infrastructure
Maintain existing and construct new infrastructure/public facilities that support growth, safety, standards, service-delivery, and aesthetics, using cost efficient and best management practices while thinking strategically.
Economic Development
Parkville employs an economic development strategy that supports community and market needs, provides diverse quality development opportunities, makes strategic use of incentives, and encompasses all areas of the community.
Parks and Recreation
Our parks are regionally recognized for diverse use and quality facilities that provide residents and visitors an outdoor destination. All neighborhoods will be connected by trail to each other, the City, and regional park systems.

Financial Stability
Stable finances give us a road map for future priorities while guiding staff's allocation of time and resources. Although a finite resource, it emphasizes the need for quality economic development, serves as a positioning tool for strategic partnerships, and allows us to make decisions based on long-term cost efficiencies versus short-term responses.

The Strategic Planning Report outlines the goals, priorities, and action items for the upcoming eighteen month period. This document is utilized as part of the budget prioritization for the 2021 Budget preparation.

General Fund Overview
The General Fund is the largest governmental fund and accounts for the primary governmental operations including administration, municipal court, police, public works, parks, and community development. General Fund revenues are healthy, and the projected year-end revenues for 2020 are expected to be below projections by $158,521, or 2.8%. Revenues in 2020 were impacted by COVID-19 on the economy. Lower than expected sales tax and municipal court revenue were experienced during the year. Revenues for 2020 were budgeted to account for growth-related increases in sales taxes, property taxes, and building permits.

The 2020 General Fund Expenses are projected to be below budget by $627,893, or 10%. The reduction in spending is primarily due to personnel savings, professional services spending, and other budget savings. Additionally, the city deferred certain capital outlay projects that were budgeted in 2020. The deferral related to the projected revenue reduction related to COVID-19, and the desire to offset the reduction by deferring projects. The savings will be carried over to 2021 to support one-time General Fund expenses including capital outlay ($323,975).

The recommended General Fund budget includes a 6% operating expense increase of $302,329 (net of capital outlay). Including transfers, expenditures are projected $293,083 below anticipated revenues for 2020 (net of fund balance). The 2021 Budget assumes continued revenue impacts associated with COVID-19 during most of the year.

The General Fund Operations Budget includes funds for two new police officers. The increase is associated with the continued population growth in Parkville. Other increases include Personnel expenses in salaries and related benefits costs. The budgeted ending fund balance is approximately 19% of 2021 budgeted expenditures, which exceeds the Board’s goal to maintain a 15% balance. The larger balance is warranted based on the five-year fund projection that includes ongoing transfers to emergency reserves.

Emergency Reserve Fund
The city’s Emergency Reserve Fund is planned in 2021 to be maintained at $1,332,108, which represents approximately 24% of 2020 General Fund budgeted expenditures (including CIP). This balance is slightly below the Board’s goal to maintain at least 25% of annual General Fund expenditures in reserve. In recent years, the Board had strategically grown reserves beyond the minimum target in order to prepare for the need to backstop special assessment delinquencies for the Brush Creek and Brink Meyer Neighborhood Improvement Districts (NIDs). Beginning in 2017, the Emergency Reserve Fund began a projected balance reduction in accordance the approved NID financing strategy. The Emergency Reserve Fund is no longer used for this purpose. In 2020, the city will complete the sale of city owned land in the NIDs that will generate $400,000 annual payments due to the city through 2034. This revenue will be used toward NID Debt, with excess revenue available for General Fund expenses.

Debt Service Funds
During 2020, the one of the city's debt issuances was retired and two others were refunded and issued at a lower interest rate. The River Park NID debt was paid off this year and beginning in 2021, property owners will no longer have NID Assessments on their property tax bills. The City refunded and reissued Brush Creek and Brink Meyer NID Bonds in 2020 at lower interest rates. The interest savings will be passed along to the property owners within the NID District, and to the City of Parkville for the tracts of land it assumed responsibility for NID debt due to foreclosures. As previously stated, in 2020 the city will complete the sale of city owned land in the NIDs that will generate $400,000 annual payments due to the city through 2034, a portion of which will be applied to debt payments. In 2017, the City financed cost associated with the first two phases of the Route 9 Corridor Street Project. With the awarding of additional grant funds, in 2021 the city will finance the remaining funds needed to construct the project from Highway 45 to Lakeview Drive. The financing will be supported by the Route 9 Community Improvement District, which collects a 1% sales tax from retail businesses within the district.

Sewer Enterprise Fund
The Board of Aldermen's policy related to the Sewer fund is to maintain working capital equal to at least 90 days of operating expenses and the annual debt payment. The 2021 budget reflects a projected balance of working capital above the target. The 2021 Sewer Fund estimated ending fund balance is $780,189, which is above the working capital of target of $407,513.

In addition to routine operating expenses, the 2021 budget included capital outlay (CIP) of $573,800. The largest portion of funding is recommended to complete are priority improvements that were identified in the 2008 Sanitary Sewer Evaluation Study (SSES) and subsequent closed-circuit television (CCTV) inspections. The five-year CIP includes funding to continue an annual CCTV and cleaning program on a cycle of reviewing the entire sanitary sewer system every 8 years in accordance with industry best management practices. Funding is recommended to do a major line repair project every two to three years to keep up with maintenance needs.

Transportation Fund
Infrastructure has been a Board of Alderman priority for the past several years. Since 2017, Street improvement projects in excess of $2 million were made, including an enhanced street improvement program and the initiation of the Route 9 project. Through careful planning, the Board has increased street maintenance repairs to improve streets that were deteriorating at faster rate than basic maintenance funding could fix. With the completion of street, curb, and sidewalk improvements since 2017, the overall rating of streets in Parkville have improved. It is expected two phases of the Route 9 project will be started and completed in 2021. The Highway 45 to Lakeview segment is expected to begin construction in early spring, and the 6th Street segment following in late spring. The projects will begin a multi-year improvement that will transform the main north-south artery through the community to a vastly improved transportation corridor with pedestrian friendly features, including sidewalks and bike trails.

The 2021 Transportation Budget includes continued improvements to streets, curbs, and sidewalks. The proposed budget of $320,000 for improvements is consistent with the priority set by the Board for improving streets. Beginning in 2018, the City began making annual debt service payments of $215,000 per year through 2022, for the 2017 enhanced street improvement program. Both expenditures have placed stress on the Transportation Fund, which is principally supported by transportation related taxes. The City has attempted to manage these expenses until such time the temporary 2018 Street Improvement debt is retired. Included in the 2021 Budget is a reduction of $50,000 in the transfer of funds to the General Fund. The funds, which help support the personnel costs for the Streets Division of the Public Works Department, are deferred until such time the 2017 debt is retired. In addition, it is projected the 2020 budget will experience a reduction in revenue associated with COVID-19. City and county sales tax, and state Motor Fuel Tax revenues are down. Depending on the final expenses for 2020, the city will likely need to do a transfer from its reserve funds to shore up the Transportation Fund Balance. Over the upcoming fiscal years, the City will need to continue to look for ways to grow and stretch transportation dollars to help meet these needs.

Future Outlook
The 2021 budget maintains essential services at current levels, with the exception of the Police Department which will add two new positions. The City is fortunately experiencing steady growth in its retail, residential, and commercial base that bodes well for future financial security. The Board continues to exercise caution when implementing new projects and expanding services based on limited resources for capital projects. The city expects to continue to be impacted by a reduction in revenue associated with COVID-19. For 2021, it has reduced Capital Outlay project spending. Revenues and expenses will be monitored during the year and if necessary, adjustments will be made. In 2021, the opening of a new feature to Platte Landing Park, the Wetland Restoration Project, will take place. In addition to ecological benefits, the project will include an expansion of recreational opportunities in the riverfront parks. The city will also begin implementation of projects with funds from the Parks Sales Tax referendum in 2019. These improvements will be made, consistent with the Parks Master Plan. Lastly, as previously stated, the first two Route 9 Street Projects will be completed, enhancing a major transportation corridor in the community.

Acknowledgments
City staff, volunteer board members, and consulting partners worked hard to prepare the annual budget that will guide City operations for the upcoming year. I appreciate the effort of the staff each year to analyze budget recommendations and respond to questions while handling their routine duties. Special thanks to the Mayor and Board of Aldermen for devoting extra time to budget work sessions and the strategic priorities workshop. Because of your attention and thoughtful input, I am confident this budget reflects the key community priorities for the upcoming year.

Respectfully submitted,

Joe Parente
City Administrator

General Fund (10)

Last Updated 10/31/2020

	2018 Actual	2019 Actual	2020 Budgeted	2020 YTD	2020 Projected	2021 Proposed	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**1,598,030**	**1,747,951**	**1,801,183**	**1,801,183**	**1,801,183**	**1,695,009**	**1,077,951**	**402,916**	**(66,037)**	**(500,090)**
Revenues										
Taxes	2,323,418	2,434,183	2,505,861	2,244,708	2,439,947	2,538,198	2,588,962	2,640,741	2,693,556	2,747,427
Licenses	57,943	61,510	59,000	52,365	62,298	62,700	60,600	61,206	61,818	62,436
Permits	425,574	509,382	344,600	418,646	479,183	389,100	338,045	344,210	350,499	357,177
Franchise Fees	890,574	803,146	884,000	507,098	811,032	859,000	876,160	892,663	910,516	928,727
Other Revenue	38,426	16,169	40,850	15,188	16,758	34,194	38,470	39,032	39,605	40,190
Court Revenue	154,101	130,597	150,000	50,990	61,188	130,000	131,950	133,929	135,938	137,977
Interest Income	7,919	7,121	8,000	5,582	6,699	7,500	6,120	6,242	6,367	6,495
Miscellanous Revenue	106,695	671,716	1,125,212	542,947	1,081,897	506,500	493,500	494,520	495,560	496,622
Grant Revenue	6,101	430,406	9,250	-	9,250	7,320	-	-	-	-
Transfers	405,000	415,000	495,000	419,167	495,000	516,200	522,436	588,709	605,020	621,371
Total - General Fund Revenues:	**4,415,750**	**5,479,230**	**5,621,772**	**4,256,692**	**5,463,252**	**5,050,712**	**5,056,243**	**5,201,253**	**5,298,880**	**5,398,422**
Total Sources	**6,013,780**	**7,227,181**	**7,422,956**	**6,057,875**	**7,264,435**	**6,745,721**	**6,134,193**	**5,604,169**	**5,232,843**	**4,898,331**
Expenditures										
Administration	1,051,339	1,520,659	1,379,697	1,142,287	1,293,184	1,388,267	1,350,831	1,379,049	1,408,105	1,438,030
Police	1,119,196	1,286,838	1,482,563	1,116,570	1,350,405	1,660,413	1,698,649	1,737,940	1,778,320	1,819,826
Municipal Court	146,193	155,778	167,492	128,148	154,849	172,699	151,240	154,372	157,586	160,886
Public Works	221,013	277,370	317,942	235,164	278,225	313,199	319,575	326,112	332,813	339,684
Community Development	282,135	292,943	327,872	247,322	296,662	359,311	366,763	374,389	382,191	390,176
Streets	385,122	399,253	464,684	346,121	417,387	486,779	498,173	509,890	521,943	534,342
Parks	327,323	350,375	408,370	350,562	404,166	450,654	459,417	468,420	477,671	487,180
Nature Sanctuary	43,870	46,583	53,864	41,429	51,437	61,898	62,650	63,418	64,201	65,002
Information Technology	49,205	48,796	58,352	37,347	51,401	60,745	61,049	61,354	61,661	61,969
Public Information	15,370	19,602	21,210	18,869	21,931	30,410	30,562	30,715	30,868	31,023
Total Operating Expenses	**3,640,766**	**4,398,198**	**4,682,046**	**3,663,820**	**4,319,648**	**4,984,375**	**4,998,910**	**5,105,657**	**5,215,361**	**5,328,118**
Capital Outlay (CIP)	358,594	710,300	592,451	171,431	293,957	323,975	347,172	177,975	135,120	110,066
Transfers	317,500	317,500	922,822	889,489	955,822	359,420	385,195	386,575	382,452	387,795
Total - General Fund Expenditures:	**4,316,860**	**5,425,997**	**6,197,319**	**4,724,740**	**5,569,426**	**5,667,770**	**5,731,277**	**5,670,207**	**5,732,933**	**5,825,978**
Estimated Ending Balance *(deficit)* **:**	**1,696,920**	**1,801,183**	**1,225,637**	**1,333,135**	**1,695,009**	**1,077,951**	**402,916**	**(66,037)**	**(500,090)**	**(927,647)**

General Fund (10) Revenues									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
	Beginning Fund Balance	Projected carryover from prior year.		1,598,029	1,747,951	1,801,183	1,801,183	1,801,183	1,695,009
Taxes	Real & Personal Property Taxes	Real and personal property taxes collected on property within city limits.	41001-00	1,030,683	1,100,561	1,155,195	1,143,176	1,155,195	1,192,698
	Penalties	Penalties charged on outstanding property taxes.	41002-00	3,085	3,925	3,500	3,210	3,210	3,500
	Corporate Merchants & Manufacturing	Disbursement of county tax collected to replace lost revenues from the merchants and manufacturing personal property tax exemption.	41003-00	159,041	174,019	174,019	165,562	165,562	170,000
	Financial Institution Tax	Disbursement of state tax on financial institutions located within the city.	41004-00	0	0	2,500	0	2,500	2,500
	Vehicle Tax	A fee charged for every vehicle registered within city limits.	41005-00	28,093	29,432	29,000	29,158	29,158	29,500
	Sales Tax	The City levies a 1% sales tax on purchases made within City limits.	41401-00	1,027,961	1,049,946	1,066,647	839,339	1,007,206	1,065,000
	Motor Vehicle Sales Tax	Sales taxes levied on the purchase of motor vehicles by citizens of Parkville.	41402-00	49,566	50,817	50,000	43,458	52,150	50,000
	Motor Vehicle Fees	Fees paid for motor vehicles.	41403-00	24,989	25,482	25,000	20,806	24,967	25,000
				2,323,418	2,434,183	2,505,861	2,244,708	2,439,947	2,538,198
Licenses	Dog Licenses (Tags)	License fee charged for each dog owned by a resident. The fee is $10/year for each spayed/neutered dog and $15/year for each non-spayed/neutered dog.	41101-00	1,900	1,845	2,000	1,505	1,806	2,000
	Occupational Licenses	The license fee charged to maintain, operate, or conduct a business within City limits.	41102-00	36,374	38,775	37,000	33,640	40,368	38,000
	Peddlers License	License fee charged for peddlers and solicitors.		1,150	3,850	1,500	150	180	1,500
	Liquor Licenses	The license fee charged to any business that manufactures, brews, sells or distributes alcoholic beverages.	41104-00	18,519	16,590	18,500	14,370	17,244	18,500
	Golf Cart Registration Fees		41105-00		450	0	2,700	2,700	2,700
				57,943	61,510	59,000	52,365	62,298	62,700
Permits	Building Permits	Permit fees charged for construction on any property in the City.	41201-00	298,521	388,791	260,000	360,993	410,000	300,000
	Occupancy Permit	Fee for occupancy inspections not otherwise associated with a building permit.	41201-01	650	600	500	1,725	2,070	2,000
	Sign Permits	Permit required for any sign erected in the City.	41202-00	2,150	1,220	1,000	3,847	4,616	2,500
	Alarm Permit	Permit required for alarm installation. Included in Building Permits above until actuals are known.	41203-01	204		0	0	0	
	Development Permits	Permit fee to (re)develop any property.	41205-00	987	1,200	1,500	4,940	5,928	1,500
	Public Improvement Fees	Fee charged on public improvement projects to cover staff time and materials.	41205-01	116,785	107,854	75,000	13,463	16,156	25,000
	Public Improvement Fees- PW	Fee charged on public improvement projects to cover staff time and materials for Public Works	41205-03		3,917		26,457	31,749	50,000
	Rezoning Permits	Fee charged for rezoning permits. Included in Building Permits above until actuals are known.	41206-00	600	300	600	300	360	600
	Subdivision Permit Fees	Fee charged for subdivision permits. Included in Building Permits above until actuals are known.	41207-00	4,325	4,495	4,000	4,840	5,808	4,000
	Board of Zoning Adjustment Application Fees	Fee charged for applications to the Board of Zoning adjustment for variances, exemptions, and appeals.	41208-00	300		300	0	0	300
	Conditional Use Permits	Permits issued subject to certain conditions stipulated by the Board of Aldermen. Included in Building Permits above until actuals are known.	41209-00	653		700	300	360	700
	Grading/Public Works Use Permits	Permits issued to alter the grade of land or work in the City's right-of-way. Included in Building Permits above until actuals are known.	41210-00	400	375	1,000	130	156	1,000
	Right of Way Permit Fees		41210-01		630	0	1,650	1,980	1,500
				425,574	509,382	344,600	418,646	479,183	389,100

General Fund (10) Revenues									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Franchise Fees	Telecom Franchise	All telecom companies are charged a franchise fee equal to 5% of gross receipts.	41301-00	160,136	122,897	170,000	110,238	122,897	150,000
	Missouri Gas Energy	The gas utility franchise license fee is 5% of gross receipts.	41302-00	122,024	121,329	123,000	106,871	121,329	123,000
	Missouri American Water	The water utility franchise license fee is 5% of gross receipts.	41303-00	111,806	103,855	110,000	110,105	110,105	110,000
	KC Power & Light	The electricity utility franchise license fee is 5% of gross receipts.	41304-00	420,375	379,219	405,000	143,036	380,000	400,000
	Martin Marietta Stone Royalties	Stone royalties are $0.03 per ton of limestone physically removed from the mine.	41305-00	5,003	1,587	1,000	707	848	1,000
	Cable/Video Service Franchise	The cable/video service franchise fee is 5% of gross receipts.	41306-00	71,230	74,258	75,000	36,141	75,852	75,000
			Total Franchise Fees	890,574	803,146	884,000	507,098	811,032	859,000
Other Revenue	Farmers Market	Fees paid for stall rentals at the farmers market.	41501-00	1,126	1,159	1,150	1,194	1,194	1,194
	Park Shelter Reservations	Fees paid to reserve shelters at English Landing Park.	41504-00	11,735	2,200	12,000	7,849	9,419	12,000
	Sports Field Reservations	Fees paid to reserve the athletic fields at English Landing Park.	41504-01	11,490	2,360	11,000	4,220	4,220	11,000
	Special Event Reservations	Fees paid to host events in City limits	41504-02	11,375	7,750	14,000	1,925	1,925	10,000
	Nature Sanctuary Programs	Fees paid for events and programming at Parkville Nature Sanctuary properties. Revenues are now reflected in the PNS Donation Fund on Page xx.	41505-01	2,700	2,700	2,700		0	0
			Total Other Revenue	38,426	16,169	40,850	15,188	16,758	34,194
Court Revenue	Fines	Fines collected from City ordinance violations.	41601-00	149,611	126,123	150,000	49,113	58,935	130,000
	CVC Reports	Collection fee for the Crime Victims Compensation reports. Included in Fines above until actuals are known.	41602-00	333	378		122	147	
	Appointed Attorney Reimbursement	Money received to reimburse cost of attorney for qualified defendants. Included in Fines above until actuals are known.	41602-01	46	125			0	
	Boarding of Prisoners Reimbursement	Money received to reimburse expense of boarding prisoners at the County prison. Included in Fines above until actuals are known.	41602-02	742	105			0	
	Police Reports	Fee charged to produce police reports upon request. Included in Fines above until actuals are known.	41603-00	3,370	3,866		1,755	2,106	
			Total Court Revenue	154,101	130,597	150,000	50,990	61,188	130,000
Interest Income	Interest Income	Interest earned from general fund investments.	41701-00	7,919	6,620	8,000	4,964	5,957	6,000
	CID Admin Fee		41702-00		501		618	742	1,500
			Total Interest Income	7,919	7,121	8,000	5,582	6,699	7,500
Miscellaneous	Miscellaneous	Money received from various sources that do not fall into any other category.	41801-00	37,913	204,984	25,000	13,064	89,072.79	50,000
	Meeting Videos	Meeting Videos	41801-02	315	20	0			
	Leased/Owned Properties	Revenue from City-owned properties with lease arrangements made with outside organizations, such as the Parkville EDC,the Graden Road Cell Tower, and the City Farm Ground.	41802-00	36,525	55,225	301,000	54,090	164,908	55,000
	FEMA Flood Reparations	Disaster recovery funds received from FEMA.	41803-99	2,402	0	400,000	76,335	428,458	0
	Sale of Vehicles & Equipment	Revenue generated from the sale of City-owned vehicles and equipment.	41805-00	2,370	12,370	0			
	Insurance Claim Reimbursement	Reimbursements for insurance claims, workers	41807-01	27,170	1,405	1,500			1,500
	P.O.S.T. Monies	Any P.O.S.T. certified training reimbursement.	41808-00		0	0			
	Land Sales	Sale of land to Creekside Development.	41809-01		397,712	397,712	399,458	399,458	400,000
			Total Miscellaneous	106,695	671,716	1,125,212	542,947	1,081,897	506,500

General Fund (10) Revenues										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Grants	FEMA Grant Revenue	Low Water Crossing Grant Funds	41804-00		406,387				
	Storm Water Grant	Platte County Outreach Grants for stormwater projects (Low Water Crossing).	41804-05		11,000				
	Other Grants	Grant money received from other miscellaneous sources. Funding in 2021 includes anticipated associated with the MDC TRIM Grant ($7,320).	41804-09	6,101	13,019	9,250		9,250	7,320
			Total Grant Revenue	6,101	430,406	9,250	0	9,250	7,320
Transfers	Transfer from Transportation Fund	Fund transfer to reimburse General Fund for transportation-related expenses.	41901-00	200,000	185,000	175,000	145,833	175,000	175,000
	Transfer from Park Sales Tax Fund	Fund transfer to pay for administrative costs for parks sales tax fund projects.	41911-00			40,000	40,000	40,000	41,200
	Transfer from Park Donations		419906-00	15,000					
	Sewer Administrative Fee	Fee from Sewer Fund for salaries and various administrative functions relating to the Sewer Fund	41903-00	190,000	230,000	280,000	233,333	280,000	300,000
			Total Transfers	405,000	415,000	495,000	419,167	495,000	516,200
	Total General Fund (10) Revenues			6,013,779	7,227,181	7,422,956	6,057,875	7,264,435	6,745,721

General Fund (10) Administration (501)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	The total salaries for Administration employees. A portion of staff salaries are covered by the Sewer Administrative Fee, as related to sewer work performed.	01-01-00	413,010	410,261	440,061	348,935	418,722	452,694
	Overtime	Any additional salary payment over the base rate of pay for department employees.	01-03-00	0		0			0
	Mayor and Aldermen	Annual salary for Mayor ($14,400/year). Annual salary for Aldermen ($5,400/year per Alderman).	01-11-00	56,771	57,602	57,600	48,740	57,600	57,600
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	37,876	38,426	37,460	28,870	34,645	39,037
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries. Includes ICMA-RC Retirement contribution per City Administrator contract.	01-22-00	32,659	36,413	42,133	36,443	43,731	47,600
	City Administrator Auto Allowance	City Administrator auto allowance ($150/month).	01-33-00	1,800	1,800	1,800	1,500	1,800	1,800
	Membership Fees & Dues - Mayor and Board of Aldermen	The fees associated with membership to organizations for the Mayor and Board.	01-40-00	1,854	3,573	4,000	3,538	4,000	4,000
	Membership Fees & Dues - Administrative Staff	The fees associated with membership to organizations for Administration employees.	01-41-00	3,591	3,199	3,100	2,876	3,100	3,100
	Professional Development - Administrative Staff	Cost of educational seminars and conferences attended by Administrative employees.	01-41-02	12,875	18,715	18,000	2,362	3,500	18,000
	Professional Development - Mayor and Board of Aldermen	Cost of educational seminars and conferences attended by elected officials.	01-41-03	3,094	1,635	3,000	475	500	3,000
	Tuition Reimbursement	Reimbursement of educational advancement of employees.	01-43-00		1,680	0			0
			Total Personnel	563,530	573,302	607,154	473,738	567,597	626,832
Insurance	Liability	Premium payment for the City's liability insurance.	02-01-00	104,374	111,592	117,172	120,674	120,674	126,708
	Insurance Deductible	Any insurance claim has $5,000 or $10,000 deductible. This is a budget placeholder, claims will be recorded to the appropriate department.	02-01-01	1,458	1,000	20,000			20,000
	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium. Reflects premium increases for employees.	02-02-00	30,696	37,448	52,800	38,121	46,901	51,592
	Workers Compensation	Workers compensation premium that covers all Administration employees.	02-03-00	505	765	1,000	915	915	1,000
	Unemployment	Cost of any unemployment insurance claims for the Administration Department.	02-04-00	15,543		0			
	Property Insurance	Premium payment for the City's property insurance.	02-05-00		15,854	16,647	17,043	17,043	17,895
			Total Insurance	152,576	166,659	207,618	176,754	185,533	217,195
Utilities	Telephone & Voicemail	Charges for local and long distance telephone service for City Hall.	03-01-00	7,343	8,029	7,200	5,495	6,826	7,200
	Electricity	Electric utility charges for City Hall.	03-02-00	57,183	52,524	60,000	59,517	70,291	73,806
	Water	Water utility charges for City Hall.	03-04-00	7,592	4,858	5,000	4,130	4,788	5,000
	Mobile Phones	Cellular phone stipend for the staff person assigned public information duties ($10/month).	03-05-00	-150	523	120	677	809	850
	Train Depot Utilities	No longer used. All utility charges for the Train Depot. The Train Depot is under a lease agreement; utilities paid by tenant.	03-07-00						
	Cable	Internet charges for City Hall.	03-08-00	1,520	3,010	2,880	2,265	2,685	2,820
	Trash Hauling/Recycling	Trash and recycling pickup fee for City Hall ($300/year).	03-09-00	885	920	300	300	360	300
			Total Utilities	74,372	69,865	75,500	72,384	85,759	89,976
Capital Exp.	Lease Purchase - Office Equipment	Lease of the postage machine.	04-22-00	631	624	624	468	624	624
			Total Capital Expenses	631	624	624	468	624	624

General Fund (10) Administration (501)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	This includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies and general consumables.	05-01-00	5,710	6,275	5,000	3,596	4,315	5,000
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	774	1,490	1,500	1,153	1,383	1,500
	Printing	Expenses for printing work not performed by City personnel. This includes items such as business cards, forms and books.	05-04-00	929	943	800	236	283	500
	Publications	Purchase of books and periodicals that are pertinent to City services and/or employee performance, such as the MARC salary report.	05-05-00		256	250	236	250	250
			Total Office Expenses	7,413	8,964	7,550	5,220	6,231	7,250
Maintenance	Building Maintenance & Repair	Maintenance and repair charges for City Hall.	06-01-00	21,712	20,405	20,000	7,593	8,900	20,000
	HVAC Maintenance & Repair	Maintenance and repair costs associated with City Hall's HVAC unit.	06-01-01	6,025	14,641	8,000	9,683	12,900	10,000
	Janitorial Services/Supplies	Janitorial services contracted for the cleaning of City Hall ($900/month) and the purchase of supplies such as paper towels, toilet paper, etc.	06-02-00	11,601	11,625	12,500	6,750	8,639	12,500
	Train Depot Maintenance	Costs associated with the upkeep of the Train Depot and its contents.	06-11-00		69	2,000	190	250	1,000
	Office Equipment Maintenance	Maintenance and printing costs for the Administration copier and small printer.	06-34-00	2,547	1,526	1,950	1,262	1,500	1,650
			Total Maintenance	41,885	48,267	44,450	25,478	32,189	45,150
City Services	Elections	The City's share of the county's cost to hold elections.	07-01-00	4,613	1,902	2,800	4,874	4,874	2,500
	Advertising/Public Notice	Costs for any advertisements placed in local newspapers of and codification of city ordinances.	07-02-00	1,424	1,035	1,600	166	199	1,000
	Credit Card Processing Fees	No longer used. Cost to process credit and debit card transactions. Processing fees no longer charged to administrative sales.	07-04-00	477	1,226		582	1,000	1,100
	MARC HHW Program	No longer used. The cost of participating in MARC's Hazardous Household Waste program, which allows residents to safely dispose of such waste at no charge. Moved to Transportation Fund.	07-47-00						
	Friends of Parkville Animal Shelter - Animal Control	The City pays the Friends of Parkville Animal Shelter for providing animal control and kenneling services.	07-99-00	6,000	6,000	6,000	5,000	6,000	6,000
			Total City Services	12,514	10,163	10,400	10,622	12,073	10,600
Professional Fees	Attorney/Legal Fees	Fees paid for services provided by the City's contracted law firm, includes monthly contracted amount ($5,833.00/month), the balance is for special services.	08-01-00	103,914	74,163	120,000	58,078	68,319	125,000
	Litigation	Legal fees arising from litigation.	08-01-01			50,000	46,823	86,520	100,000
	Auditor Fees	Fees paid for services rendered to perform the annual financial audit of the City.	08-02-00	19,070	18,880	18,800	18,880	18,880	19,740
	Professional Services	Contractual arrangements with outside professionals such as engineers, planning, executive search, etc. Includes memberships for regional and state organizations.	08-02-02	52,999	235,149	120,000	105,748	117,308	125,500
			Total Professional Fees	175,983	328,192	308,800	229,528	291,027	370,240

General Fund (10) Administration (501)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Other Expenses	Holiday Decorations	The cost of hanging decorations on utility poles around the City during the holidays.	09-04-00	1,010	12,845	1,000	396	800	1,000
	Cemetery Maintenance	Maintenance of the Old Parkville Cemetery.	09-11-00	3,616	3,091	4,000	3,431	3,431	4,000
	Hiring Expenses	Expenses related to hiring new City employees	09-13-00						500
	Meeting Food	For food costs associated with various meetings including work sessions, Finance Committee and executive sessions.	09-20-02	2,455	2,268	2,000	752	850	2,000
	Meeting Supplies	Miscellaneous supplies for meetings.	09-20-07	296	234	300	135	250	400
	Miscellaneous	Miscellaneous includes uncategorized expenses. Includes funding for elected official business meetings, speaker/volunteer acknowledgements, etc.	09-21-00	13,154	12,355	8,000	39,819	3,239	10,000
	Contingency		09-21-03						
	Employee Appreciation	Annual employee appreciation events.	09-21-03	1,904	1,960	2,300	100	120	2,500
	Flood Management	Emergency expenses related to flood	09-25-00		286,672	100,000	103,461	103,461	0
			Total Other Expenses	22,434	319,425	117,600	148,094	112,151	20,400
Transfers	Transfer to Emergency Reserve Fund	Transfer to Emergency Reserve Fund to cover any emergency expenses.	20-20-00	317,500	317,500	100,000	83,333	100,000	0
	Transfer to Projects Fund	Transfer to Projects Fund to cover any Projects Fund related expenses (Route 9 Corridor 6th Street Project).	20-22-00			400,000	400,000	400,000	0
	Transfer to Brush Creek NID Bond Debt Service Fund	Transfer of proceeds from the Creekside Land Sale for Brush Creek NID Debt Service	20-26-00			140,000	140,000	140,000	112,357
	Transfer to Brink Meyer Road NID Bond Debt Service Fund	Transfer of proceeds from the Creekside Land Sale for Brink Meyer Road NID Debt Service	20-27-00			282,822	282,822	282,822	247,063
			Total Transfers	317,500	317,500	922,822	906,155	922,822	359,420
			Total General Fund (10) Administration (501)	1,368,839	1,842,961	2,302,518	2,048,442	2,216,006	1,747,687

General Fund (10) Police (505)										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	The total salaries for Police Department employees.	01-01-00	739,050	860,953	922,461	725,282	861,102	1,029,980
	Overtime	Any additional salary payment over the base rate of pay for department employees.	01-03-00	42,989	15,959	20,000	9,075	15,000	20,000
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	57,100	64,707	76,462	54,198	65,038	80,323
	Retirement	The City's LAGERS contribution for 2020 is 13.7% of police salaries. The contribution for employees who are not police officers is 12.0%.	01-22-00	71,620	86,935	128,022	92,130	110,556	143,847
	Membership Fees & Dues	The fees associated with membership to organizations for Police employees.	01-41-00	405	475	950	420	700	950
	Professional Development	Cost of educational seminars and conferences attended by Police employees.	01-41-02	2,704	3,080	4,500	567	3,000	4,500
	Tuition Reimbursement	Reimbursement of educational advancement of employees.	01-43-00	1,782	1,500	4,500	2,400	3,500	4,500
			Total Personnel	915,650	1,033,608	1,156,896	884,072	1,058,896	1,284,101
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium.	02-02-00	107,813	149,589	174,642	135,524	162,628	199,891
	Workers Compensation	The workers compensation premium that covers all Police employees.	02-03-00	29,025	36,119	37,925	58,020	58,020	60,921
	Unemployment	This covers the cost of any unemployment insurance claims for the Police Department.	02-04-00			1,500	-	0	1,500
			Total Insurance	136,837	185,709	214,067	193,544	220,648	262,312
Utilities	Telephone & Voicemail	Private line to assist with investigations or other confidential matters in the Department.	03-01-00	886	1,608	1,500	1,326	1,500	1,500
	Mobile Phones	The cost of cellular phones and coverage for Police personnel.	03-05-00	4,249	1,926	4,500	2,574	3,500	4,500
			Total Utilities	5,135	3,534	6,000	3,900	5,000	6,000
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	Includes items such as stationery, pens/pencils, ink/toner, folders, etc. as well as computer accessories, meeting supplies and general consumables.	05-01-00	1,822	1,137	2,800	1,608	2,400	2,800
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	89	113	250	64	200	250
	Printing	Expenses for printing work not performed by City personnel. Includes items such as business cards, forms, notices, letterhead, signage and books.	05-04-00	184	50	500	-	450	500
	Small Office Equipment	Items such as printers, calculators, etc.	05-20-00	773	393	1,000	54	900	1,000
	Equipment and Hand Tools	Any equipment or hand tools needed to carry out the work of the Police Department. Includes radars, in-car video, Kevlar vests, evidence and fingerprinting supplies, duty ammunition, Taser cartridges, radios, safety vests, batteries, keys, tools, etc.	05-21-00	4,190	7,960	9,000	1,782	8,500	10,000
	Terminal - Rejis	Service charges to access the REJIS database. Recurring monthly fee of $2.25 per user. Additional $55/month as of 2018.	05-22-01	2,125	2,080	3,100	1,747	2,800	3,500
	Terminal - Platte County	Service charges to access the Platte County Sheriff's database.	05-22-02	2,165	2,251	2,600	2,251	2,251	2,600
	Uniforms	Purchase of uniforms and uniform equipment for each officer.	05-31-00	5,563	3,048	7,000	1,334	5,500	7,000
	Other Purchases	Training and use of AED devices within the Department.	05-99-00	198		500	-	400	500
			Total Office Expenses	17,108	17,032	26,750	8,841	23,401	28,150

General Fund (10) Police (505)										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Maintenance	Vehicle Repair & Maintenance	Maintenance and repair of police vehicles.	06-21-00	10,711	14,570	18,000	8,700	12,000	18,000
	Equipment Repair & Maintenance	Maintenance and repair of police equipment/Radio Contract/park cameras contract	06-21-01	2,005	2,727	3,000	1,770	3,000	4,000
	Vehicle Gas & Oil	Fuel for Police Department vehicles.	06-22-00	22,529	28,835	45,000	14,248	20,000	45,000
	Crimestar Maintenance	Maintenance on the City's Crimestar service and TIPS Hotline Fee.	06-32-02	1,500	1,500	1,500	-	1,500	1,500
	Office Equipment Maintenance	Service contract/maintenance for Police Department copier.	06-34-00	515	384	800	-	750	800
			Total Maintenance	37,260	48,016	68,300	24,719	37,250	69,300
City Services	Hiring Expenses	Screening tests completed before hiring new police officers as well as advertising costs to recruit new police officers for vacant positions.	07-56-00	5,528	1,156	3,500	636	2,500	3,500
	Crime Commission	The City's annual contribution to the Crime Commission.	07-57-00	500	500	500	500	500	500
	Lab Work	The cost of sending evidence out for laboratory analysis and crime scene processing.	07-81-00	-		2,000	-	0	2,000
	Contractual Service Agreement	Payments for investigative information services rendered, Leads on Line, Medical Advisor/AED, and Accurint Information Services.	07-90-00	362	361	2,000	360	360	2,000
	Other City Services	Any other services performed by the Police Department not already covered. This includes the boarding of animals not covered by FOPAS agreement, including euthanasia.	07-99-00		236	700	-	350	700
			Total City Services	6,389	2,253	8,700	1,496	3,710	8,700
Other Exp.	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	6	182	350	-	0	350
	Harvesters-Deer Donation	This line item is used for Harvester donations for deer management.	09-21-04	810	180	1,500	-	1,500	1,500
			Total Other Expenses	816	362	1,850	-	1,500	1,850
			Total General Fund (10) Police Expenses	1,119,196	1,290,514	1,482,563	1,116,570	1,350,405	1,660,413

Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
General Fund (10) Court (510)									
Personnel	Salaries	Salaries of the Court Clerk and Part-Time Court Clerk.	01-01-00	60,178	67,056	69,991	56,799	68,158	69,461
	Overtime	Any additional salary payment over the base rate of pay for department employees.	01-03-00	22	25	-	-	0	0
	Judge	Judge's annual salary.	01-11-00	17,955	18,000	18,000	15,231	18,277	18,000
	FICA & Medicare	The City's share of FICA & Medicare cost for its employees.	01-21-00	6,275	6,867	7,126	5,625	6,750	6,691
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries.	01-22-00	3,415	4,714	5,219	4,547	5,457	5,402
	Judge Allowance	Judge's allowance ($45/month).	01-32-00	540	540	540	450	540	540
	Membership Fees & Dues	The fees associated with membership to organizations for the Judge, attorneys, and Court employees.	01-41-00	302	500	550	-	0	550
	Professional Development	Cost of educational seminars and conferences attended by Court employees.	01-41-02	4,624	2,950	5,500	784	941	5,500
	Prosecutor	Prosecutor's annual salary.	01-51-00	16,250	16,040	15,000	13,750	15,000	15,000
	Public Defender	Public Defender's annual salary.	01-51-02	6,600	7,200	7,200	6,600	7,200	7,200
			Total Personnel	116,161	123,891	129,126	103,786	122,323	128,344
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium.	02-02-00	8,018	9,595	10,532	8,226	9,871	10,859
	Workers Compensation	The workers compensation premium that covers all Municipal Court employees.	02-03-00	2,959	3,347	3,514	7,597	7,597	7,977
			Total Insurance	10,977	12,942	14,046	15,823	17,468	18,835
Utilities	Mobile Phones	Cellular phone stipend for Court Clerk ($10/month).	03-05-00	120	120	120	60	120	120
			Total Utilities	120	120	120	60	120	120
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	Includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies, and general consumables.	05-01-00	575	353	1,000	145	1,000	1,000
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	337	266	400	446	536	500
	Printing	Expenses for printing work not performed by City personnel. Includes business cards, forms, notices, letterhead, and books.	05-04-00	983	2,068	3,000	437	524	3,000
	Publications	Purchase of books and periodicals that are pertinent to City services and/or employee performance.	05-05-00	363	411	400	-	437	500
	Processing Fees	Fees associated with processing credit cards.	05-06-00		0	-	-	0	
			Total Office Expenses	2,258	3,098	4,800	1,029	2,497	5,000
Maintenance	REJIS System	The fees incurred to check for warrants on defendants.	06-32-00		0	-	-	0	
	Software Support Agreement	Maintenance agreement with Tyler Technologies for the Incode court module. Possible ShowMe Software conversion 9/1/2021.	06-33-00	2,883	3,014	3,500	-	3,500	4,500
	Office Equipment Maintenance	Maintenance costs for Municipal Court copier.	06-34-00	871	280	250	197	236	250
			Total Maintenance	3,754	3,295	3,750	197	3,736	4,750
City Services	Boarding of Prisoners	The cost to board prisoners at the Platte County prison facilities.	07-80-00	4,665	3,883	7,000	3,598	4,318	7,000
	Bailiff	The cost to have a police officer stand as bailiff for court.	07-82-00	7,409	8,133	7,500	3,656	4,387	7,500
	Translator	Translation services for non-English speaking defendants.	07-82-01	449	607	650	-	0	650
			Total City Services	12,523	12,623	15,150	7,254	8,705	15,150
Other Exp.	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	401	0	500	-	0	500
			Total Other Expenses	401	0	500	-	-	500
			Total General Fund (10) Court Expenses	146,193	155,969	167,492	128,148	154,849	172,699

General Fund (10) Public Works (515)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	Includes salaries for Public Works employees. A portion is covered by the Sewer Administrative Fee, as related to sewer work performed and the Parks Sales Tax Fund, as it relates to project management of park improvements.	01-01-00	146,130	159,872	205,489	156,843	188,212	197,611
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	10,993	11,673	15,720	11,366	13,639	15,117
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries.	01-22-00	9,022	10,342	12,723	10,845	13,014	13,906
	Public Works Director Auto Allowance	Public Works Director auto allowance ($250/month).	01-33-00	3,000	3,000	3,000	2,500	3,000	3,000
	Membership Fees & Dues	The fees associated with membership to organizations for the Public Works Director.	01-41-00	766	417	800	723	818	820
	Professional Development	Cost of educational seminars and conferences attended by Public Works employees.	01-41-02	3,273	4,389	4,500	525	1,000	4,500
	Tuition Reimbursement	Reimbursement of educational advancement of employees.	01-43-00	1,000	190	-		-	0
			Total Personnel	174,185	189,882	242,232	182,803	219,683	234,954
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium.	02-02-00	22,027	26,867	29,360	23,973	28,768	31,645
	Workers Compensation	The workers compensation premium that covers Public Works employees.	02-03-00	250	573	300	587	438	500
	Unemployment	This covers the cost of any unemployment insurance claims for the Public Works Department.	02-04-00	-	0	-	-	0	0
			Total Insurance	22,277	27,440	29,660	24,560	29,206	32,145
Utilities	Mobile Phones	Cellular stipend for the Public Works Director ($40/month) and cell phone expense for inspector.	03-05-00	821	563	650	568	650	700
			Total Utilities	821	563	650	568	650	700
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	Includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies and general consumables.	05-01-00	878	452	850	95	700	850
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	51	33	150	220	250	150
	Printing	Expenses for printing work not performed by City personnel. This includes items such as business cards, forms, letterhead, and books.	05-04-00	46	84	150	471	500	150
	Uniforms	Uniform allowance is provided for required apparel for the Public Works inspector.	05-31-00	233	0	250		200	250
			Total Office Expenses	1,208	568	1,400	787	1,650	1,400
Maint.	Tornado Siren	Contracted monthly maintenance on the City's tornado/public safety siren. Includes funding for the City's participation in the Missouri River flood gauge partnership.	06-36-00	2,833	3,916	3,500	2,945	3,534	3,500
			Total Maintenance	2,833	3,916	3,500	2,945	3,534	3,500
Professional Fees	Engineer & Planning Fees	For on-call assistance to supplement staff for special projects and periods of high volume for plan reviews, materials testing, and inspections. Offset in part by development fees for public improvements.	08-03-00	19,444	54,917	40,000	23,189	23,189	40,000
			Total Professional Fees	19,444	54,917	40,000	23,189	23,189	40,000
Other Exp.	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	245	466	500	312	312	500
			Total Other Expenses	245	466	500	312	312	500
			Total General Fund (10) Public Works Expenses	221,013	277,753	317,942	235,164	278,225	313,199

General Fund (10) Community Development (518)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	The total salaries for Community Development employees.	01-01-00	206,075	211,438	225,554	184,825	221,790	258,023
	Overtime	Any additional salary payment over the base rate of pay for department employees.			46	-	-	0	0
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	15,491	16,223	17,255	14,086	16,903	19,739
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries.	01-22-00	14,620	16,417	23,765	17,622	21,146	26,775
	Community Development Director Auto Allowance	Community Development Director auto allowance ($200/month).	01-31-00	2,435	2,400	2,400	2,000	2,400	2,400
	Membership Fees and Dues	The fees associated with membership to organizations for Community Development employees.	01-41-00	360	435	1,200	250	300	950
	Professional Development	This includes the costs for educational seminars and conferences attended by employees, such as registration, travel, lodging, and per diem.	01-41-02	7,463	4,123	11,489	655	786	10,400
	Tuition Reimbursement	Reimbursement of educational advancement of employees.	01-43-00	840	0	-	-	0	0
			Total Personnel	247,284	251,082	281,663	219,438	263,325	318,287
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium. Reflects premium increases for employees.	02-02-00	14,473	16,910	23,331	16,073	19,272	21,199
	Workers Compensation	The workers compensation premium that covers all Community Development employees.	02-03-00	316	740	777	548	548	575
	Unemployment	This covers the cost of any unemployment insurance claims for the Community Development Department.	02-04-00		0	500		0	500
			Total Insurance	14,789	17,650	24,608	16,620	19,820	22,275
Utilities	Mobile Phones & Pagers	The cost of cellular phones and coverage for Community Development employees.	03-05-00	1,837	724	1,600	1,066	1,279	1,600
			Total Utilities	1,837	724	1,600	1,066	1,279	1,600
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	Includes items such as stationery, pens/pencils & folders, meeting supplies, computer accessories, plotter ink and, general consumables.	05-01-00	1,134	2,155	1,000	3,961	4,753	1,000
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	1,057	1,139	2,000	582	698	2,000
	Printing	Expenses for printing work not performed on City equipment. Examples include items such as business cards, inspection forms, violation notice cards, etc.	05-04-00	57	84	200	83	99	200
	Publications	Purchase of books and periodicals that are pertinent to City services and/or employee performance, such as code books and other printed manuals. Purchased every three years.	05-05-00	-	523	-	-	0	0
	Small Office Equipment	Small equipment such as desktop printers, hole punches, calculators, etc.	05-20-00	27	0	-	-	0	-
	Equipment and Hand Tools	Equipment necessary to carry out department duties including, electrical testers, flash lights, canned smoke, and other necessary tools.	05-21-00	246	146	250	78	94	250
	Uniforms	An allowance is provided for required apparel including uniforms, boots, gloves, etc. on an "as needed" basis.	05-31-00	553	491	550	535	643	200
			Total Office Expenses	3,074	4,538	4,000	5,239	6,287	3,650

General Fund (10) Community Development (518)

Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Maintenance	Vehicle Repair & Maintenance	All maintenance and repair work for Community Development Department vehicles.	06-21-00	97	42	1,000	43	52	500
	Vehicle Gas & Oil	Fuel for Community Development Department vehicles.	06-22-00	958	1,174	1,000	598	718	1,000
		Total Maintenance		1,055	1,216	2,000	641	770	1,500
City Services	Public Notices	The cost to advertise and post public notices, including newspaper publications, signage, etc. and for recording. Certified mail included in Postage above.	07-02-01	775	4,630	2,000	136	163	2,000
	Code Enforcement	Costs associated with code enforcement services, including condemnation, demolition, mowing, trash removal, liens and other enforcement expenses.	07-04-00		13,084	3,000	-	0	3,000
		Total City Services		775	17,714	5,000	136	163	5,000
Professional Fees	Engineer & Planning Fees	The fees for consultant engineering, planning, surveying, interns or similar specialty work or reviews performed for the Community Development Department.	08-03-00	9,355	1,670	6,000	2,404	2,885	5,000
	NPDES II/Arcview	The cost to purchase data, aerials, and maintain the City's GIS mapping system.	08-03-02	3,669	400	2,700	1,337	1,605	1,700
		Total Professional Fees		13,024	2,070	8,700	3,741	4,489	6,700
Other Expenses	Planning Commission meeting food/supplies	Food and miscellaneous supplies associated with Planning Commission meetings.	09-20-00		130	150	57	68	150
	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	297	3	150	384	461	150
		Total Other Expenses		297	133	300	441	529	300
		Total General Fund (10) Community Development Expenses		282,135	295,127	327,872	247,322	296,662	359,311

General Fund (10) Streets (520)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	The total salaries for Streets Division employees.	01-01-00	244,088	235,375	268,597	205,857	247,028	276,656
	Overtime	Any additional salary payment over the base rate of pay for department employees.	01-03-00	11,733	15,958	17,000	9,400	11,280	17,000
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	18,494	18,311	21,848	15,881	19,057	22,465
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries.	01-22-00	20,054	21,287	32,272	22,242	26,690	33,183
	Professional Development	Cost for educational seminars and conferences attended by Streets employees.	01-41-02	224	15	500	-	0	500
			Total Personnel	294,593	290,946	340,218	253,379	304,055	349,804
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium.	02-02-00	32,725	41,039	46,470	35,538	42,646	46,910
	Workers Compensation	The workers compensation premium that covers all Streets Divisions employees.	02-03-00	16,374	20,582	21,611	30,157	30,157	31,665
	Unemployment	This covers the cost of any unemployment insurance claims for the Streets Division.	02-04-00		0	1,500	-	0	1,500
			Total Insurance	49,099	61,621	69,581	65,695	72,802	80,075
Utilities	Telephone & Voicemail	The charges for local and long distance telephone service and internet for the Street Barn.	03-01-00	1,751	2,629	1,600	1,945	2,334	1,800
	Electricity	Electric utility charges for the Street Barn.	03-02-00	3,748	3,098	4,200	1,789	2,146	4,200
	Gas	Gas utility charges for the Street Barn.	03-03-00	1,095	1,766	2,000	955	1,146	2,000
	Water	Water loads and drinking water for the Street Barn.	03-04-00	4,888	4,767	5,000	3,406	4,000	5,000
	Mobile Phones	The cost of cellular phones and coverage for street division employees.	03-05-00	2,544	990	2,800	1,514	1,817	2,800
	Trash Hauling	The hauling charges for the trash at the Street Barn and trash cans on Main Street ($660/year for Streets dumpster, free for Downtown trash).	03-09-00	160	300	1,200	-	600	1,200
			Total Utilities	14,186	13,549	16,800	9,609	12,044	17,000

General Fund (10) Streets (520)									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	This includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies and general consumables.	05-01-00	632	233	1,000	449	800	1,000
	Small Office Equipment	Items such as printers, telephones, etc.	05-20-00			500		250	500
	Shop Supplies & Materials	Miscellaneous small equipment purchases such as hedge trimmers, saws, brooms, etc.	05-21-00	6,133	4,890	6,500	4,596	6,000	6,500
	Uniforms	Allowance provided for uniforms, including boots, winter apparel, and apparel with the City logo.	05-31-00	2,735	2,927	3,000	1,048	3,000	3,000
			Total Office Expenses	9,500	8,050	11,000	6,094	10,050	11,000
City Services	Clean up and Recycling Expenses	All expenses pertaining to the semiannual cleanup events held during the spring and fall for residents, including the electronics recycling and paper shredding.	07-43-00	16,315	18,328	17,000	3,359	10,000	19,000
	Household Hazardous Waste	All expenses pertaining to the MARC Household Hazardous Waste Collection Program and local event. The MARC HHW program allows residents to safely dispose of such waste at no charge. Previously in Administration Division.	07-43-02	194	7,246	7,935	7,435	7,435	8,000
	Mosquito & Weed Control	Chemicals used to abate weeds and mosquitoes around the City.	07-51-00	949	920	1,800	550	1,000	1,800
	Animal Control	Supplies for animal control.	07-55-00	147	0	100	-	0	100
			Total City Services	17,604	26,495	26,835	11,344	18,435	28,900
Other Expenses	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	141	19	250	-	0	0
			Total Other Expenses	141	19	250	-	-	-
			Total General Fund (10) Streets Expenses	385,122	400,680	464,684	346,121	417,387	486,779

General Fund (10) Parks (525)										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	The total salaries for Parks employees.	01-01-00	113,408	121,535	125,008	106,294	127,553	137,124
	Overtime	Any additional salary payment over the base rate of pay for department employees.	01-03-00	6,512	10,975	9,000	7,603	9,123	10,000
	Seasonal Landscape Maintenance Workers	Four part-time seasonal employees are hired to maintain parks during the summer.	01-05-00	47,193	44,445	50,000	48,832	50,000	50,000
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	12,301	13,208	14,087	12,189	14,626	15,080
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries.	01-22-00	9,940	11,723	15,158	13,820	16,584	16,625
	Professional Development	This includes the costs for educational seminars and conferences attended by Parks employees.	01-41-02		17	500	16	50	500
			Total Personnel	189,356	201,902	213,752	188,753	217,937	229,329
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium.	02-02-00	13,912	27,850	29,259	30,170	36,204	39,824
	Workers Compensation	The workers compensation premium that covers all Parks employees.	02-03-00	6,297	9,128	9,584	10,406	10,406	10,926
	Unemployment	This covers the cost of any unemployment insurance claims for the Parks Division.	02-04-00		0	1,000	-	0	1,000
			Total Insurance	20,210	36,977	39,843	40,576	46,610	51,750
Utilities	Telephone & Voicemail	The charges for local and long distance telephone service for the Parks office.	03-01-00	2,698	4,074	2,500	2,957	3,000	3,500
	Electricity	Electric utility charges for the Parks office and Parks storage building.	03-02-00	16,273	20,195	22,000	4,702	6,500	22,000
	Gas	Gas utility charges for the Parks office. Terminated in 2017.	03-03-00		0	-	0	0	0
	Water	Water utility charges and drinking water for the Parks office.	03-04-00	5,898	3,334	6,000	4,423	4,423	6,000
	Mobile Phones	The cost of cellular phones and coverage for Parks employees.	03-05-00	842	618	800	505	600	800
	Trash Hauling	Trash hauling for the City parks. Includes recycling containers.	03-09-00	725	160	1,000	39	500	1,000
			Total Utilities	26,436	28,381	32,300	12,626	15,023	33,300
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	Includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies, and general consumables.	05-01-00	657	478	500	-	250	500
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	3	3	75	1	25	75
	Printing	Expenses for printing work not performed by City personnel. It would include items such as business cards, forms, notices, letterhead, and books.	05-04-00	675	264	400	477	500	500
	Publications	Purchase of books and periodicals that are pertinent to City services and/or employee performance.	05-05-00		0	50	-	0	50
	Small Office Equipment	Items such as printers, fax machines, etc.	05-20-00		0	250	150	150	250
	Equipment & Hand Tools	Any equipment or hand tools needed to carry out the work of the Parks Division.	05-21-00	6,994	8,882	6,500	4,774	6,000	6,500
	Uniforms	Allowance provided for uniforms, including boots, winter apparel, and apparel with the City logo.	05-31-00	1,168	531	2,000	1,595	2,000	2,000
	Restroom Supplies	Toiletries for the public restrooms in English Landing Park and Platte Landing Park.	05-41-01	2,573	508	3,000	2,192	2,500	3,000
	Trash Bags	Trash and dog waste bags for the receptacles in City parks.	05-41-02	4,037	435	4,700	3,033	3,500	4,700
	Park Enhancements	Amenity improvements for City parks.	05-41-03	(1,743)	5,795	7,000	9,984	12,000	10,000
	Grass Seed & Fertilizer	Grass seed and fertilizer for the City parks.	05-42-00	1,856	463	3,800	8,743	9,000	5,000
	Other Purchases	Unbudgeted purchase of supplies.	05-99-00	357	176	500	311	500	500
			Total Office Expenses	16,577	17,533	28,775	31,259	36,425	33,075

General Fund (10) Parks (525)										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Maintenance	Building Maintenance & Repair	Maintenance and repair of Parks office building and other park structures.	06-01-00	5,705	4,654	6,000	9,910	10,000	6,000
	Restrooms	Maintenance of the permanent public restrooms in English Landing Park and Platte Landing Park	06-03-00	1,808	1,097	4,500	2,537	3,000	8,000
	Stage Maintenance	Maintenance for the Maxine McKeon Stage in English Landing Park.	06-05-01		65	300	0	0	300
	Ball Field Maintenance	Includes maintenance ball fields, volleyball courts, and related amenities.	06-05-02	3,528	3,512	4,000	11,922	11,922	6,000
	Trail Maintenance	Maintenance of park trails. Includes crackseal and seal coat of trail along 45 Hwy from 9 Hwy to Klamm Road ($4,000)	06-05-03	903	5,246	6,500	1,150	2,000	6,500
	Playground Equipment & Repair	Maintenance for the playground at English Landing Park.	06-12-00	12,826	978	3,000	2,500	2,500	3,000
	Spirit Fountain	Maintenance for the Gresham Spirit fountain by the Train Depot. Includes preventative maintenance for fountain pump.	06-13-00	567	1,277	2,500	2,046	2,100	2,500
	Vehicle Repair & Maintenance	Maintenance for the Parks Division vehicles.	06-21-00	3,497	5,831	5,000	1,282	1,500	5,000
	Equipment Repair & Maintenance	Repair and maintenance of Parks Division equipment. This does not include lawn mowers.	06-21-01	2,798	8,145	3,500	948	1,500	3,500
	Tractor Mowing Equipment	Maintenance and repair of Parks Division lawn mowers and tractors.	06-21-02	2,602	3,555	5,000	3,179	3,200	5,000
	Vehicle Gas & Oil	Fuel for Parks Division vehicles.	06-22-00	3,578	2,744	4,000	864	2,000	4,000
	Equipment Gas & Oil	Fuel and oil for park mowing equipment.	06-22-01	2,386	3,026	3,200	1,422	2,200	3,200
			Total Maintenance	40,198	40,131	47,500	37,759	41,922	53,000
City Services	Rental of Portable Toilets	Rental of portable toilets in convenient locations throughout English Landing Park.	07-20-00	5,518	6,013	6,000	8,425	10,000	8,000
	Mosquito & Weed Control	Chemicals used to abate weeds and mosquitoes in City parks. Funding in 2017 includes the maintenance of the PLP wetland and native vegetation area.	07-51-00	7,395	5,795	10,000	4,950	6,500	10,000
	Landscaping	To purchase mulch, perennials, top soil, etc. for all Parks.	07-51-01	-	194	4,000	1,362	2,000	4,000
	Tree Trimming & Removal	The trimming and removal of any unsafe and/or unhealthy trees in City parks. Helps to maintain Tree City USA status. Funding includes the local match associated with the MDC TRIM grant.	07-52-00	16,425	13,452	18,000	22,945	25,000	20,000
	Tree Planting	The cost of planting new trees in City parks. Funding includes the local match associated with the MDC TRIM grant.	07-53-00	5,073	2,550	6,000	1,686	2,000	6,000
	Rental Equipment	Rental costs for equipment needed but not owned by the City, such as a lift to accommodate in-house tree pruning. Rental of an auger and additional equipment.	07-60-00	121	94	1,200	-	500	1,200
			Total City Services	34,532	28,096	45,200	39,368	46,000	49,200
Other Exp.	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	14	0	1,000	221	250	1,000
			Total Other Expenses	14	0	1,000	221	250	1,000
			Total General Fund (10) Parks Expenses	327,323	353,020	408,370	350,562	404,166	450,654

General Fund (10) Nature Sanctuary (535)										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Salaries	Includes salaries for Nature Sanctuary employees.	01-01-00	29,559	33,214	35,051	32,382	38,858	38,781
	Overtime	Any additional salary payment over the base rate of pay for department employees.	01-03-00		627	1,000	56	67	1,000
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	2,254	2,589	2,758	2,481	2,978	3,043
	Retirement	The City's LAGERS contribution for 2021 is 12.0% of general employee salaries.	01-22-00						2,986
	Professional Development	This includes hthe costs for educational seminars and conferences attended by the Nature Sanctuary employees.	01-41-02				95	95	500
			Total Personnel	31,813	36,431	38,809	35,014	41,998	46,310
Insurance	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium.	02-02-00				837	1,674	5,273
			Total Insurance	-	-	-	837	1,674	5,273
Utilities	Electricity	Electric utility charges for the Nature Sanctuary.	03-02-00	170					
			Total Utilities	170	0	-	-	-	-
Office Expenses	Office Supplies, Computer Accessories & Consumable Items	Includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies, and general consumables.	05-01-00	136	153	125	27	32	120
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	30	73	80	2	2	50
	Printing	Expenses for printing work not performed by City personnel. This includes items such as business cards, forms, letterhead, thank you cards and books.	05-04-00	257	215	300	44	53	120
	Equipment & Hand Tools	Equipment and hand tools necessary to completing work for the Nature Sanctuary. Water trailer (800).	05-21-00	1,754	2,640	1,400	842	1,011	2,000
	Materials	Hardware, mulch, signs, and other miscellaneous materials.	05-41-00	978	554	1,200	1,130	1,356	1,500
	Program Expenses	Costs associated with the Day Camps, Ghost Stories, and other events held in the Nature Sanctuary throughout the year. Offset by program fees.	05-42-00	3,266	4,255	3,500	673	1,000	0
	Volunteer Acknowledgement	Costs associated with acknowledging volunteers and the hard work and hours dedicated to the Nature Sanctuary. Created 2020.	05-43-00	-	0	500	217	500	600
			Total Office Expenses	6,421	7,889	7,105	2,935	3,954	4,390
Maintenance	Building Maintenance & Repair	Maintenance and repair charges for the maintenance shed and Girl Scout shelter. Also includes portable restroom facilities.	06-01-00	957	738	800	32	500	550
	Trail Maintenance	Maintenance of trails in the Nature Sanctuary, including tree trimming and removal.	06-05-03	3,204	1,016	5,000	1,833	2,200	3,000
	Vehicle Repair and Maintenance	All maintenance and repair work for Nature Sanctuary vehicles. Includes brakes, tires, hydraulic problems, etc.	06-21-00	148	493	1,000	40	150	700
	Equipment Repair & Maintenance	All maintenance and repair work for Nature Sanctuary equipment.	06-21-01	331	106	200	592	711	1,000
	Vehicle Gas and Oil	Fuel for Nature Sanctuary vehicles.	06-22-00	390	290	350	126	151	375
			Total Maintenance	5,030	2,644	7,350	2,623	3,711	5,625
City Services	Mosquito & Weed Control	Materials for mosquito and weed abatement in the Nature Sanctuary.	07-51-00	81	25	100	-	-	50
			Total City Services	81	25	100	-	-	50
Other Exp.	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	356	218	500	21	100	250
			Total Other Expenses	356	218	500	21	100	250
			Total General Fund (10) Nature Sanctuary (535)	43,870	47,207	53,864	41,429	51,437	61,898

General Fund (10) Public Information (540)										
Type	**Account**	**Description**	**Account**	**2018 Actual**	**2019 Actual**	**2020 Budget**	**YTD 10/31/2020**	**2020 Projected**	**2021 Budget**
Personnel	Technical Consultant	Contract with Curious Eye to manage filming and live streaming of Board of Aldermen, Planning Commission, CLARB & BZA meetings.	01-52-00	9,350	10,200	10,200	7,650	10,200	10,200
	Production Assistant	Cost for contract production assistants to film meetings. Includes small buffer for additional meeting recording as needed.	01-53-00	3,400	2,250	2,750	500	500	2,750
			Total Personnel	12,750	12,450	12,950	8,150	10,700	12,950
Capital Exp.	Office Equipment	The purchase of supplies for meeting recordings, such as DVDs.	04-21-00	(79)	30	100	115	115	100
			Total Capital Expenses	(79)	30	100	115	115	100
Office Exp.	Computer Equipment, Access & Programming	The purchase of computer accessories, meeting recording accessories, and live stream accessories.	05-03-00	1,058	0	200	88	100	200
			Total Office Expenses	1,058	0	200	88	100	200
Maintenance	Newsletter/Website	Costs associated with the resident newsletter distributed four times per year.	09-05-00	1,640	3,280	4,300	10,456	10,456	14,000
	Computer Maintenance	Annual subscription fees for Vimeo video archive service.	06-31-00		559	560	60	560	60
	Publications	Costs associated with printing city publications and informational mailings to residents.	05-05-00		3,283	3,100	-	0	3,100
				1,640	7,122	7,960	10,516	11,016	17,160
			Total General Fund (10) Public Information (540)	15,370	19,602	21,210	18,869	21,931	30,410

General Fund (10) Information Technology (555)										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Personnel	Information Technology Support Contract	Information technology support annual contract with eNet, LLC.	01-52-00	18,645	21,999	20,000	8,262	20,000	20,000
			Total Personnel	18,645	21,999	20,000	8,262	20,000	20,000
IT Expenses	Equipment	Purchase of new IT-related equipment such as computers (w/ software), servers, printers, etc.	02-01-00	5,259	4,749	6,033	2,962	3,555	9,000
	Software	Annual software maintenance and miscellaneous computer software.	02-02-00	21,649	18,371	28,193	23,720	23,720	27,609
	Domain Registrations	Cost of domain registrations.	02-04-00	820	844	1,294	680	1,294	1,304
			Total IT Expenses	27,728	23,965	35,520	27,362	28,569	37,913
Maint.	Maintenance & Repair	Offsite server backup and disaster recovery.	06-01-00	2,832	2,832	2,832	1,722	2,832	2,832
			Total Maintenance	2,832	2,832	2,832	1,722	2,832	2,832
			Total General Fund (10) Information Technology (555)	49,205	48,796	58,352	37,347	51,401	60,745

General Fund (10) Capital Outlay (560)

Type	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Admin.	2nd Floor Safety Upgrade Phase 2 (16,000), Internal painting of City Hall Phase 2 (30,000)	10-560-50-10-00	26,504	92,145	122,900	49,184	57,900	46,000
			26,504	92,145	122,900	49,184	57,900	46,000
Police	2020 Carryover: AWD Police Sedan and equipment (40,494); 2021: AWD Police Sedan and equipment (41,304); Replace one In-car video system (4,136); Replacement Radios/Batteries (20,000); Police Substation Concept Preliminary Plan (10,000)	10-560-50-50-00	50,040	68,487	93,010	33,788	52,516	115,934
			50,040	68,487	93,010	33,788	52,516	115,934
Court	Court Copier (4,000); Court Software (15,000)	10-560-51-00-00	-		-	-		19,000
			-	0	-	-	-	19,000
Public Works	Park University Parking Lot Lease Payment (22,041); Entryway Signage Concept Plan (10,000)	10-560-51-50-00	44,091	22,041	102,041	22,041	22,041	32,041
			44,091	22,041	102,041	22,041	22,041	32,041
Community Development	Bell Road Planning Sustainable Places (PSP) Plan (10,000); Continued Master Plan Update (60,000)	10-560-51-80-00	10,850	0	158,000	60,800	100,000	70,000
			10,850	0	158,000	60,800	100,000	70,000
Streets	Storm Sewer Evaluation and Repair (35,000)	10-560-52-00-00	-	0	85,000	-	30,000	35,000
			-	0	85,000	-	30,000	35,000
Parks	There are no General Fund expenditures planned for the Parks Department CIP. For Parks 2020 projects, see Pg xx for the Parks Sales Tax Fund.	10-560-52-50-00	210,691	522,445	-	-		
			210,691	522,445	-	-	-	-
Public Information	Replace Court/Board Room Equipment-Upgrade to HD (25,500)	10-560-54-00-00	-	0	25,500	5,618	25,500	
			-	0	25,500	5,618	25,500	-
IT	2020: Computer Replacement Cycle (6,000)	10-560-55-50-00	6,068	5,182	6,000	-	6,000	6,000
			6,068	5,182	6,000	-	6,000	6,000
		General Fund (10) Capital Outlay (560)	348,244	710,300	592,451	171,431	293,957	323,975

Sewer Fund (30)

Last Updated 10/31/2020

	2018 Actual	2019 Actual	2020 Budget	2020 YTD	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**$420,915**	**531,261**	**979,986**	**979,986**	**979,986**	**858,858**	**780,189**	**757,834**	**1,012,260**	**1,150,341**
Revenues										
Projected Rate Increase	*10.00%*	*10.00%*	*5.00%*	*5.00%*	*5.00%*	*3.00%*	*3.00%*	*3.00%*	*3.00%*	*3.00%*
Sewer Charges	1,320,195	1,471,357	1,516,737	1,184,759	1,421,711	1,464,362	1,562,239	1,609,106	1,657,379	1,707,101
Sewer Tap Fees	41,850	36,500	30,000	49,000	58,800	59,976	30,450	30,907	31,370	31,841
Sewer Impact Fees	34,650	94,076	50,000	46,200	55,440	50,000	50,750	51,511	52,284	53,068
MOAW Bill Collection Payment	444	442	-	-	-	-	550	550	550	550
Grinder Pump Administrative Fee	4,620	4,620	4,620	3,850	4,620	4,712	4,620	4,620	4,620	4,620
Interest Income	4,160	4,407	4,500	2,568	3,081	3,500	5,050	5,101	5,152	5,203
Transfer from Sewer CIP (33)	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	22,317	-	-	-	-	-	-	-	-
Sewer Fund Revenues:	**1,405,918**	**1,633,719**	**1,605,857**	**1,286,377**	**1,543,653**	**1,582,551**	**1,653,659**	**1,701,795**	**1,751,355**	**1,802,383**
Total Sources:	**1,826,833**	**2,164,980**	**2,585,843**	**2,266,363**	**2,523,639**	**2,441,409**	**2,433,848**	**2,459,629**	**2,763,615**	**2,952,724**
Expenditures										
Operating Expenses	540,078	548,872	571,539	478,736	581,898	606,543	617,885	629,448	641,235	653,253
Capital Expenses	244,753	229,426	826,700	386,617	621,020	573,800	561,500	300,700	439,000	3,100,000
Debt Service	181,267	186,746	181,862	158,865	181,862	180,877	176,629	177,221	173,039	30,416
Transfer to General Fund - Admin Fee	190,000	230,000	280,000	233,333	280,000	300,000	320,000	340,000	360,000	380,000
Other Transfers										
Sewer Fund Expenditures:	**1,156,098**	**1,195,044**	**1,860,101**	**1,257,552**	**1,664,780**	**1,661,220**	**1,676,014**	**1,447,369**	**1,613,274**	**4,163,669**
Estimated Working Capital *(deficit)* :	**670,736**	**969,936**	**725,742**	**1,008,811**	**858,858**	**780,189**	**757,834**	**1,012,260**	**1,150,341**	**(1,210,945)**
TARGET*	$363,786	$381,464	$394,747	$336,882	$397,337	$407,513	$411,100	$419,583	$423,348	$288,729

Sewer Fund (30) Revenues and Expenses										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Rev: Sewer	Beginning Fund Balance	Projected carryover from prior year.		420,915	531,261	979,986	979,986	979,986	858,858
	Sewer Charges	Charges levied on all utility customers for use of the City's sewer system.	41501-00	1,320,195	1,474,757	1,516,737	1,184,759	1,421,711	1,464,362
	Sewer Tap Fees	Fees required to connect to the City's sewer system ($1,500/new home).	41502-00	41,850	36,500	30,000	49,000	58,800	59,976
	Sewer Impact Fees	Fees required to compensate the City for the increased demand on the sewer system ($1,400/new home).	41502-01	34,650	94,076	50,000	46,200	55,440	50,000
	MOAW Bill Collection Payment	Money received from Missouri American Water for accepting water bills at City Hall.	41503-00	444	442				
	Grinder Pump Administration Fee	A fee paid by the Riss Lake Home Owner's Association for collecting and remitting monthly Riss Lake Subdivision grinder pump maintenance fees.	41504-00	4,620	4,620	4,620	3,850	4,620	4,712
		Revenues: Sewer		1,401,759	1,610,395	1,601,357	1,283,809	1,540,571	1,579,051
Rev: Interest	Interest Income	Interest earned from sewer fund investments.	41701-00	4,160	4,407	4,500	2,568	3,081	3,500
	Revenues: Interest Income			4,160	4,407	4,500	2,568	3,081	3,500
Rev: Misc	Miscellaneous	Includes reimbursements from entities for sewer related expenses.	41804-00		22,317				
			Revenues: Misc	-	22,317	-	-	-	-
			Sewer Fund (30) Revenues	1,405,918	1,637,119	1,605,857	1,286,377	1,543,653	1,582,551
			Total Sources	1,826,833	2,168,380	2,585,843	2,266,363	2,523,639	2,441,409

Sewer Fund (30) Revenues and Expenses										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Exp: Personnel	Salaries	The total salaries for sewer billing duties. A portion of staff salaries are covered by the Sewer Administrative Fee, as related to sewer work performed.	01-01-00	17,938	20,367	21,094	15,807	21,149	29,137
	FICA & Medicare	This is the City's share of FICA & Medicare cost for its employees.	01-21-00	1,909	1,555	1,650	1,206	1,447	2,229
	Professional Development	Cost of educational seminars and conferences attended by Sewer employees.	01-41-00		358	500		0	500
	Retirement	The City's LAGERS contribution for 2020 is 11.3% of general employee salaries.	01-22-00	425	-	2,450		0	3,292
		Expenses: Personnel		20,272	22,280	25,694	17,012	22,596	35,158
Exp: Insurance	Property & Liability	Premium payment for the City's property & liability coverage.	02-01-00	1,313	-	1,400		1,400	-
	Health, Life, & Dental	The City offers health, dental, and life insurance to its employees and subsidizes a portion of the premium. Reflects premium increases for employees.	02-02-00	2,761	3,183	3,533	2,411	3,339	3,673
	Workers Compensation	The workers compensation premium that covers all sewer employees.	02-03-00	63	-	-			-
		Expenses: Insurance		4,137	3,183	4,933	2,411	4,739	3,673
Exp: Utilities	Telephone & Voicemail	The charges for local and long distance telephone service for the sewer plant and lift station dialers.	03-01-00	212	-	-	317	380	-
	Electricity	Electric utility charges for the sewer plant and pump stations.	03-02-00	42,710	43,458	46,000	28,898	44,000	46,000
	Water	Water utility charges for the sewer plant.	03-04-00	1,190	1,016	1,500	730	1,000	1,500
	Wi-Fi	The cost of the Wi-Fi hotspot at the sewer plant for internet access.	03-06-00	480		-		0	-
	Trash Hauling	The charges for trash hauling at the sewer plant ($70/year for Main Lift Station dumpster and $356.52/year for Sewer Plant dumpster).	03-09-00	120	160	400	-	400	400
		Expenses: Utilities		44,712	44,634	47,900	29,945	45,780	47,900
Exp: Office Expenses	Office Supplies	This includes items such as stationery, pens/pencils, folders, etc. as well as computer accessories, meeting supplies and general consumables.	05-01-00	217	331	150	210	251	150
	Postage	All postage and shipping costs, along with any incidental charges.	05-02-00	5,514	6,145	7,000	5,813	6,976	7,000
	Delinquencies	Administrative costs related to delinquency collections such as water shut off costs, filing property liens, and certified letters.	05-06-00	1,454	1,253	100	158	189	100
	Printing	Expenses for printing work not performed by City personnel. This includes items such as business cards, forms, letterhead, and books.	05-04-00	1,770	1,796	2,000	314	376	2,000
		Expenses: Office Expenses		8,954	9,524	9,250	6,494	7,793	9,250

Sewer Fund (30) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Exp: Maintenance	Building Maintenance & Repair	General maintenance for the sewer plant. Includes crane for the new storage building, containment for diesel storage, soffit on sewer building, flashing on storage building, and new garage door.	06-01-00	17,752	3,429	20,000	32,710	32,710	25,000
	Pump Stations Maintenance	General maintenance for six pump stations in the City. Includes valves on FF Hwy pump station.	06-12-00	7,737	20,071	20,000	13,064	15,000	25,000
	Vehicle Repair & Maintenance	Maintenance for sewer vehicles. Include new tires for sewer truck.	06-21-00	1,170	213	250		500	250
	Tractor / Lawn Mowing Equipment	Maintenance for the sewer plant tractor and lawn equipment.	06-21-02	1,627	800	1,500	274	400	1,000
	Vehicle Gas & Oil	Fuel for sewer division vehicles.	06-22-00	871	754	1,200	365	600	1,000
	Equipment Gas & Oil	Fuel for sewer equipment, including the tractor, mower, and generator.	06-22-01	25	1,202	1,500	37	1,200	1,500
	Software Support Agreement	Annual software maintenance for Data Tech Summit sewer billing software.	06-33-00	2,750	2,867				
		Expenses: Maintenance		31,931	29,336	44,450	46,451	50,410	53,750
Exp: City Services	Line Repairs	This covers emergency repairs to sewer lines and manholes. Root control and unexpected clogs. It does not cover repairs budgeted in the sewer CIP.	07-34-00	40,471	38,132	30,000	36,353	38,000	40,000
	One Call Utility Locating	This is a fee charged to the City for every One Call sewer utility locate requested in the City limits.	07-42-00	255	340	2,000	85	200	2,500
	KC Water Dept.	Fees paid to the KCMO Water Department for sewer service provided to some Parkville residents.	07-82-00	30,505	30,728	32,000	32,097	38,517	32,000
	Platte County Regional Sewer District	Fees paid to the PCRSD for wastewater treatment for Parkville residents formerly served by Eastside Pump station.		20,145	21,040	17,600	8,879	10,655	17,600
	Odor Control	Chemical used to mitigate odors from sewer lines.	07-91-00	10,549	18,789	24,000	19,080	28,800	29,000
		Expenses: City Services		101,925	109,029	105,600	96,494	116,172	121,100
Exp: Professiona	Engineering Fees	This covers the fees for work performed by the City Contract Engineer for the sewer system, including SSES Program engineering and management.	08-03-00	16,200	14,755	16,000	11,589	14,000	16,000
	Management Contract	Contract with Alliance Water Resources to operate the sewer plant.	08-04-00	299,688	305,310	305,712	254,760	305,712	305,712
	Credit Card Fees	Costs associated with processing credit card transactions.	08-07-00	6,463	8,071	8,000	7,106	8,527	10,000
	Sewer Refunds	Refunds for bill over payments	08-08-00	1,502	330	500	2,013	2,416	500
		Expenses: Professional Fees		323,853	328,466	330,212	275,468	330,655	332,212
Exp: Other Exp.	Miscellaneous	Miscellaneous includes uncategorized expenses.	09-21-00	2,380	493	1,500	2,508	1,800	1,500
	DNR Fees	Annual fee to the Missouri Department of Natural Resources based on the number of sewer connections in the City.	09-22-00	1,913	1,927	2,000	1,954	1,954	2,000
		Expenditures: Other Expenditures		4,293	2,420	3,500	4,461	3,754	3,500

Sewer Fund (30) Revenues and Expenses										
Type	**Account**	**Description**	**Account**	**2018 Actual**	**2019 Actual**	**2020 Budget**	**YTD 10/31/2020**	**2020 Projected**	**2021 Budget**
Exp: Capital Outlay	Equipment & Machinery	Includes purchase of zero turn mower for maintenance of the sewer plant and pump stations ($17,000) and DO Meter Unit ($20,500).	04-31-00	7,691	26,638	-	36,026	36,026	37,500
	Sewer Plant Improvements	Improvements to the sewer plant operations. Replace clarifier floor ($54,000), mixer for sewer plant ($12,000) and replace UV bulbs/sleeves/ballasts ($14,000). 2020 Carryover: Clarifier Drive ($16,000).	04-51-00	8,876		75,900	5,806	56,232	96,000
	Pump Station Improvements	Improvements to pump stations. Includes FF Hwy Pump Station Repairs ($140,000)	04-61-00	80,466		-			140,000
	Line Maintenance	Includes 2021 CCTV & Cleaning ($60,300); and Sanitary Sewer Repairs ($240,000).	06-42-00	147,720	202,788	750,800	344,785	528,762	300,300
	Other Maintenance	No other maintenance planned for 2020.	06-99-00			-		0	-
		Expenditures: Capital Outlay		244,753	229,426	826,700	386,617	621,020	573,800
Exp: Transfers	Administration Transfer to General Fund	Administrative salaries for sewer related work, Missouri One Call services, and other sewer related administrative functions.	08-06-00	190,000	230,000	280,000	233,333	280,000	300,000
	SRF Principal Transfer	Funds are transferred to Debt Service for SRF payments.	12-11-00	155,000	160,000	160,000	146,667	160,000	160,000
	SRF Interest Transfer	Funds are transferred to Debt Service for SRF payments.	12-11-01	20,432	16,267	16,000	11,970	16,000	15,957
	SRF Admin Fee Transfer	Funds are transferred to Debt Service for SRF payments.	12-11-02	5,834	10,479	5,862	228	5,862	4,920
		Expenditures: Transfers		371,267	416,746	461,862	392,198	461,862	480,877
		Total Sewer Fund (30) Expenditures		1,156,098	1,195,044	1,860,101	1,257,552	1,664,780	1,661,220
		Ending Fund Balance Sewer Fund (30)		670,736	973,336	725,742	1,008,811	858,858	780,189

Transportation Fund (40)

Last Updated 10/31/2020

	2018 Actual	2019 Actual	2020 Budget	2020 YTD	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**1,637,554**	**1,135,326**	**$ 115,528**	**$ 115,528**	**$ 115,528**	**$ (141,572)**	**$ (139,339)**	**$ (275,124)**	**$ (236,013)**	**$ (187,892)**
Revenues										
Parkville Special Road District	141,814	159,097	$ 162,279	$ 157,727	$ 160,000	163,200	165,648	168,133	$ 170,655	$ 173,215
City Transportation Sales Tax	479,240	490,501	$ 503,321	$ 388,651	$ 462,830	490,501	497,859	505,327	$ 512,907	$ 520,600
Motor Fuel Tax	149,072	150,365	$ 150,000	$ 116,339	$ 139,606	150,365	152,621	154,910	$ 157,233	$ 159,592
County Transportation Sales Tax	231,017	229,619	$ 234,212	$ 193,260	$ 193,260	225,000	228,375	231,801	$ 235,278	$ 238,807
Project Cost Share	30,000	7,550	$ -	$ -	$ 5,325	5,325	5,304	5,304	$ 5,304	$ 5,304
Sale of Equipment	-	-	$ -	$ -	$ -	-	7,500	7,500	$ 7,500	$ 7,500
City Capital Cost Payment			$ 7,500	$ -	$ 5,464	26,914	46,914	47,617	47,617	47,617
Transportation Grants	-		$ -	$ -	$ -					
Bond Proceeds	-	-	$ -	$ -	$ -	-	-	-	$ -	$ -
MPR Safety Funds	-		$ -		$ -					
Leased Properties	5,880		$ -		$ -					
Grants	-		13,000	7,881	7,881					
Transfers from Other Funds	12,500		-	4,100	4,100	100,000				
Transportation Fund Revenues:	**1,049,523**	**1,037,133**	**1,070,312**	**867,957**	**978,466**	**1,161,305**	**1,104,220**	**1,120,591**	**1,136,494**	**1,152,635**
Total Sources:	**2,687,077**	**2,172,459**	**1,185,839**	**983,484**	**1,093,994**	**1,019,733**	**964,880**	**845,467**	**900,480**	**964,743**
Expenditures										
Streets - Capital	742,396	335,684	$ 425,000	$ 419,919	$ 453,976	325,000	397,000	397,000	397,000	397,000
Streets - Operating	393,890	434,463	$ 419,000	$ 312,650	$ 393,450	446,000	452,690	459,480	466,373	473,368
Transfers (including debt service)	415,465	1,286,784	$ 388,140	$ 323,450	$ 388,140	388,072	390,314	225,000	225,000	225,000
Transportation Fund Expenditures:	**1,551,751**	**2,056,931**	**1,232,140**	**1,056,018**	**1,235,566**	**1,159,072**	**1,240,004**	**1,081,480**	**1,088,373**	**1,095,368**
Estimated Ending Balance *(deficit)* :	**1,135,326**	**115,528**	**(46,301)**	**(72,534)**	**(141,572)**	**(139,339)**	**(275,124)**	**(236,013)**	**(187,892)**	**(130,626)**

Transportation Fund (40) Revenues and Expenses										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Rev: Transportation	Beginning Fund Balance	Projected carryover from prior year.		1,637,555	1,135,327	115,529	115,529	115,529	(141,571)
	Parkville Special Road District	The City's percentage of property tax assessed by the County for the Special Road District.	41006-00	141,814	159,097	162,279	157,727	160,000	163,200
	City Transportation Sales Tax	The City levies a 0.5% sales tax to fund transportation projects.	41404-00	479,240	490,501	503,321	388,651	462,830	490,501
	Motor Fuel Tax	The State collects a tax on motor fuel and remits a portion to the City.	41405-00	149,072	150,365	150,000	116,339	139,606	150,365
	County Transportation Sales Tax	This is the City's portion of the County sales tax for transportation projects.	41406-00	231,017	229,619	234,212	193,260	193,260	225,000
	Project Cost Share	Funding from private entities or other sources for partial components of public projects.	41504-00	30,000	7,550		-	5,325	5,325
	Leased Properties	Revenue from City-owned properties.	41802-00	5,880	-			0	
	City Capital Cost Payment	City Capital Cost Payment from Market Place Tax Increment Financing District. The payment offsets any reduction in the distribution of County Transportation Sales Tax Fund Formula.	41805-02			7,500		5,464	26,914
	Bond Proceeds	Construction funds for transportation projects generated from bond proceeds.	41806-00		-			-	
	POTMCID Grants	Grants from the Old Town Marketplace Community Improvement District	41804-01			13,000	7,881	7,881	
	Refunds and Other Revenue		41901-00				4,100	4,100	
	Transfers from Other Funds	Transfers from Other Funds.	42001-00	12,500					100,000
		Transportation Fund (40) Revenues		1,049,523	1,037,133	1,070,312	867,957	978,466	1,161,305
		Total Sources		2,687,078	2,172,460	1,185,841	983,485	1,093,995	1,019,734

Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Transportation Fund (40) Revenues and Expenses									
Exp: Streets	Building Maintenance & Repair	Maintenance and repairs for the street barn including security system, minor roof repairs, HVAC, etc.	06-01-00	2,851	1,634	5,000	1,337	1,500	5,000
	Vehicle & Equipment Maintenance	Maintenance work for Streets Division vehicles and equipment such as brakes, tires, hydraulic problems, etc.	06-21-00	8,035	19,459	10,500	7,341	9,000	10,500
	Vehicle & Equipment Gas & Oil	Fuel for Streets Division vehicles and equipment.	06-22-00	20,362	15,921	25,000	10,636	16,000	25,000
	Emergency Snow Removal	Purchase of sand and salt to spread on roads during snow removal.	07-20-00	37,718	69,212	50,000	32,506	45,000	50,000
	Storm Sewers - General Repair	All general repairs on the City's storm sewer system.	07-32-00	6,857	6,972	5,000	10,419	11,000	10,000
	Street Repair Materials	For asphalt necessary to complete simple repairs on city streets. This does not include asphalt overlay projects, crack seal materials, dirt, and paint.	07-33-00	5,633	8,461	15,000	3,337	5,000	15,000
	Street Lights	Utility charges for city street lights and costs for routine repair and maintenance.	07-41-00	292,172	282,600	260,000	230,521	280,000	290,000
	Street Signs	Purchase of new and replacement street signs needed for City streets. Includes Wayfinder Signage.	07-44-00	1,552	9,600	20,000	7,875	8,000	10,000
	Street Sweeping	Street sweeping of all roads citywide; will be performed twice annually in 2020.	07-45-00	12,406	14,586	18,000	8,079	15,000	20,000
	Tree Trimming & Removal	Maintenance of trees located within rights-of-way on City streets.	07-52-00	5,228	3,430	7,500	600	2,500	7,500
	Rental Equipment	Rental costs for equipment not owned by the City such as air compressors, tractor with extendable arm for ROW tree trimming, and bucket trucks.	07-60-00	1,076	2,231	2,000	-	250	2,000
	Miscellaneous	Miscellaneous uncategorized expenses related to the maintenance of the City's street network.	09-21-00	-	357	1,000	-	200	1,000
		Expenses: Streets (520)		393,890	434,463	419,000	312,650	393,450	446,000
Exp: Capital Outlay	Street Programs	Funds for the Route 9 Improvements that were derived from the Route 9 Financing that is supported by the Route 9 Community Improvement District.	04-71-00	275,937		-	-	-	-
	Crack Seal Project	Annual Crack Seal project	04-81-00	2,475		10,000		3,500	10,000
	Street Striping	Annual Street Striping Project	04-83-00	2,900	19,697	10,000	18,024	19,000	10,000
	Asphalt Overlay Program	Materials and service for the Asphalt Overlay Program	04-85-00	307,272	199,239	285,000	321,245	321,245	250,000
	Equipment	Includes one Snow Box Attachment ($5,000)	04-85-01	47,253	67,243	70,000	30,419	60,000	5,000
	Curb & Sidewalk Program	Materials and service for the Curb & Sidewalk Program	04-90-00	106,559	49,506	50,000	50,231	50,231	50,000
	Expenses: CIP			742,396	335,684	425,000	419,919	453,976	325,000
Exp: Transfers	Transfer to General Fund	Fund transfer to reimburse Streets Division for transportation related expenses.	20-10-00	200,000	185,000	175,000	145,833	175,000	175,000
	Transfer to Projects Fund	Fund Transfer of Route 9 Project Revenues and Expenses. One time Transfer.			886,409			0	
	Transfer to Debt Service Fund (for 2017 LPA)	Funds are transferred to Debt Service for 2017 Lease Purchase payments.	20-22-00	215,465	215,375	213,140	177,617	213,140	213,072
		Expenses: Transfers (550)		415,465	1,286,784	388,140	323,450	388,140	388,072
		Total Transportation Fund (40) Expenses		1,551,751	2,056,931	1,232,140	1,056,018	1,235,566	1,159,072
		Ending Fund Balance Transportation Fund (40)		1,135,327	115,529	(46,299)	(72,533)	(141,571)	(139,338)

Parks Sales Tax Fund (41)

Last Updated 10/31/2020

	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**$ -**	**$118,513**	**$118,513**	**$ 387,923**	**$ 153,831**	**$ 32,310**	**$ 195,963**	**$ 67,453**
Revenues								
Parks Sales Tax	$ 118,513	$ 587,108	$ 584,933	$ 587,108	595,915	604,853	$ 613,926	$ 623,135
Loan Proceeds	$ -	$ -	$ -	$ 650,000	1,000,000	-	$ -	$ -
Outreach Grants	$ -	$ -	$ -	$ -	-	-	$ -	$ -
Transfers from Other Funds	$ -	$ -	$ -	$ -	500,000			
Parks Sales Tax Fund Revenues:	**118,513**	**587,108**	**584,933**	**1,237,108**	**2,095,915**	**604,853**	**613,926**	**623,135**
Total Sources:	**118,513**	**705,621**	**703,446**	**1,625,031**	**2,249,746**	**637,163**	**809,889**	**690,588**
Expenditures								
Engineer & Planning Fees	$ -	$ 75,000	$ 75,000	$ 50,000	50,000	50,000	50,000	50,000
Capital Outlay	$ -	$ 450,000	$ 150,000	$ 1,380,000	2,050,000	50,000	350,000	325,000
Debt Service	$ -	$ -	$ -	$ -	75,000	300,000	300,000	300,000
Transfers	$ -	$ 40,000	$ 90,523	$ 41,200	42,436	41,200	42,436	43,709
Parks Sales Tax Fund Expenditures:	**-**	**565,000**	**315,523**	**1,471,200**	**2,217,436**	**441,200**	**742,436**	**718,709**
Estimated Ending Balance *(deficit)* :	**118,513**	**140,621**	**387,923**	**153,831**	**32,310**	**195,963**	**67,453**	**(28,121)**

Parks Sales Tax Fund (41) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Rev: Parks Sales Tax	Beginning Fund Balance	Projected carryover from prior year.			0	118,514	118,514	118,514	387,924
	Parks Sales Tax Fund	The City levies a 0.5% sales tax to fund parks projects.	41404-00		118,513	587,108	487,444	584,933	587,108
	Loan Proceeds	Interfund Loans from the Fewson Fund and the Projects Fund PLP Capital Contribution for Park Improvements.							650,000
	Transfers from Other Funds	Transfers from Other Funds.	42001-00						
		Parks Sales Tax Fund (41) Revenues			118,513	587,108	487,444	584,933	1,237,108
		Total Sources			118,513	705,622	605,958	703,447	1,625,032
Professional Fees	Engineer & Planning Fees	Professional Fees for architectural, engineering, and planning services for parks capital projects.	08-03-00			75,000	50,622	75,000	50,000
		Total Professional Services			0	75,000	50,622	75,000	50,000
Capital Outlay	Parks Projects	The funding of capital projects from the five year capital improvement plan. Athletic Field Development (950,000); Watkins Park Improvements (50,000); Wetland Educational Area (15,000); Park Entry Signs (100,000); ELP Roundabout Makeover (30,000); ELP Playground Upgrade (25,000); Park Equipment (60,000); Pocket Park Safety Improvements (150,000)				450,000	0	150,000	1,380,000
		Total Capital Outlay				450,000	0	150,000	1,380,000
Exp: Transfers	Transfer to General Fund	Fund transfer to reimburse Parks Budget for related expenses (Project Manager)	20-10-00			40,000	40,000	40,000	41,200
	Transfer to Projects Fund for Grant Projects	Funds are transferred to Projects Fund for Grant projects from Platte County or any other grant entity.	20-22-00			0		50,523	0
		Expenses: Transfers (550)			0	40,000	40,000	90,523	41,200
		Total Parks Sales Tax Fund (41) Expenses			0	565,000	90,622	315,523	1,471,200
		Ending Fund Balance Parks Sales Tax Fund (41)			118,513	140,622	515,336	387,924	153,832

Emergency Reserve (50)

Last Updated 10/31/2020

	2018 Actual	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**$1,446,615**	**$1,338,079**	**$1,232,108**	**1,232,108**	**$1,332,108**	**$1,332,108**	**$1,432,108**	**$1,532,108**	**$1,632,108**
Revenues									
Temporary Operating Levy					-	-	-	-	-
Transfer from General Fund	317,500	317,500	100,000	100,000	-	100,000	100,000	100,000	100,000
Emergency Reserve Revenues:	**317,500**	**317,500**	**100,000**	**100,000**	**-**	**100,000**	**100,000**	**100,000**	**100,000**
Total Sources:	**1,764,115**	**1,655,579**	**1,332,108**	**1,332,108**	**1,332,108**	**1,432,108**	**1,532,108**	**1,632,108**	**1,732,108**
Expenditures									
Brush Creek Sewer NID	140,696	140,423			-	-	-	-	-
Brink Meyer Road NID	285,340	283,048			-	-	-	-	-
Emergency Reserve Expenditures:	**426,036**	**423,471**	**-**	**-**	**-**	**-**	**-**	**-**	**-**
Estimated Ending Balance *(deficit)* **:**	**1,338,079**	**1,232,108**	**1,332,108**	**1,332,108**	**1,332,108**	**1,432,108**	**1,532,108**	**1,632,108**	**1,732,108**
TARGET (per reserve policy):	1,079,215	1,356,499	1,411,333	1,549,330	1,454,724	1,439,634	1,455,495	1,354,472	1,383,633

Emergency Reserve (50) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budgeted
Revenues	Beginning Fund Balance	Projected carryover from prior year.		1,446,615	1,338,079	1,232,108	1,232,108	1,232,108	1,332,108
	Temporary Operating Levy	Excess funds from the temporary operating levy approved in 2004	42000-00						
	Transfer from General Fund	Fund transfer from the General Fund.	42001-00	317,500	317,500	100,000	83,333	100,000	
			Emergency Reserve (50) Revenues	317,500	317,500	100,000	83,333	100,000	0
			Total Sources	1,764,115	1,655,579	1,332,108	1,315,442	1,332,108	1,332,108
Expenses	Transfer to Brush Creek NID	No longer used. Transfers now from General Fund.	20-14-00	140,696	140,423				
	Transfer Loan to Brink Meyer	No longer used. Transfers now from General Fund.	20-20-00	285,340	283,048				
			Total Emergency Reserve (50) Expenses	426,036	423,471	0	0	0	0
			Ending Fund Balance Emergency Reserve (50)	1,338,079	1,232,108	1,332,108	1,315,442	1,332,108	1,332,108

River Park NID Bonds (21) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	River Park Special Assessment	Assessment levied on property owners in the River Park NID.	41001-00	322,080	323,923	322,400	160,025	160,025	0
	Interest Income	Interest earned from general fund investments.	41701-00	181	198	200	81	80	0
			Total River Park NID Bonds (21) Revenues	322,261	324,122	322,600	160,106	160,105	-
Expenses	Bond Principal	Payment of bond principal.	10-01-00	295,000	305,000	315,000	315,000	315,000	0
	Bond Interest	Payment of bond interest. Drop in interest payments is due to refinancing of bond issue at lower interest rates.	10-02-00	24,575	15,194	5,119	5,119	5,119	0
	Bond Fees	Payment of bond fees.	10-03-00	424	265	424	67	67	0
			Total River Park NID Bonds (21) Expenses	319,999	320,459	320,543	320,186	320,186	-

Certificates of Participation (COPs) (22) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Property Taxes	Property taxes collected for debt service.	41001-00	389,585	416,051	437,450	432,245	432,245	450,970
	Interest Income	Interest earned from investments.	41701-00	63	98	120	202	202	120
			Total COPs (22) Revenues	389,648	416,149	437,570	432,448	432,448	451,090
Expenses	2006/2015 COPS Bond Principal	Payment of bond principal.	10-01-00	335,155	354,132	361,800	361,800	361,800	388,809
	2006/2015 COPS Bond Interest	Payment of bond interest.	10-02-00	65,386	57,666	49,650	49,648	49,648	41,241
	2006/2015 COPS Bond Fees	Payment of bond fees.	10-03-00		0	1,100	-	-	
			Total COPs (22) Expenses	400,541	411,799	412,550	411,448	411,448	430,050

Brush Creek NID Bonds (23) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Brush Creek Special Assessment	Assessment levied on property owners in the Brush Creek NID.	41001-00	251,036	251,036	251,036	252,106	252,106	233,591
	Transfers	Transfer from Emergency Reserve Fund (or other sources) to cover shortfalls in assessment collections. No longer used.	41901-00	140,696	140,423	-			
	Transfers	Transfer from General Fund - Sale of Property				140,000	140,000	140,000	112,357
	Refinance Proceeds	Net Proceeds from Refinance	41101-00			-	80,500	80,500	0
	Interest Income	Interest earned from debt service reserve fund investments.	41701-00	8,185	16,060	7,500	5,512	5,512	0
			Total Brush Creek NID Bonds (23) Revenues	399,916	407,518	398,536	478,118	478,118	345,948
Expenses	Loss on Investments		09-50-00	2,924	428		79		
	Professional Services	Arbitrage Analysis Report	08-02-02		2,000				
	Bond Principal	Payment of bond principal.	10-01-00	215,000	220,000	230,000	230,000	230,000	235,000
	Bond Interest	Payment of bond interest. Drop in interest payments is due to refinancing of bond issue at lower interest rates.	10-02-00	177,563	171,038	164,288	164,288	164,288	108,948
	Bond Fees	Payment of bond fees.	10-03-00	2,000	2,000	2,000	2,000	2,000	2,000
			Total Brush Creek NID Bonds (23) Expenses	397,486	395,465	396,288	396,367	396,288	345,948

Brink Meyer NID Bonds (24) Revenues and Expenses										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Brink Meyer Special Assessment	Assessment levied on property owners in the Brink Meyer NID.	41001-00	0	1,791	1,791	1,791	1,791	1,605
	Transfers	Transfer from Emergency Reserve Fund (or other sources) to cover shortfalls in assessment collections. No longer used.	41902-00	285,340	283,048	-			
	Transfers	Transfer from General Fund - Sale of Property	41901-01		0	282,822	282,822	282,822	247,063
	Refinance Proceeds	Net Proceeds from Refinance	41101-00			-	55,200	55,200	0
	Interest Income	Interest earned from general fund investments.	41701-00	5,973	11,719	5,500	4,017	4,017	0
			Total Brink Meyer NID Bonds(24) Revenues	291,313	296,557	290,113	343,830	343,830	248,668
Expenses	Professional Services	Arbritrage Analysis Report	08-01-02		2,000				
	Loss on Investments	Loss on Investments	09-50-00	2,138	313		58	58	
	Bond Principal	Payment of bond principal.	10-01-00	145,000	150,000	155,000	155,000	155,000	160,000
	Bond Interest	Payment of bond interest.	10-02-00	141,613	137,188	132,613	132,613	132,613	84,668
	Bond Fees	Payment of bond fees.	10-03-00	2,000	2,000	2,000	2,000	2,000	4,000
			Total Brink Meyer NID Bonds (24) Expenses	290,750	289,500	289,613	289,670	289,670	248,668

Sewer Service Debt (30) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Sewer Fund	Transfer to pay all Sewer Fund debt.	41901-00	208,448	0	185,288	181,382	181,382	180,877
			Total Sewer Service Debt (30) Revenues	208,448	0	185,288	181,382	181,382	180,877
Expenses	SRF Principal	Payment of bond principal.	12-11-00	155,000	160,000	160,000	146,667	160,000	160,000
	SRF Interest	Payment of bond interest.	12-11-01	20,432	16,267	16,000	11,970	16,267	15,957
	SRF Administration Fee	Payment of bond fees.	12-11-02	5,834	4,920	5,900	228	4,920	4,920
			Total Sewer Service Debt (30) Expenses	181,267	181,187	181,900	158,865	181,187	180,877

2017 Lease Purchase Agreement Road Capital Maintenance (96) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	9 Highway CID Payments	Payment by the Highway 9 Cooridor Community Improvement District (1% sales	41001-00			209,649	15,822	132,790	274,805
	Transfers	Transfer from Transportation Fund to cover	41901-00	215,465		213,140	177,617	213,212	213,072
	Transfers	Transfer from Projects Fund for Grant Antic	41701-00						965,000
			Total 2017 Lease Purchase Agreement Road Capital Maintenance (96) Revenues	215,465		422,789	193,439	346,002	1,452,877
Expenses	Bond Principal	Payment of bond principal.	10-01-00	194,100		1,329,800	309,500	309,500	316,200
	Bond Interest	Payment of bond interest.	10-02-00	48,848		26,100	40,718	40,718	36,677
	Grant Anticipation Payoff	Payment of Bond Principal from Grant Reimbursement for the Highway 9 Project.	10-02-00						1,100,000
			Total 2017 Lease Purchase (96) Expenses	242,948		1,355,900	350,218	350,218	1,452,877

Fewson Fund (45)

Last Updated 10/31/2020

	2018 Actual	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**$ 578,878**	**$ 582,585**	**$ 592,599**	**$ 592,599**	**$ 599,379**	**$ 587,867**	**$590,411**	**$593,035**	**$595,740**
Revenues									
Interest Income	3,707	8,466	$ 4,900	$ 6,930	5,500	5,288	5,447	5,611	5,779
Miscellaneous	-	-	-		-	-	-	-	-
Return on Investments	-	-	-		-	-	-	-	-
Gain on Investments	-	2,277	-		-	-	-	-	-
Earned on Investments	-	-	-		-	-	-	-	-
Total Fewson Fund Revenues	**3,707**	**10,744**	**4,900**	**6,930**	**5,500**	**5,288**	**5,447**	**5,611**	**5,779**
Total Sources	**582,585**	**593,328**	**597,499**	**599,529**	**604,879**	**593,155**	**595,858**	**598,645**	**601,519**
Expenditures									
Loss on Investment		640	-					-	-
Trust/Bank Fees		90	150	150	150	150	150	150	150
Distribution to City (50% of Proceeds)			10,967	-	16,863	2,594	2,674	2,755	2,839
Transfers	-	-	-		-	-	-	-	-
Fewson Fund Expenses	**-**	**730**	**11,117**	**150**	**17,013**	**2,744**	**2,824**	**2,905**	**2,989**
Estimated Ending Balance ***(deficit)*** **:**	**582,585**	**592,599**	**586,382**	**599,379**	**587,867**	**590,411**	**593,035**	**595,740**	**598,529**

Notes: The distribution to the City is calculated as 50% of interest earnings and gain on investment minus any administrative fees.

Fewson Fund (45) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Beginning Fund Balance	Projected carryover from prior year.		578,878	582,585	592,599	592,599	592,599	599,380
	Interest Income	Interest earned on investments. George Fewson stipulated that 1/2 of earnings be retained in the fund.	41701-01	3,707	10,744	4,900	5,775	6,930	5,500
			Fewson Fund (45) Revenues	3,707	10,744	4,900	5,775	6,930	5,500
			Total Sources	582,585	593,329	597,499	598,374	599,530	604,880
Expenses	Loss on Investment	Losses on investments from the previous year.	09-50-00		640				
	Trust/Bank Fees	Fees deducted prior to receiving the gain on investment.	09-50-01		90	150	90	150	150
	Distribution to City (50% of proceeds)	Per trust requirements, 50% of interest earnings plus any gain on investment (minus administrative fees) is returned to the City for eligible projects.	20-01-00			10,967		0	16,863
	Project Loans	Interest bearing loan to support eligible capital projects of the City.							
			Total Fewson Fund (45) Expenses	-	730	11,117	90	150	17,013
			Ending Fund Balance Fewson Fund (45)	582,585	592,599	586,382	598,284	599,380	587,867

Guest Room Tax/Economic Development (46)

Last Updated 10/31/2020

	2018 Actual	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected
Beginning Fund Balance	**1,248**	**$1,516**	**$2,390**	**$ 2,390**	**$ 3,493**	**$ 3,493**	**$ 3,493**	**$ 3,743**
Revenues								
Guest Room Tax	1,453	1,875	1,500	1,103	10,000	25,000	25,250	25,503
Partner Contributions								
Transfer from Carry Over								
Transfer from General Fund	315							
Eco Devo Fund Revenues:	**1,768**	**1,875**	**1,500**	**1,103**	**10,000**	**25,000**	**25,250**	**25,503**
Total Sources:	**3,016**	**3,390**	**3,890**	**$3,493**	**$13,493**	**$28,493**	**$28,743**	**$29,245**
Expenditures								
Advertising					7,500	20,000	20,000	20,000
Economic Development	1,500	1,000	2,000	-	2,500	5,000	5,000	5,000
Eco Devo Fund Expenditures:	**1,500**	**1,000**	**2,000**	**-**	**10,000**	**25,000**	**25,000**	**25,000**
Estimated Ending Balance *(deficit)* :	**$1,516**	**$2,390**	**$1,890**	**$3,493**	**$3,493**	**$3,493**	**$3,743**	**$4,245**

Economic Development Fund (46) Revenues and Expenses										
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Beginning Fund Balance	Projected carryover from prior year.		1,248	1,516	2,390	2,390	2,390	3,493
	Guest Room Tax	Proceeds from the 5% guest room tax applied to overnight hotel/motel room stays.	41001-00	1,453	1,875	1,500	919	1,103	10,000
	Transfers	Transfers from other funds.	41003-00	315	0			0	
			Economic Development Fund (46) Revenues	1,768	1,875	1,500	919	1,103	10,000
			Total Sources	3,016	3,390	3,890	3,309	3,493	13,493
Expenses	Advertising	Advertising to promote tourism and the City of Parkville.	07-02-00	0	0	0	0	0	7,500
Expenses	Economic Development - Other	Other miscellaneous economic development projects, studies, fees, etc.	07-03-00	1,500	1,000	2,000	0	0	2,500
			Total Economic Development Fund (46) Expenses	1,500	1,000	2,000	0	0	10,000
			Ending Fund Balance Economic Development Fund (46)	1,516	2,390	1,890	3,309	3,493	3,493

Nature Sanctuary Fund (60)

Last Updated 10/31/20

	2018 Actual	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2023 Projected	2024 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**$ 67,213**	**$ 73,980**	**75,459**	**75,459**	**$ 261,737**	**$ 264,237**	**$ 259,737**	**$ 255,237**	**$ 250,737**
Revenues									
Donations	6,450	6,033	2,500	186,778	2,500	2,500	2,500	2,500	2,500
Memberships		-	-	-	-	-	-	-	-
Programs	1,500	1,500	1,500		4,200	4,200	4,200	4,200	4,200
Sales - Tees Shirts		-	-	-	-	-	-	-	-
Grants		-	-	-	-				
Nature Sanctuary Fund Revenues:	**7,950**	**7,533**	**4,000**	**186,778**	**6,700**	**6,700**	**6,700**	**6,700**	**6,700**
Total Sources:	**75,163**	**81,514**	**79,459**	**262,237**	**268,437**	**270,937**	**266,437**	**261,937**	**257,437**
Expenditures									
Cost Share with Friends Partnership Program						2,000	7,000	7,000	7,000
CIP Projects	446	6,055	3,250	500		7,000	7,000	7,000	7,000
Program Expenses					4,200	4,200	4,200	4,200	4,200
Transfers	737	-	-	-	-	-	-	-	-
Nature Sanctuary Fund Expenditures:	**1,183**	**6,055**	**3,250**	**500**	**4,200**	**11,200**	**11,200**	**11,200**	**11,200**
Estimated Ending Balance *(deficit)* :	**73,980**	**75,459**	**76,209**	**261,737**	**264,237**	**259,737**	**255,237**	**250,737**	**246,237**

PNS Donation Fund (60) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Beginning Fund Balance	Projected carryover from prior year.		67,213	73,980	75,459	75,459	75,459	261,837
	Donations	Gifts from private citizens or groups.	40901-00	6,450	6,033	2,500	2,185	186,878	2,500
	Programs	Registration fees for events and programs.	40903-00	1,500	1,500	1,500		0	4,200
	Grant	Grant monies received for various projects in the Donation Fund.	40910-00			0			
			PNS Donation Fund (60) Revenues	7,950	7,533	4,000	2,185	186,878	6,700
			Total Sources	75,163	81,514	79,459	77,644	262,337	268,537
Exp: PNS Donation Fund	Friends of Parkville Nature Sanctuary Partnership Program	Cost share projects with the Friends of Parkville Nature Sanctuary.	15-00-01						
			Expenses: PNS Donation Fund	0	0	0	0	0	0
Expenditures	CIP Equipment	No equipment purchase planned in 2019.	04-31-00						
	CIP Projects	Permanent capital improvements in the Nature Sanctuary, such as trail extensions, roadway repairs, utility improvements, or plant materials. Additional signage planned in 2020.	04-41-00	446	6,055	3,250	458	500	
	Program Expenses	Espenses related to Nature Camp, Ghost Stories, and Trek with Santa. Moved from GF PNS Budget.	05-42-00						4,200
	FOPNS - Sanctuary Partnership	Expenses related to programs partnered with the Friends of Parkville Nature Sanctuary	15-00-01	737				0	
			Expenses: CIP	1,183	6,055	3,250	458	500	4,200
			Total PNS Donation Fund (60) Expenses	1,183	6,055	3,250	458	500	4,200
			Ending Fund Balance PNS Donation Fund (60)	73,980	75,459	76,209	77,186	261,837	264,337

Park Donations (63)

Last Updated 10/31/2020

	2017 Actual	2018 Actual	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**49,962**	**$ 51,806**	**$ 10,629**	**$36,924**	**$ 36,924**	**$ 13,006**	**$ 10,506**	**$ 8,006**	**$ 5,506**	**$ 3,006**
Revenues										
General Donations	6,074	2,156	26,295	2,500	1,082	2,500	2,500	2,500	2,500	2,500
Park Donations Fund Revenues:	**6,074**	**2,156**	**26,295**	**2,500**	**1,082**	**2,500**	**2,500**	**2,500**	**2,500**	**2,500**
Total Sources:	**56,036**	**53,962**	**36,924**	**39,424**	**38,006**	**15,506**	**13,006**	**10,506**	**8,006**	**5,506**
Expenditures										
Park Expenses					25,000					
Parks Projects	4,230	3,333		5,000		5,000	5,000	5,000	5,000	5,000
Transfer to General Fund		15,000								
Transfers to Project Fund	-	25,000		-		-	-	-	-	-
Park Donations Expenditures:	**4,230**	**43,333**	**-**	**5,000**	**25,000**	**5,000**	**5,000**	**5,000**	**5,000**	**5,000**
Estimated Ending Balance *(deficit)* **:**	**51,806**	**10,629**	**36,924**	**34,424**	**13,006**	**10,506**	**8,006**	**5,506**	**3,006**	**506**

Parks Donation Fund (63) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Beginning Fund Balance	Projected carryover from prior year.		51,806	10,629	36,924	36,924	36,924	13,006
	Donations	Miscellaneous grants and private donations to Parkville parks. Royals Charities Donation (25,000)	40901-00	2,156	26,295	2,500	902	1,082	2,500
			Park Donations Fund (63) Revenues	2,156	26,295	2,500	902	1,082	2,500
			Total Sources	53,962	36,924	39,424	37,825	38,006	15,506
Expenses	Park Expenses	Parks improvements and projects funded in part of whole with parks donations. In 2019, includes upgrades to Grigsby Field from a grant received from the Royals and Price Chopper.	05-41-00				22,406	25,000	
	Park Benches	Expenses related to Park Bench installation	07-01-00	3,333		5,000			5,000
	Transfer to General Fund	Reimbursement project expenses	20-10-00	15,000					
	Transfer to Projects Fund	Transfer to Projects Fund to supplement eligible projects.	20-20-00	25,000					
			Total Park Donations Fund (63) Expenses	43,333	0	5,000	22,406	25,000	5,000
			Ending Fund Balance Park Donations Fund (63)	10,629	36,924	34,424	15,419	13,006	10,506

Veterans Memorial (66)

Last Updated 10/31/2020

	2018 Actual	2019 Projected	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**-**	**6,700**	**13,293**	**$ 13,293**	**$ 16,479**	**$ 51,479**	**$ 61,479**	**$ 71,479**	**$ 81,479**
Revenues									
Veterans Memorial Donations	11,500	11,218	250,000	4,950	100,000	25,000	25,000	25,000	25,000
Interest Income			5,000						
Transfers									
Veteran Mem Fund Revenues:	**11,500**	**11,218**	**255,000**	**4,950**	**100,000**	**25,000**	**25,000**	**25,000**	**25,000**
Total Sources:	**11,500**	**17,918**	**268,293**	**18,243**	**$116,479**	**$76,479**	**$86,479**	**$96,479**	**$106,479**
Expenditures									
Expenditures	4,800	4,626	15,000	1,763	25,000	15,000	15,000	15,000	15,000
Capital Improvements									
Engineering and Planning Fees			40,000		40,000				
Construction Fees	-		200,000						
Eco Devo Fund Expenditures:	**4,800**	**4,626**	**255,000**	**1,763**	**65,000**	**15,000**	**15,000**	**15,000**	**15,000**
Estimated Ending Balance ***(deficit)*** **:**	**$6,700**	**$13,293**	**$13,293**	**$16,479**	**$51,479**	**$61,479**	**$71,479**	**$81,479**	**$91,479**

Veterans Memorial Fund (66) Revenues and Expenses									
Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Revenues	Beginning Fund Balance	Projected carryover from prior year.		0	6,700	13,293	13,293	13,293	16,479
	Veterans Memorial Donations	Contribution from individuals and service organizations for the development of the Veteran's Memorial Project in English Landing Park	40901-00	11,500	11,218	250,000	4,125	4,950	100,000
	Interest Income	Interest earned on Investments	41701-01			5,000			
	Transfers	Transfer from Other Funds	42001-00						
			Veterans Memorial Fund (66) Revenues	11,500	11,218	255,000	4,125	4,950	100,000
			Total Sources	11,500	17,918	268,293	17,418	18,243	116,479
Expenditures: Memorial	Expenditures	General Expenditures related to the development of the memorial.	15-00-00	4,800	4,626	15,000	1,470	1,763	25,000
	Capital Improvements	Capital Improvements Associated with the construction of the Veteran's Memoria.	04-24-00						
			Expenses: Veterans Memorial	4,800	4,626	15,000	1,470	1,763	25,000
Professional Fees	Engineer & Planning Fees	Engineering Fees associated with the designa and development of the memorial.	08-03-00			40,000			40,000
	Construction Fees	Construction Fees associated with the memorial.				200,000			
			Total Professional Fees	0	0	240,000	0	0	40,000
			Total Veterans Memorial Fund (66) Expenses	4,800	4,626	255,000	1,470	1,763	65,000
			Ending Fund Balance Veterans Memorial Fund (66)	6,700	13,293	13,293	15,948	16,479	51,479

Projects Fund (95)

Updated 10/31/2020

	2017 Actual	2018 Actual	2019 Actual	2020 Budget	2020 Projected	2021 Budget	2022 Projected	2023 Projected	2024 Projected	2025 Projected
Beginning Fund Balance	**11,173**	**23,673**	**207,698**	**836,849**	**836,849**	**832,407**	**217,526**	**217,526**	**217,526**	**217,526**
Revenues										
Money Recvd from Hwy 9 Project	-	-	886,409	3,063,483	-	4,472,796	-	-	-	-
Money Recvd from Hwy 9 Project	-	-	-	400,000	-	400,000	-	-	-	-
Grants/Donations	12,500	25,000	-	42,196	-	-	-	-	-	-
Platte County Outreach Grants	-	-	9,828	35,000	50,061	-	-	-	-	-
Transfer from General Fund	-	-	-	14,066	-	-	-	-	-	-
Transfer from General Fund	-	-	-	400,000		-	-	-	-	-
Transfer from General Fund	-	(12,500)	-	-	433,000	-				
Transfer from Park Sales Tax Fund					50,523		-	-	-	-
Platte County PLP Capital Contribution		237,265			-					
Projects Fund Revenues:	**12,500**	**249,765**	**896,237**	**3,954,745**	**533,584**	**4,872,796**	**-**	**-**	**-**	**-**
Total Sources:	**23,673**	**273,438**	**1,103,935**	**4,791,595**	**1,370,433**	**5,705,203**	**217,526**	**217,526**	**217,526**	**217,526**
Expenditures										
Public Works		48,367	-	56,262						
Streets			267,085	4,530,156	404,442	4,522,678	-	-		
Parks		17,374	-	35,000	133,584					
Transfers				-		965,000				
Projects Fund Expenditures:	**-**	**65,740**	**267,085**	**4,621,418**	**538,026**	**5,487,678**	**-**	**-**	**-**	**-**
Estimated Ending Balance ***(deficit)*** **:**	**23,673**	**207,698**	**836,849**	**170,176**	**832,407**	**217,526**	**217,526**	**217,526**	**217,526**	**217,526**

Type	Account	Description	Account	2018 Actual	2019 Actual	2020 Budget	YTD 10/31/2020	2020 Projected	2021 Budget
Projects Fund (95) Revenues and Expenses									
Revenues	Beginning Fund Balance	Projected carryover from prior year.		23,673	207,698	836,849	836,849	836,849	832,407
	Money Recvd from Hwy 9 Project	Money received for the Highway 9 Project - Highway 45 to Lakeview. Includes Transfer from Transportation Fund.	41501-00			3,063,483	0	0	4,472,796
	Money Recvd from Hwy 9 Project	Money received from MODOT for the Highway 9 Project - Sixth Street	41502-00			400,000	0	0	400,000
	Transfer from Park Donation Fund	Transfer from the Park Donation Fund to cover expenses relating to the FOPP Shelter and the Friends Field Project.	41601-00	25,000					
	Grants/Donations	Grant monies received for various projects in the Project Fund. Includes FEMA grant for Tornado Sirens.	41751-00			42,196			
	Platte County Outreach Grants	Platte County Outreach Grant monies to be applied toward eligible parks or stormwater projects.	41781-03		9,828	35,000		50,061	
	Park Improvement Funds	Contribution from Platte County for future capital maintenance and improvements to parks.	41807-00	237,265					
	Transfer from General Fund	Transfer from the General Fund to assist in funding eligible projects (FEMA Mitigation Grant - Tornado Sirens)	41621-00	-12,500		14,066			
	Transfer from General Fund	Transfer from the General Fund for the Route 9 Corridor Sixth Street Project. Includes Six at Park Chapter 100 revenue.	41621-01			400,000	400,000	400,000	
	Transfer from Parks Sales Tax Fund	English and Platte Landing Parks Trail Improvements						50,523	
	Transfer from General Fund	Transfer from the General Fund for Melody Lane Stormwater Local Match for Outreach Stormwater Grant						33,000	
	Transfer from General Fund	Transfer from Transportation Fund	41611-00		886,409				
			Projects Fund (95) Revenues	249,765	896,237	3,954,745	400,000	533,584	4,872,796
			Total Sources	273,438	1,103,935	4,791,594	1,236,849	1,370,433	5,705,203
Exp: Streets	Route 9 Project Expenses	Expenses related to the design and construction of street improvements for the Route 9 Corridor Plan - Highway 45 to Lakeview Drive.	04-15-00		267,085	3,730,156	206,114	366,617	3,760,503
	Grants/Donations Expenses	Grant monies used for eligible street projects (Route 9 Corridor Sixth Street Project - subject to grant approval)	04-11-00			800,000	79,920	37,825	762,175
			Expenses: Streets (515)	0	267,085	4,530,156	286,034	404,442	4,522,678
Exp: Public Works	Tornado Siren Expansion	Expenses related to the installation of two new tornado sirens to service western Parkville. Subject to FEMA grant approval.				56,262	0	0	0
	ELP Restroom and Friends Shelter Projects	Expenses relating to projects in the parks.	04-24-00	48,367					
			Expenses: Public Works	48,367	0	56,262	0	0	0
Exp: Parks	English and Platte Landing Park Trail Improvements	BNSF Railway Company License Agreement	04-24-00				50,523	50,523	0
	Outreach Grant Projects	Expenses related to Platte County outreach grant projects.	04-25-00	17,374		35,000		83,061	
	Expenses: Parks			17,374	0	35,000	50,523	133,584	0
Exp: Transfers	Transfer to General Fund	Transfer of surplus funds from prior projects to General Fund.	20-10-00						
	Transfer to Route 9 Debt Service Fund	Transfer of funds for Route 9 Grant Anticipation Loan Payoff	20-10-00						965,000
	Expenses: Transfers			0	0	0	0	0	965,000
		Total Projects Fund (95) Expenses		65,740	267,085	4,621,418	336,557	538,026	5,487,678
		Ending Fund Balance Projects Fund (95)		207,698	836,849	170,176	900,293	832,407	217,526

Dept.	Item	Funding Source	2021	2022	2023	2024	2025	2026	Project Total
Admin									
	City Hall Building Repairs	100% General Fund	30,000	25,883	7,865				63,748
	Building Safety Upgrades	100% General Fund	16,000						16,000
	Train Depot Repairs	100% General Fund		23,518	14,640				38,158
	City Hall External Security	100% General Fund		7,500					7,500
	Security System	100% General Fund		11,041	11,041				22,082
	Court Copier	100% General Fund	4,000						4,000
	Court Software Update	100% General Fund	15,000						15,000
	City Hall Renovation	100% General Fund		60,000	60,000				120,000
		Administration Total	**65,000**	**127,942**	**93,546**	**-**	**-**	**-**	
IT/PIO									
	Computer Replacement Cycle	100% General Fund	6,000	6,000	6,000	6,000	6,000	6,000	36,000
	Facility Reservation Management Software	100% General Fund		10,000					10,000
		Information Technology Total	**6,000**	**16,000**	**6,000**	**6,000**	**6,000**	**6,000**	
CD									
	Mater Plan Update	100% General Fund	60,000						60,000
	Bell Road PSP Plan	100% General Fund	10,000						10,000
		Community Development Total	**70,000**	**-**	**-**	**-**	**-**	**-**	
PD									
	Patrol Vehicle	100% General Fund	81,798	42,130	42,973	43,832	44,709	45,603	301,044
	Replacement Batteries/Radios	100% General Fund	20,000	20,000	20,000				60,000
	In-Car Video Systems	100% General Fund	4,136	4,219	4,303	4,389	4,477	4,567	26,091
	Parks Cameras (4)	100% General Fund		9,500					9,500
	Police Substation Design & Construction	100% General Fund/Capital Contribution from Creekside Dev.	10,000	20,000	150,000				170,000
		Police Department Total	**115,934**	**95,849**	**217,276**	**48,221**	**49,186**	**50,169**	
PW									
	Public Parking Lot lease Purchase	100% General Fund	22,041	22,041	22,041	22,041	22,041	22,041	132,246
	Hawver Gulch Watershed Study	100% General Fund		80,000					80,000
	Noise Reduction Railroad Crossing Zones	100% General Fund		500,000					500,000
	Entryway Monumnet Preliminary Plan	100% General Fund	10,000						
		Public Works Total	**32,041**	**602,041**	**22,041**	**22,041**	**22,041**	**22,041**	

Dept.	Item	Funding Source	2021	2022	2023	2024	2025	2026	Project Total
Streets									
	Storm Sewer Evaluation and Repair	100% General Fund	35,000						35,000
	River Road Ditch	100% General Fund		30,000					30,000
	76th Street Bridge Engineering	100% General Fund		20,000					20,000
	Backhoe	100% General Fund		75,000					75,000
	Decorative Stop Signs	100% General Fund		18,000					18,000
	Entryway Monument Design & Construction	100% General Fund		40,000	150,000	150,000			340,000
		Streets Total	**35,000**	**183,000**	**150,000**	**150,000**	**-**	**-**	
		General Fund TOTAL	**323,975**	**1,024,832**	**488,863**	**226,262**	**77,227**	**78,210**	
Parks Sales Tax									
	PLP Ballfields	100% Parks Sales Tax	800,000	2,000,000					2,800,000
	Pickleball Courts	100% Parks Sales Tax							-
	Grading for Ballfields	100% Parks Sales Tax	150,000						150,000
	Adams Park Improvements	100% Parks Sales Tax		50,000					50,000
	Watkins Park improvements	100% Parks Sales Tax	50,000						50,000
	Wetland Educational Area	100% Parks Sales Tax	15,000						15,000
	Pocket Park Master Plan/Construction	100% Parks Sales Tax		25,000	125,000				150,000
	Entry Signs for PLP/ELP	100% Parks Sales Tax	100,000						100,000
	Lewis and Clark Monument Sign	100% Parks Sales Tax							-
	Roundabout Makeover	100% Parks Sales Tax	30,000						30,000
	Trail Grading Equipment	100% Parks Sales Tax	5,000						5,000
	ELP Playground Update	100% Parks Sales Tax	25,000						25,000
	JD 6-Series Tractor	100% Parks Sales Tax	55,000						55,000
		Parks Total	**1,230,000**	**2,075,000**	**125,000**	**-**	**-**	**-**	

Dept.	Item	Funding Source	2021	2022	2023	2024	2025	2026	Project Total
Sewer									
	Effluent Pump Station	100% Sewer Fund	140,000						140,000
	CCTV	100% Sewer Fund	60,300	61,500	62,700	64,000	65,300	66,606	380,406
	RAS Pump Replacement	100% Sewer Fund			13,000				13,000
	DO Meter Unit	100% Sewer Fund	20,500						20,500
	Mixer	100% Sewer Fund	12,000						12,000
	Clarifier Floor	100% Sewer Fund	54,000						54,000
	UV bulbs/sleeves/ballasts	100% Sewer Fund	14,000						14,000
	Carryover: Clarifier Drive	100% Sewer Fund	16,000						16,000
	Zero Turn Mower	100% Sewer Fund	17,000						17,000
	Ongoing Sanitary Sewer Repairs/Line Maint.	100% Sewer Fund	240,000	200,000	200,000	200,000	200,000	200,000	1,240,000
	Self Priming Pump	100% Sewer Fund		28,000					28,000
	Pincrest Pump Rebuild	100% Sewer Fund		4,800					4,800
	Mini Camera	100% Sewer Fund		25,000					25,000
	WWTP Upgrades	Possible SRF Loan		30,000	1,350,000				1,380,000
		Sewer Fund Total	**573,800**	**349,300**	**1,625,700**	**264,000**	**265,300**	**266,606**	
Transportation									
	Dump Truck	100% Transportation Fund		69,193	71,390	73,657	75,995	78,408	368,643
	2" Asphalt Mill and Overlay	100% Transportation Fund	250,000	250,000	250,000	250,000	250,000	250,000	1,500,000
	Curb and Sidewalk	100% Transportation Fund	50,000	50,000	50,000	50,000	50,000	50,000	300,000
	Crack Sealing	100% Transportation Fund	10,000	10,000	15,000	15,000	15,000	15,000	80,000
	Street Striping	100% Transportation Fund	10,000	10,000	15,000	15,000	15,000	15,000	80,000
	Storm Sewer Evaluations and Repair	100% Transportation Fund		198,000	42,000	200,000	44,000	205,000	689,000
	Snow Box Attachment	100% Transportation Fund	5,000						5,000
		Transportation Fund Total	**325,000**	**587,193**	**443,390**	**603,657**	**449,995**	**613,408**	
Projects Fund									
	Route 9 Future Phases	100% Projects Fund	185,503						185,503
	Route 9: Hwy 45 to Lakeview Dr	MoDOT Cost share/MARC	3,575,000						3,575,000
	Route 9: Hwy 9 - 6th Street Intersection Engineering	Projects Fund/MoDOT/Chapter 100	762,175	90,000					852,175
	Route 9: Hwy 9 - 6th Street Intersection Improvements	Projects Fund/MoDOT/Chapter 101					330,000		330,000
		Projects Fund Totals	**4,522,678**	**90,000**	**-**	**-**	**330,000**	**-**	
		GRAND TOTALS	**6,975,453**	**4,126,325**	**2,682,953**	**1,093,919**	**1,122,522**	**958,224**	

Admin and Courts CIP														
Priority	**Account Code**	**Division**	**Type**	**New or Replacement?**	**Name**	**Project Description**	**Funding Source**	**Total Cost**	**2021**	**2022**	**2023**	**2024**	**2025**	**2026**	**Future**
1		IT	Equipment	Replacement	Computer Replacement Cycle	Cycle to replace 25% of office computers each year in order to maintain a four-year replacement cycle for software, hardware, operating systems, and warranties.	100% General Fund	$ 36,000	$ 6,000	$ 6,000	$ 6,000	$ 6,000	$6,000	$6,000	
Future		Admin	Equipment	New	Facility Reservation Management Software	Software for park and facility reservations to allow for online reservations and payment.	100% General Fund	$ 10,000		$ 10,000					
Future		Admin	Equipment	New	Document Management Software	Electronic storage software for City's electronic records (not email) to allow for enhanced search capabilities.	100% General Fund	$ 10,000							$ 10,000
1		PIO	Equipment	Replacement	Court Room Broadcasting Equipment	Replace equipment for the Municipal Court/Board Room to upgrade to HD.	100% General Fund	$ -							
1		Admin	Project	New	Building Safety Upgrades	Phase 4: Install bulletproof glass panels and window protection through the building in phases. Phase 1: PD and Dias. Phase 2: Court. Phase 3: Admin1. Phase 4: Admin 4.	100% General Fund	$ -							
		Admin	Project	New	Building Safety Upgrades	Bullet resistent glass encasement, front desk security		$ 16,000	$16,000						
5		Admin	Project	Replacement	Concrete Flatwork	720 square feet of concrete flatwork every five years, includes hand rail repair and painting.	100% General Fund	$ 7,865			$ 7,865				
1		Admin	Project	Replacement	Vinyl Tile Replacement	Vinyl Tile Replacement (PD, Court, Admin)	100% General Fund	$ 9,364							$ 9,364
1		Admin	Project	New	City Hall External Security		100% General Fund	$ 7,500		7500					
2		Admin	Project	Replacement	Internal Building-wide Paint Finishes	Repaint Interior Building Finishes Phase 2	100% General Fund	$ 30,000	30000						
2		Admin	Project	Replacement	City Hall Renovation	2nd Floor renovation	100% General Fund	$ 120,000		60000	60000				
Future		Admin	Project	Replacement	Roof, Thermoplastic	Roof replacement	100% General Fund	$ 164,262							$164,262
3		Admin	Project	Replacement	Ceiling-mounted cassettes (room vent fans, heaters)	Phased replacement of Ceiling-Mounted Cassettes beginning in 2020	100% General Fund	$ 43,297							$ 43,297
4		IT	Project	Replacement	Security System Upgrade	Security System Upgrade. Fifty percent (50%) of the security system by 2021	100% General Fund	$ 22,082		$ 11,041	$ 11,041				

Admin and Courts CIP															
Priority	**Account Code**	**Division**	**Type**	**New or Replacement?**	**Name**	**Project Description**	**Funding Source**	**Total Cost**	**2021**	**2022**	**2023**	**2024**	**2025**	**2026**	**Future**
		Admin	Project	Replacement	City Hall Building Repairs		100% General Fund	$ 25,883		$ 25,883					
		Court	Equipment	New	ShowMe Courts Software Update	Court Archiving Software	100% General Fund	$ 15,000	$ 15,000						
		Court	Equipment	Replacement	Copier	Court Copier Replacement	100% General Fund	$ 4,000	$ 4,000						
Future		Admin	Equipment	Replacement	Court Dept. Break Room Furnishings	add description and year/future	100% General Fund	$ 21,848							$ 21,848
Future		Admin	Equipment	Replacement	Court Dept. Furnishings	Replacement/Update of furnishings	100% General Fund	$ 7,428							$ 7,428
Future		Admin	Equipment	Replacement	Police Department Furnishings	Replacement/Update of furnishings	100% General Fund	$ 7,283							$ 7,283
Future		Admin	Equipment	Replacement	Upstairs Administration Furnishings	Replacement/Update of furnishings	100% General Fund	$ 16,329							$ 16,329
Future		Admin	Equipment	Replacement	Holding Cell Repairs	Replacement/Update of furnishings	100% General Fund	$ 14,640							$ 14,640
Future		Court	Equipment	New	Eticket System	Electronic ticketing and organization system for Municipal Court	100% General Fund	$ 20,000							$ 20,000
1		Train Depot	Project	Replacement	Walls, Stucco and Wood Trim, Paint Finishes and Capital Repairs (Incl. Sealants)	Repair/replace approximately 1,240 square feet of stucco and 830 square feet of trim	100% General Fund	$ -							
5		Train Depot	Project	Replacement	Windows and Doors, Wood Frames, Walls, Stucco and Wood Trim, Paint Finishes and Capital Repairs (Incl. Sealants)	Replacement of 260 square feet of wood frame windows and doors	100% General Fund	$ 38,158		$ 23,518	$ 14,640				
								TOTAL	**$ 71,000**	**$143,942**	**$ 99,546**	**$ 6,000**	**$6,000**	**$6,000**	

Police CIP															
Priority	**Account Code**	**Division**	**Type**	**New or Replacement?**	**Name**	**Project Description**	**Funding Source**	**Total Cost**	**2021**	**2022**	**2023**	**2024**	**2025**	**2026**	**Future**
		Police	Equipment	Replacement	Patrol Vehicle	AWD Police Vehicle including emergency equipment, video, radio, etc.	100% General Fund	$ 301,044	$ 81,798	$ 42,130	$ 42,973	$ 43,832	$ 44,709	$ 45,603	
		Police	Equipment	Replacement	In-Car Video Systems	Replace existing in-car video system with updated system. Will be on a five-year maintenance cycle to match warranty pending wear and tear.	100% General Fund	$ 26,091	$ 4,136	$ 4,219	$ 4,303	$ 4,389	$ 4,477	$ 4,567	
		Police	Equipment	Replacement	Police Radio replacement	Replace four each existing Police portable radios and two each Police mobile radios over next five years	100% General Fund	$ 60,000	$ 20,000	$ 20,000	$ 20,000			$ -	
				New	Parks Cameras	Four additional cameras to be placecd in the parks	100% General Fund	$ 9,500		$ 9,500				$ -	
				New	Police Substation Design	Design and engineering of the Police substation at 435 and 45.	100% General Fund	$ 30,000		$ 30,000				$ -	
				New	Police Substation Construction	Construction of the Police substation at 435 and 45.	Capital Contribution from Creekside Development	$ 150,000			$ 150,000			$ -	
							ANNUAL TOTAL		**$ 105,934**	**$ 105,849**	**$ 217,276**	**$ 48,221**	**$ 49,186**	**$ 50,169**	**$ -**

2021 - 2026 Transportation Fund Capital Improvement Plan

Division	Type	New or Replacement?	Name	Project Description	Funding Source	Total Cost	2021	2022	2023	2024	2025	Future
PW/Streets	Maintenance	New	Storm Sewer Evaluation and Repair	Evaluate the existing storm sewer pipe and structures. Based on data acquired, point repairs can be made to the storm sewer.	100% General Fund	$ 35,000	$ 35,000					
	Maintenance	New	River Road Ditch	Reconstruct the ditch along River Road by Thousand Oaks. Allow additional discharge by railroad pipe.	100% General Fund	$ 30,000		$ 30,000				
	Maintenance	New	76th Street Bridge Engineering	Reconstruct bridge along 76th Street that has deteriorated over time. Based on MoDOT bridge ratings, this bridge is one of the worst in Platte County.	100% General Fund	$ 20,000		$ 20,000				
Streets	Equipment	New	Downtown Signage	Upgrade stop signs to decorative posts.	100% General Fund	$ 18,000		$ 18,000				
Streets	Equipment	New	Backhoe	Purchase a new backhoe and trade in existing backhoe for everyday maintenance and operations.	100% General Fund	$ 75,000		$ 75,000				
Streets	Equipment	New	Entryway Monument Design & Construction		100% General Fund	$ 340,000		$ 40,000	$ 150,000	$ 150,000		
Streets	Equipment	Replacement	Dumptruck, 1-ton, 4-wheel Drive, Snowplow and Salt Spreader	Replacement of older trucks and snowplowing equipment. Will replace next truck in line. Trade-in value approximately $7,000	100% Transportation Fund	$ 289,959		$ 69,127	$ 71,322	$ 73,587	$ 75,923	
Streets	Maintenance	New	2" Asphalt Mill and Overlay	Contractor to mill and overlay existing asphalt streets in the City that have become deteriorated.	100% Transportation Fund	$ 1,250,000	$ 250,000	$ 250,000	$ 250,000	$ 250,000	$ 250,000	
Streets	Maintenance	New	Curb & Sidewalk Repair	Repair defective sections of curb due to general deterioration of the curb and sidewalk.	100% Transportation Fund	$ 250,000	$ 50,000	$ 50,000	$ 50,000	$ 50,000	$ 50,000	
Streets	Maintenance	New	Crack Sealing	Crack sealing of existing street in the City. Includes rental of crack sealing machine and crack seal material.	100% Transportation Fund	$ 65,000	$ 10,000	$ 10,000	$ 15,000	$ 15,000	$ 15,000	
Streets	Maintenance	New	Street Striping	Needed to re-paint areas on the pavement such as centerlines and stop bars for traffic safety.	100% Transportation Fund	$ 65,000	$ 10,000	$ 10,000	$ 15,000	$ 15,000	$ 15,000	
PW/Streets	Maintenance	New	Storm Sewer Evaluation and Repair	Evaluate the existing storm sewer pipe and structures. Based on data acquired, point repairs can be made to the storm sewer.	100% Transportation Fund	$ 689,000	$ 198,000	$ 42,000	$ 200,000	$ 44,000	$ 205,000	
Streets	Equipment	Replacement	Snow Box Attachment	Snow Box Attachment	100% Transportation Fund	$ 5,000	$ 5,000					

Public Works
CIP

Priority	Account Code	Division	Type	New or Replacement?	Name	Project Description	Funding Source	Total Cost	2021	2022	2023	2024	2025	2026	Future
2		Streets	Project	New	Hawver Gulch Watershed Study	Review the locations of the low water crossings in the Hawver Gulch watershed. Model the proposed improvements and their overall impacts. Prepare cost estimates and a program to implement improvements	100% General Fund	$ 80,000	$ 80,000						
		PW	Lease	Ongoing	Public Parking Lot Lease Purchase		100% General Fund	$ 110,205	$ 22,041	$ 22,041	$ 22,041	$ 22,041	$ 22,041	$ 22,041	
8		PW	Project	New	Noise Reduction Railroad Crossing Zones	Noise Reduction Railroad Crossing Zones	100% General Fund	$ 500,000		$ 500,000					
								TOTAL PW	$ 102,041	$ 522,041	$ 22,041	$ 22,041	$ 22,041	$ 22,041	

PARKS BUDGET IMPACT														
Division	**Type**	**New or Replacement?**	**Name**	**Project Description**	**Funding Source**	**Total Cost**	**Parks Sales Tax Total**	**2021**	**2022**	**2023**	**2024**	**2025**	**2026**	**Future**
Parks	Project	New	PLP BallFields Phase One	Engineer and construct new athletic fields in Platte Landing Park.	100% Parks Sales Tax	$ 2,300,000	$ 2,500,000	$ 800,000	$ 1,500,000					
Parks	Project	New	PLP BallField Phase Two	PLP BallFields Donation Projects (Concession Stand, Restrooms, other amentities)	Parks Donations/General Fund	$ 500,000	$ -		$ 500,000					
Parks	Project	New	Initial Grading for Ballfields	Hire a contractor to perform initial grading for the future site of the ballfields	100% Parks Sales Tax	$ 150,000	$ 150,000	$ 150,000						
Parks	Project	Replacement	Adams Park Improvements	Improvements based on community engagement	100% Parks Sales Tax	$ 50,000	$ 50,000		$ 50,000					
Parks	Project	Replacement	Watkins Park Improvements	Improvements based on community engagement	100% Parks Sales Tax	$ 50,000	$ 50,000	$ 50,000						
Parks	Project	New	Wetland Educational Area	Create an outdoor classroom for students to learn about the wetlands	50% Donations 50% Parks Sales Tas	$ 15,000	$ 7,500	$ 15,000						
Parks	Project	New	Pocket Park Construction	Pocket Park Master Plan Improvements	50% Parks Sales Tax 50% General Fund	$ 150,000	$ 75,000		$ 25,000	$ 125,000				
Parks	Project	New	Entry Signs for ELP / PLP	Entry Sign Construction	100% Parks Sales Tax	$ 100,000	$ 100,000	$ 100,000						
Parks	Project	New	Roundabout Makeover	Improve the appearance of the landscape island located at the end of Busch Drive in English Landing Park.	100% Parks Sales Tax	$ 30,000	$ 30,000	$ 30,000						
Park	Equipment	New	ELP Playground Upgrade	Upgrade the existing playground areas in English Landing Park.	50% Outreach Grant 50% Parks Sales Tax	$ 25,000	$ 25,000	$ 25,000						
Park	Equipment	New	Trail Grading Equipment	Purchase trail grading equipment to maintain the chat trails in the park	100% General Fund	$ 5,000	$ 5,000	$ 5,000						
Parks	Equipment	Replacement	JD 6-Series Tractor with Turf Tires	Replacement for aging (30+ years) tractor in fleet used primarily to mow riverfront parks. Can also handle a boom mower (shared with Streets) for mowing medians and riverbank.	100% General Fund	$ 55,000	$ 55,000	$ 55,000						

Community Development CIP

Priority	Account Code	Division	Type	New or Replacement?	Name	Project Description	Funding Source	Total Cost	2021	2022	2023	2024	2025	2026	Future
2		CD	Project	New	Master Plan Update	The *Parkville Master Plan* was adopted in 2009, and is recommended to be updated every 10 years. Project includes a consultant team conducting an extensive public engagement process, and updating the current plan's vision, community goals and objectives, SWOT analysis, data, maps and future land use projections.	100% General Fund	$60,000	$60,000						
4		CD	Project	New	Bell Road Planning Sustainable Places (PSP) Plan	MARC has secured Planning Sustainable Places (PSP) funding for FY 2021 for $345,000. The Call for Projects for new applications will begin next May with a submittal deadline of June 2020. Scoring will commence in July, with project selection in September, following by TTPC and MARC Board approval in September. NW Bell Road would qualify for PSP project funding — purpose of which is to create a plan promoting concept of sustainability advancing site-and-project specific activities within the corridors planning framework. Because it's an 80-20 match program, the City could invest $10,000 in local match funding for a PSP plan up to $50,000, which would be sufficient to complete the project.	100% General Fund	$ 10,000	$10,000						
5		CD	Project	New	Highway 45 Corridor Plan Improvements	The *Highway 45 Corridor Plan* inlcudes design guidance tools for the City, County, developers and landowners to implement as development occurs in the future. Project inlcudes implementation of landscaping, pedestrian-level street lighting, and other pedestrian amenities along Hwy 45 throughout Parkville city limits.	100% General Fund	$30,000							$30,000
							TOTAL CD		$70,000	$0	$0	$0			$30,000

Sewer CIP														
Division	Type	New or Replacement?	Name	Project Description	Comments	Funding Source	Total Cost	2021	2022	2023	2024	2025	Future	Column1
Sewer	Equipment	Replacement	Pump	Pinecrest Pump Rebuild	Replace three adjustable frequency drives, one per year for three years.	100% Sewer Fund	$ 4,800		$ 4,800					Equipment & Machinery
Sewer	Equipment	Replacement	RAS Pump Replacement	Replace RAS Pump at WWTP	Replace one return activated sludge pumps. These pumps recycle the organisms that perform the biological treatment.	100% Sewer Fund	$ 13,000			$ 13,000				Equipment & Machinery
Sewer	Equipment	Replacement	Zero Turn Mower			100% Sewer Fund	$ 17,000	$ 17,000						
Sewer	Equipment	Replacement	Clarifier Drive			100% Sewer Fund	$ 16,000	$ 16,000						
Sewer	Project	Replacement	Clarifier Floor	Replacement of Clarifier Floor. One in 2016 and the other in 2018.	Includes removal and replacement of the grout topping on the clarifier floor.	100% Sewer Fund	$ 54,000	$ 54,000						Sewer Plant Impvts
Sewer	Project	Replacement	WWTF Treatment Upgrades	Upgrade the treatment processes at the Sewer Plant.	Includes grit removal, third clarifier, sludge dewatering, controls and blower replacement.	Possible SRF Loan	$ 1,380,000		$ 30,000	$ 1,350,000				Sewer Plant Impvts
Sewer	Project	New	WWTF Effluent Pump Station	Install new pump station to protect UV building.	Install effluent pump station to protect the UV building from the flood water of Rush Creek.	100% Sewer Fund	$ 140,000	$ 140,000						Sewer Plant Impvts
Sewer	Equipment	New	UV Bulbs, Sleeve & Ballasts			100% Sewer Fund	$ 14,000	$ 14,000						Sewer Plant Impvts
Sewer	Equipment	Replacement	Self Priming Pump	Engine Driven Trash Pump for By-Pass and Tank Cleaning. Can be used for flood response and system overflow bypasses.	Portable Unit used to clean various pump station and plant basins	100% Sewer Fund	$ 28,000		$ 28,000					Equipment & Machinery
Sewer	Project	New	Ongoing Sanitary Sewer Repairs	Maintenance based on CCTV results		100% Sewer Fund	$ 1,040,000	$ 240,000	$ 200,000	$ 200,000	$ 200,000	$ 200,000		Line Maintenance
Sewer	Equipment	New	Mini Camera	Small CCTV camera for smaller segments of pipes		100% Sewer Fund	$ 25,000		$ 25,000					Line Maintenance
Sewer	Project	New	CCTV	Program to clean and televise a portion of the 15,000 feet per year of the City's sewers.	Ongoing program, part of the SSES program, will examine the entire system on an 8-year cycle.	100% Sewer Fund	$ 248,500	$ 60,300	$ 61,500	$ 62,700	$ 64,000			Line Maintenance
Sewer	Project	Replacement	Mixer for Sewer Plant	Replacement of the mixer at the sewer plant	The existing mixer needs to be replaced. It has been repaired numerous times over the past few years to help extend its life.	100% Sewer Fund	$ 12,000	$ 12,000						Sewer Plant Impvts
Sewer	Project	New	DO Meter Unit	Replacement of DO Meter Unit	The DO meter unit needs to be replaced.	100% Sewer Fund	$ 20,500	$ 20,500						
							$ -							
						ANNUAL TOTALS		$ 573,800	$ 349,300	$ 1,625,700	$ 264,000	$ 200,000	$ -	
								2021	2022	2023	2024	2025		

ITEM 5.B.
For 12/15/2020
Board of Aldermen Meeting

CITY OF PARKVILLE
Policy Report

Date: December 1, 2020

Prepared By:
Matthew Chapman, Finance/HR Director

Reviewed By:
Joe Parente, City Administrator

ISSUE:
Approve the second reading of an ordinance to classify all employee positions and establish compensation for such classifications for fiscal year 2021 (Administration)

BACKGROUND:
In 2017, the Board of Alderman authorized the hiring of a consultant to perform a Compensation and Classification Study of all city employees. The intent of the study was to review employee compensation and benefits. It included updating job descriptions based on current duties, evaluating and classifying positions into pay grades, and determining what market adjustments should be made to pay rates based upon information obtained from peers for wages and benefits. The result was an update to the city's classification plan to make it equitable within the organization, and market competitive.

The compensation plan was implemented over a two year period, bringing salaries in line with the market and provides wage rates that will be at the 60 percentile of the market we compete within for labor. What this means is four employers within our market will pay more than the City, and six employers will pay at or less. The acceptance of the 60 percentile market position is in line with the city's financial resources, and allows compensation for existing and new employees at a competitive pay and benefits level.

The classification system requires an annual update, to avoid not falling below the market position. This is achieved by adjusting the pay ranges by an employee cost index. Additionally, for existing employees, the Board determines the level of a merit increased with a goal of meeting both the employee cost index, and additional merit based on performance.

It is proposed, effective January 1, 2021, all positions are eligible for a separate 3.0% merit raise (within established ranges), per Section 2.G. of the Personnel Manual, pending receipt of a satisfactory performance review. Employees who have reached the maximum of their pay ranges will be eligible for lump sum bonuses equal to the approved merit raise pending receipt of satisfactory performance reviews, but will receive no increases to their base salaries.

BUDGET IMPACT:
The impact of the 3.0% merit increase is approximately $59,515 and is incorporated into the proposed 2021 budget.

ALTERNATIVES:

1. Approve second reading of an ordinance to classify all employee positions and establish compensation ranges.
2. Approve second reading of the ordinance subject to changes directed by the Board of Aldermen.
3. Postpone the item and provide further direction to City Administration.

FINANCE COMMITTEE RECOMMENDATION:
The item was not presented to the Finance Committee, but is being taken directly to the Board of Aldermen for consideration.

STAFF RECOMMENDATION:
Staff recommends that the Board of Aldermen approve second reading of an ordinance to classify employee positions and establish compensation ranges.

POLICY:
Section 112.070.G. of the Municipal Code designates the City Administrator as the personnel officer of the City with authority to recommend a position classification system and salaries to the Mayor and Board of Aldermen.

SUGGESTED MOTION:
I move to approve Bill No. 3106, an ordinance classifying all employee positions and establish compensation for such classifications for fiscal year 2021, on second reading to become Ordinance No. ____.

ATTACHMENTS:

1. Ordinance

BILL NO. 3106 ORDINANCE NO. ____

AN ORDINANCE CLASSIFYING ALL EMPLOYEE POSITIONS AND ESTABLISHING COMPENSATION FOR SUCH CLASSIFICATIONS

BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF PARKVILLE, MISSOURI, AS FOLLOWS:

SECTION 1. The following pay ranges are established for permanent full-time city employees. All classifications followed by (E) are exempt under the Fair Labor Standards Act (FLSA):

		Annual		Hourly	
Classification	**Department**	**Minimum**	**Maximum**	**Minimum**	**Maximum**
Laborer	Public Works	$31,052	$43,772	$14.93	$21.05
Billing Clerk	Admin/Sewer	$33,979	$47,911	$16.33	$23.04
Department Assistant	Admin/Various	$33,979	$47,911	$16.33	$23.04
Skilled Laborer	Public Works	$36,026	$50,792	$17.33	$24.42
Officer I	Police	$41,506	$56,977	$19.96	$27.39
Officer II	Police	$43,575	$61,422	$20.96	$29.53
Court Administrator	Municipal Court	$43,575	$61,422	$20.96	$29.53
Building Inspector	Community Development	$43,575	$61,422	$20.96	$29.53
Management Analyst	Any	$43,575	$61,422	$20.96	$29.53
Superintendent	Public Works	$50,171	$70,975	$24.21	$34.12
Building Official	Community Development	$50,171	$70,975	$24.21	$34.12
Construction Inspector	Public Works	$50,171	$70,975	$24.21	$34.12
Detective Sergeant	Police	$53,061	$74,803	$25.50	$35.97
Sergeant	Police	$53,061	$74,803	$25.50	$35.97
Treasurer (E)	Administration	$53,061	$74,803	$25.50	$35.97
Assistant to the City Administrator (E)	Administration	$53,061	$74,803	$25.50	$35.97
City Clerk (E)	Administration	$53,061	$74,803	$25.50	$35.97
Operations Director (E)	Public Works	$53,061	$74,803	$25.50	$35.97
Captain (E)	Police	$66,660	$93,949	$32.05	$45.17
Finance/Human Resources Director (E)	Administration	$72,118	$101,673	$34.68	$48.88
Community Development Director (E)	Community Development	$72,118	$101,673	$34.68	$48.88
Public Works Director (E)	Public Works	$73,175	$103,149	$35.18	$49.60
Chief (E)	Police	$73,175	$103,149	$35.18	$49.60

SECTION 2. The following pay plan is established for temporary and part-time positions:

		Hourly	
Classification	**Department**	**Minimum**	**Maximum**
Intern	Various	$14.97	$21.11
Planner	Community Development	$21.02	$29.61
Receptionist	Administration	$14.97	$21.11
Seasonal Laborer	Public Works	$14.97	$21.11
Department Assistant	Various	$16.39	$23.10
Court Clerk	Municipal Court	$14.97	$21.11
Assistant Director	Nature Sanctuary	$14.97	$21.11
Director	Nature Sanctuary	$16.39	$23.10
Code Enforcement Officer	Community Development	$16.39	$23.10

SECTION 3. The current pay plan is based on a Compensation and Classification Study completed by The Austin Peters Group, Inc. and presented to the Board of Aldermen in a work session on September 19, 2017. The study included updating job descriptions based on current duties, evaluating and classifying positions into pay grades, and determining what market adjustments should be made to pay rates based on information obtained from peers for wages and benefits.

SECTION 4. All employees shall normally receive a rate of pay no less than the minimum of the pay grade and no higher than the maximum of the pay grade.

SECTION 5. The following annual salaries are established for elected and appointed officials:

Mayor	$14,400
Alderman	$5,400
Municipal Judge	$18,000
City Administrator	Such amount as established by the Board of Aldermen through a contract between the City and the City Administrator. An annual adjustment to compensation is dependent upon the results of a performance evaluation, in accordance with the employment agreement.

SECTION 6. The 2021 Salary Schedule for current employees is attached hereto and hereby incorporated by reference. The 2021 Salary Schedule includes a 3 percent merit raise for eligible employees in accordance with Section 2.G. of the Parkville Personnel Manual (Resolution No. 12-01-15). Employees who have reached the maximum of their salary ranges will be eligible for a one-time bonus equal to the approved cost-of-living adjustment pending receipt of a satisfactory performance review.

SECTION 7. All provisions of ordinances and resolutions in conflict with this ordinance relative to the classification and compensation of employees of the City of Parkville, Missouri are hereby repealed.

SECTION 8. This ordinance shall take effect on January 1, 2021.

PASSED and APPROVED this 15th day of December 2020.

____
Mayor Nanette K. Johnston

ATTESTED:

____
City Clerk Melissa McChesney

2021 City of Parkville Salary Schedule

Last Name	Title	Department	Hourly Rate	Annual Salary
Abel	Public Works Director	Public Works	$40.78	$84,807
Allwood	Officer	Police	$24.52	$51,002
Ashley	Project Manager	Public Works	$27.69	Hourly
Barnard	Superintendent	PW Parks	$29.61	$61,589
Blair	Construction Inspector	Public Works	$27.69	Hourly
Bontrager	Director	Nature Sanctuary	$17.52	$36,442
Brown	Officer	Police	$21.32	$44,356
Buckmaster	Department Assistant	Public Works	$17.13	Hourly
Chapman	Human Resources/Finance Director	Administration	$37.30	$77,591
Chrisman	Chief	Police	$45.86	$95,360
Frazier	Assistant Director	Nature Sanctuary	$15.23	Hourly
Gault	Building Inspector	Community Development	$26.90	$55,949
Gee	Sergeant	Police	$26.36	$54,832
Giarratana	Building Official	Community Development	$32.70	Hourly
Goens	Officer	Police	$20.31	$42,244
Guilford	Code Enforcement Officer	Community Development	$16.69	Hourly
Heckadon	Officer II	Police	$22.35	$46,480
Hefley	City Treasurer	Administration	$30.46	$63,345
Hill	Officer II	Police	$21.83	$45,397
Hubbell	Detective Sergeant	Police	$29.22	$60,775
Ingram	Officer	Police	$20.37	$42,368
Johnson	Skilled Laborer	PW Streets	$22.40	$46,606
Jordan	Captain	Police	$36.65	$76,232
Kaiserski	Billing Clerk	Sewer	$17.51	$36,421
Lachky	Community Development Director	Community Development	$36.38	$75,670
Layton	Officer	Police	$20.31	$42,244
Liberty	Department Assistant	Police	$22.60	$46,990
Lovell	Skilled Laborer	PW Streets	$20.64	$42,935
McChesney	City Clerk	Administration	$27.59	$57,397
McMillen	Officer	Police	$20.37	$42,368
Mitchell	Assistant to the City Administrator	Administration	$26.05	$54,167
Morton	Receptionist	Administration	$15.23	Hourly
Phelan	Laborer	PW Parks	$15.84	$32,947
Rizzuti	Court Clerk	Court	$22.98	$47,803
Schaffner	Laborer	Parks	$15.66	$32,573
Schank	Operations Director	PW Streets	$36.48	$75,890
Shadid	Sergeant	Police	$28.39	$59,047
Sollars	Officer II	Police	$21.40	$44,510
Stanton	Planner	Community Development	$23.54	$48,963
Stark	Receptionist	Administration	$15.23	Hourly
Stone	Sergeant	Police	$28.48	$59,247
Taylor	Laborer	PW Streets	$15.23	$31,687
Tomlin	Sergeant	Police	$28.10	$58,429
Whitby	Laborer	PW Streets	$15.84	$32,947
White	Skilled Laborer	PW Streets	$22.40	$46,606
Wooldridge	Officer	Police	$20.37	$42,368

ITEM 5.C.

For 12/15/2020
Board of Aldermen Meeting

CITY OF PARKVILLE
Policy Report

Date: November 9, 2020

Prepared By:
Stephen Lachky, Community Development Director

Reviewed By:
Alysen Abel, Public Works Director

ISSUE:
Approve the first reading of an ordinance to approve the Thousand Oaks 23rd Plat, Final Plat, a subdivision consisting of 56 single-family residential lots and one tract of private open space, generally located to the east of the Thousand Oaks 16th Plat subdivision - Case No. PZ 2020-29; Forest Park Development Company LLC of Kansas City, applicant (Community Development)

BACKGROUND:
The Thousand Oaks master residential development runs from NW Brink-Myers Road to the north, connecting to NW River road to the south. Several phases have been developed in this area over the past two decades and the applicant is proposing a new phase connecting to the existing Thousand Oaks Sixteenth Plat subdivision via an extension of Terrace Park Dr.

Applicant David Barth of Forest Park Development Company LLC of Kansas City has submitted an Application for Subdivision – Final Plat for the Thousand Oaks – 23rd Plat, Final Plat, a subdivision (31.16 acres, more or less) consisting of 56 single-family residential lots and 1 tract of private open space, generally located to the east of the Thousand Oaks Sixteenth Plat subdivision (see Attachment 4). The subject property area of the final plat resides within Platte County parcels no. 20-9.0-29-000-000-006.001 (Unincorporated Platte County) and 20-9.0-29-000-000-011.000 (Parkville municipal limits).

Staff reviewed the application (Case No. PZ 2020-29) against the Parkville Master Plan; Parkville Municipal Code and its applicable zoning code and subdivision regulations; adequate utilities, grading and drainage requirements, stormwater management, and park land dedication requirements (see Attachments 6 and 7). The application was also reviewed against the previously-approved preliminary plat for Thousand Oaks – 23rd & 24th Plats (see Attachment 4 by Reference). Following review, staff determined the proposed subdivision is substantially consistent with the preliminary plat, is in compliance with the purposes and intent of the Title IV – Development Code, and can be in accordance with best practices, goals and recommendations of the Parkville Master Plan provided all subject property area within the Thousand Oaks – 23rd Plat, Final Plat not within Parkville municipal limits is voluntarily annexed into the City of Parkville.

BUDGET IMPACT:
With the exception of application and permit fees and any incremental increases from real estate and personal property taxes, there is no budgetary impact.

ALTERNATIVES:

1. Approve the first reading of the ordinance.
2. Approve the first reading of the ordinance, subject to changes directed by the Board of Aldermen.
3. Deny the final plat.
4. Postpone the item.

FINANCE COMMITTEE RECOMMENDATION:
The item was not presented to the Finance Committee; rather, it was brought before the Planning and Zoning Commission for consideration. The Planning and Zoning Commission considered the Application for Subdivision – Final Plat, along with an Application for Subdivision Waiver to allow for 20 ft. front-yard setback building lines within said plat, at their November 10, 2020 regular meeting. Following discussion, the Commission voted to postpone consideration of both applications to their December 8, 2020 regular meeting, and requested staff provide additional information regarding the subdivision waiver request including past precedent to similar requests within the Thousand Oaks master development (see Attachment 9).

At their December 8, 2020 regular meeting, the Planning and Zoning Commission reconsidered both applications along with additional information from staff, and following discussion approved the Application for Subdivision Waiver (by a vote of 6-2) for the reduction of front-yard setbacks from 25 ft. to 20 ft. for only City of Parkville lots with grades exceeding a 25% slope (see Attachment 5).

Following approval of the subdivision waiver, the Planning and Zoning Commission recommended approval of the final plat (by a vote of 8-0), subject to staff's conditions and compliance with the approved subdivision waiver (Case No. PZ 2020-46).

STAFF RECOMMENDATION:
Staff recommends that the Board of Aldermen approve the first reading of the ordinance, subject to the following conditions prior to the final plat being recorded:

- Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
- Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD).
- Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
- Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
- Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.
- Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
- *Compliance with the approved Application for Subdivision Wavier (Case No. PZ 2020-46).*

- Applicant provide the City $8,702.40 in lieu of park land dedication as required by Parkville Municipal Code, Section 404.020.
- Applicant provide the City payment of public improvement permit fee as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.

Conditions shown in italics are additional conditions recommended by the Planning and Zoning Commission at their December 8, 2020 regular meeting.

POLICY:

Applications for Subdivision – Final Plat must be approved by the Board of Aldermen following review and recommendation by the Planning and Zoning Commission as outlined in Table 403-1: Procedures Summary of the Parkville Municipal Code. Per Section 403.020, E. if the Planning Commission recommends approval or conditionally approves the final plat, the plat shall be forwarded to the Board of Aldermen.

Parkville Municipal Code, Section 404.020, Subsection H., requires subdivision plats to show dedication of land for park uses at locations designated in the comprehensive plan. The Board may also choose to accept payment of cash in lieu of park land dedication. The required area of the dedication shall be based on the number of dwelling units and the acres per person formula as follows: Detached Houses = Number of units x 3.7 persons per unit x 0.006 acres. When payment of cash in lieu of dedicating open space is approved, the applicant shall deposit with the City Treasurer a cash payment without recourse or the right of recovery prior to recording the subdivision plat. The amount shall be the required dedication multiplied by seven thousand dollars ($7,000.00) per acre, less a credit that any land actually dedicated for park purposes.

The Board of Aldermen must approve two readings of the ordinance to become effective. Rule 5, Agendas, of the Board's adopted Rules of Order, states *"The first reading of an ordinance will be read on the action agenda and the second and final reading will be read the next subsequent meeting on the consent agenda, unless the item is a time-sensitive matter in which it may be approved during the same meeting."*

SUGGESTED MOTION:

I move to approve Bill No. 3107, an ordinance approving the Thousand Oaks – 23rd Plat, Final Plat, a subdivision in the City of Parkville, Platte County, Missouri, on first reading and postpone the second reading to January 5, 2021.

ATTACHMENTS:

1. Ordinance
2. Application
3. Subject Property Area Map
4. Final Plat
5. Additional Information
6. Staff Analysis
7. City Review Comments
8. Setback Illustration
9. Memorandum Update

BILL NO. 3107 ORDINANCE NO. ____

AN ORDINANCE APPROVING THOUSAND OAKS – 23RD PLAT, FINAL PLAT, A SUBDIVISION IN THE CITY OF PARKVILLE, PLATTE COUNTY, MISSOURI

WHEREAS, Platte County, Missouri approved a preliminary plat for Thousand Oaks Estates on June 8, 1999, consisting of 363 single-family residential lots on approximately 207 acres; and

WHEREAS, on August 15, 2000, via Ordinance No. 1874, the City of Parkville annexed property consisting of the Thousand Oaks Estates into its City limits; and

WHEREAS, on November 10, 2020, the Planning and Zoning Commission unanimously approved a Preliminary Plat for the Thousand Oaks – 23rd & 24th Plats (Case No. PZ 2019-08); and

WHEREAS, David Barth of Forest Park Development Company LLC of Kansas City submitted the Thousand Oaks – 23rd Plat, Final Plat, a subdivision in the City of Parkville, Platte County, Missouri (Case No. PZ 2020-29), attached hereto and incorporated herein by reference as Exhibit A; and

WHEREAS, the Thousand Oaks – 23rd Plat, Final Plat (31.16 acres, more or less) proposes extending Terrace Park Dr. from the adjacent and previously platted Thousand Oaks Sixteenth Plat subdivision, and consists of 56 single-family residential lots and one tract of private open space; and

WHEREAS, the Thousand Oaks – 23rd Plat, Final Plat was reviewed against the *Parkville Master Plan*, Parkville Municipal Code and its applicable zoning codes and subdivision regulations, adequate utilities, grading and drainage, stormwater management and park land dedication requirements; and

WHEREAS, staff determined the Thousand Oaks – 23rd Plat, Final Plat is substantially consistent with the preliminary plat, is in compliance with the purposes and intent of the Title IV – Development Code, and can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan* provided all subject property area within the Thousand Oaks – 23rd Plat, Final Plat not within Parkville municipal limits is voluntarily annexed into the City of Parkville; and

WHEREAS, the Thousand Oaks – 23rd Plat, Final Plat was considered at the November 10, 2020 regular meeting of the Planning and Zoning Commission in conjunction with an Application for Subdivision Waiver (Case No. PZ 2020-46) to allow for the reduction of front-yard building line setbacks from 25 ft. to 20 ft. within the Thousand Oaks 23rd Plat, Final Plat, and following discussion the Planning and Zoning Commission voted to postpone consideration of both applications and requested staff provide additional information regarding the subdivision wavier request; and

WHEREAS, the Application for Subdivision Wavier was reconsidered at the December 8, 2020 regular meeting of the Planning and Zoning Commission along with additional information from staff, and following discussion the Commission approved the Application for Subdivision Waiver (by a vote of 6-2) to allow the reduction of front-yard building line setbacks from 25 ft. to 20 ft. for only City of Parkville lots within the plat with grades exceeding a 25% slope; and

WHEREAS, the Thousand Oaks – 23rd Plat, Final Plat was also reconsidered at the December 8, 2020 regular meeting of the Planning and Zoning Commission, and following discussion the Commission recommended approval of the final plat (by a vote of 8-0), subject to staff's conditions and compliance with the approved Application for Subdivision Wavier (Case No. PZ 2020-46); and

WHEREAS, the applicant agrees to the Board of Aldermen's conditions of approval, prior to the final plat being recorded, including but not limited to, providing the City of Parkville $8,702.40 in lieu of parkland dedication requirements, and a payment for the public improvement permit fee as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF PARKVILLE, MISSOURI, AS FOLLOWS:

SECTION 1. The Application for Subdivision – Final Plat for the Thousand Oaks – 23rd Plat, Final Plat, a subdivision in the City of Parkville, Platte County, Missouri, attached hereto and incorporated herein by reference as Exhibit A, is hereby approved, subject to conditions by the Board of Aldermen including:

- Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
- Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD)
- Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
- Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
- Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.
- Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
- Compliance with the approved Application for Subdivision Wavier (Case No. PZ 2020-46).
- Applicant provide the City $8,702.40 in lieu of park land dedication as required by Parkville Municipal Code, Section 404.020.
- Applicant provide the City payment of public improvement permit fee as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.

SECTION 2. The City hereby accepts and agrees to maintain City improvements in easements and public rights-of-ways, which are designated on the plat.

SECTION 3. The applicant, once all conditions by the Board of Aldermen have been met and acknowledged by the City of Parkville, is hereby directed to have the plat recorded in the office of the Platte County Recorder of Deeds following execution and is responsible for paying all recording fees.

SECTION 4. This ordinance shall be effective immediately upon its passage.

PASSED and APPROVED this 5th day of January 2021.

____
Mayor Nanette K. Johnston

ATTESTED:

____
City Clerk Melissa McChesney

COMMUNITY DEVELOPMENT
8880 Clark Avenue
Parkville, MO 64152
(816) 741-7676
(816) 741-0013 FAX

Application #: PZ 2020-29
Date Submitted: July 23, 2020
Public Hearing:
Date Approved:

Application for Final Plat

1. Applicant / Contact Information

Applicant(s)
Name: FOREST PARK DEV.
Address 6014 N. 9 HWY.
City, State PARKVILLE, MO 64152
Phone: 816-591-2550 Fax:
E-mail dbarth@kc.rr.com

Engineer and/or surveyor(s) preparing plat
Name: AYLETT SURVEY CO.
Address 201 NW 72ND ST
City, State GLADSTONE, MO 64118
Phone: 816-436-0732 Fax: 816-436-0767
E-mail jason@sams-survey.com

Owner(s), if different from applicant
Name:
Address:
City, State:
Phone: Fax:
E-mail:

Contact Person
Name:
Address:
City, State:
Phone: Fax:
E-mail:

We, the undersigned, do hereby authorize the submittal of this application and associated documents and certify that all information contained therein is true and correct. We acknowledge that development in the City of Parkville is subject to the Municipal Code of the City of Parkville. We do hereby agree to abide by and comply with the above-mentioned codes, and further understand that any violations from the provisions of such or from the conditions as stated herein shall constitute cause for fines, punishments and revocation of approvals as applicable.

Applicant's Signature (Required) Date: 7/23/20

Property Owner's Signature (Required) Date: 7/23/20

2. Property Information

Name and phase of plat: THOUSAND OAKS 23RD

Final plat in substantial conformance with approved preliminary plat? YES

If not, explain:

Zoning district: R-3
Anticipated uses: SINGLE FAMILY RES.
Acreage of this phase: 31.16 AC.
Number of lots: 56
Minimum lot size: 10,140 S.F. 78'x130'
Density of development: 1.8 LOTS/AC.

3. Additional Factors affecting the project

Please include other comments or factors relating to the proposed subdivision in an attached narrative.

4. Public Improvements

All public improvements must be designed to city standards and require approval, guarantees and permits prior to installation.

Improvement plans submitted and approved for:

Streets and access: UNDER REVIEW
Date approved

Length of new streets: 2,669

Surface material: ASPHALT Maximum grade: 8%

Sanitary sewer: PCRSD - UNDER REVIEW
Entity and date approved

Missouri Department of Natural Resources approval: ______
Date approved

Water: MO. AMERICAN - UNDER REVIEW
Entity and date approved

Erosion and sediment control as per NPDES II: ______
Date approved

Flood plain development permit (if required): NA
Date approved

5. Checklist of required submittals

- ☑ Completed application, including plat with all required details and supporting data.
- ☑ Nonrefundable application fee of $300.00 and $5.00 per lot (minimum $305.00).
- ☐ Submit twelve (12) copies of the final plat (24" x 36" or larger) and any supporting documentation, and one electronic copy (pdf) of the same for initial review by city staff and utility and service providers. Note that prior to Planning Commission and Board of Aldermen consideration additional copies will be required.
- ☑ Authorization signature of the owner of record of the property to be platted.
- ☑ Copy of any covenants and/or deed restrictions to be recorded with the Plat.
- ☑ Executed deed of release for any right-of-way dedicated to the city.
- ☑ Guarantees in the form of performance bonds or other city approved instrument ensuring the satisfactory completion of public improvements. The maintenance period for public improvements is two (2) years.

For City Use Only

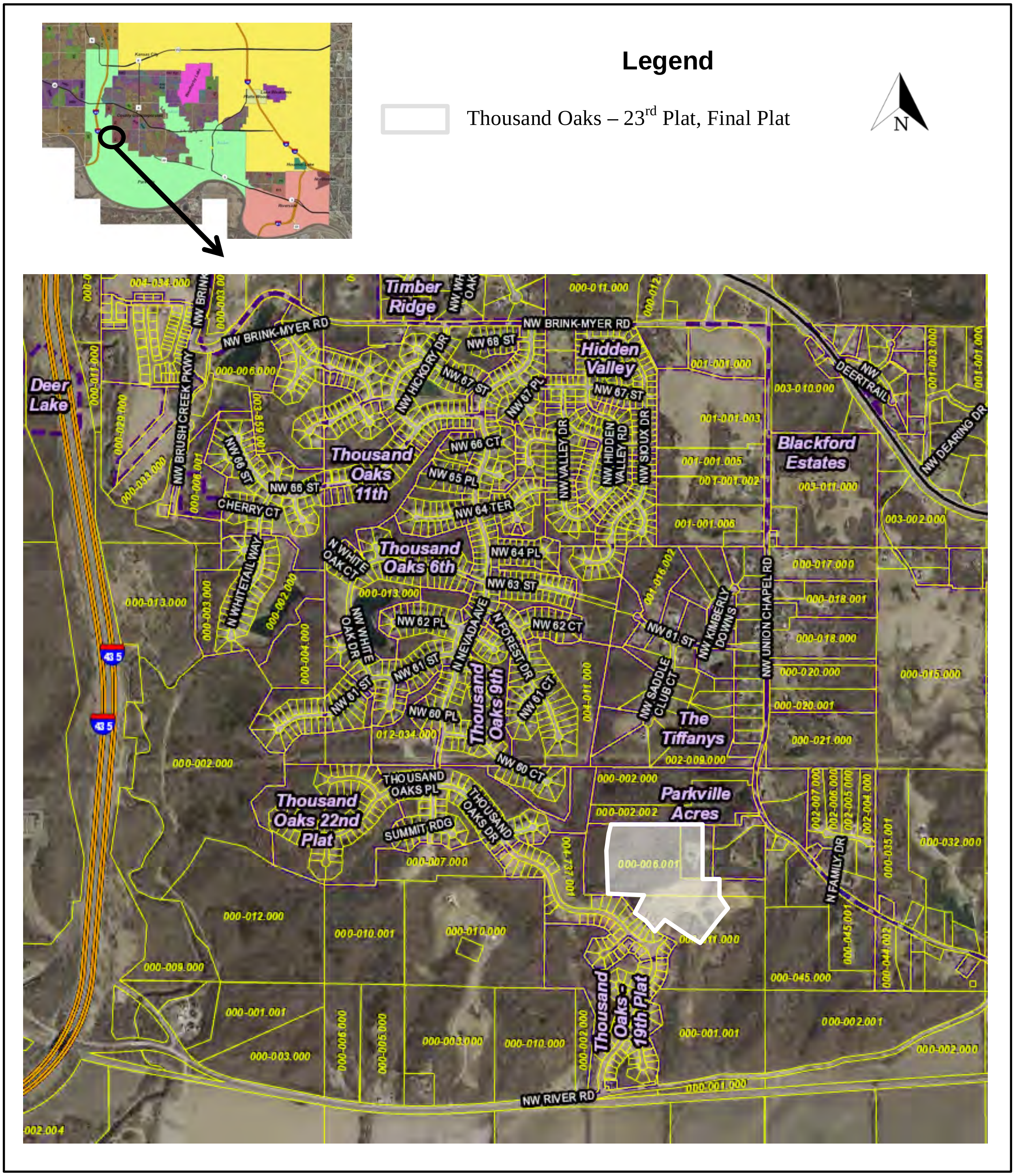
Application accepted as complete by: Stephen Lachky, Community Development Director — July 23, 2020
Name/Title — Date

Application fee payment: ☐ Check # ______ ☐ M.O.______ ☐ Cash
☐ Final reimbursable costs paid (if applicable). Date of Action: ______

Planning Commission Action: ☐ Approved ☐ Approved with Conditions ☐ Denied Date of Action: ______
Conditions if any: ______

Board of Aldermen Action: ☐ Approved ☐ Approved with Conditions ☐ Denied Date of Action: ______
Conditions if any: ______

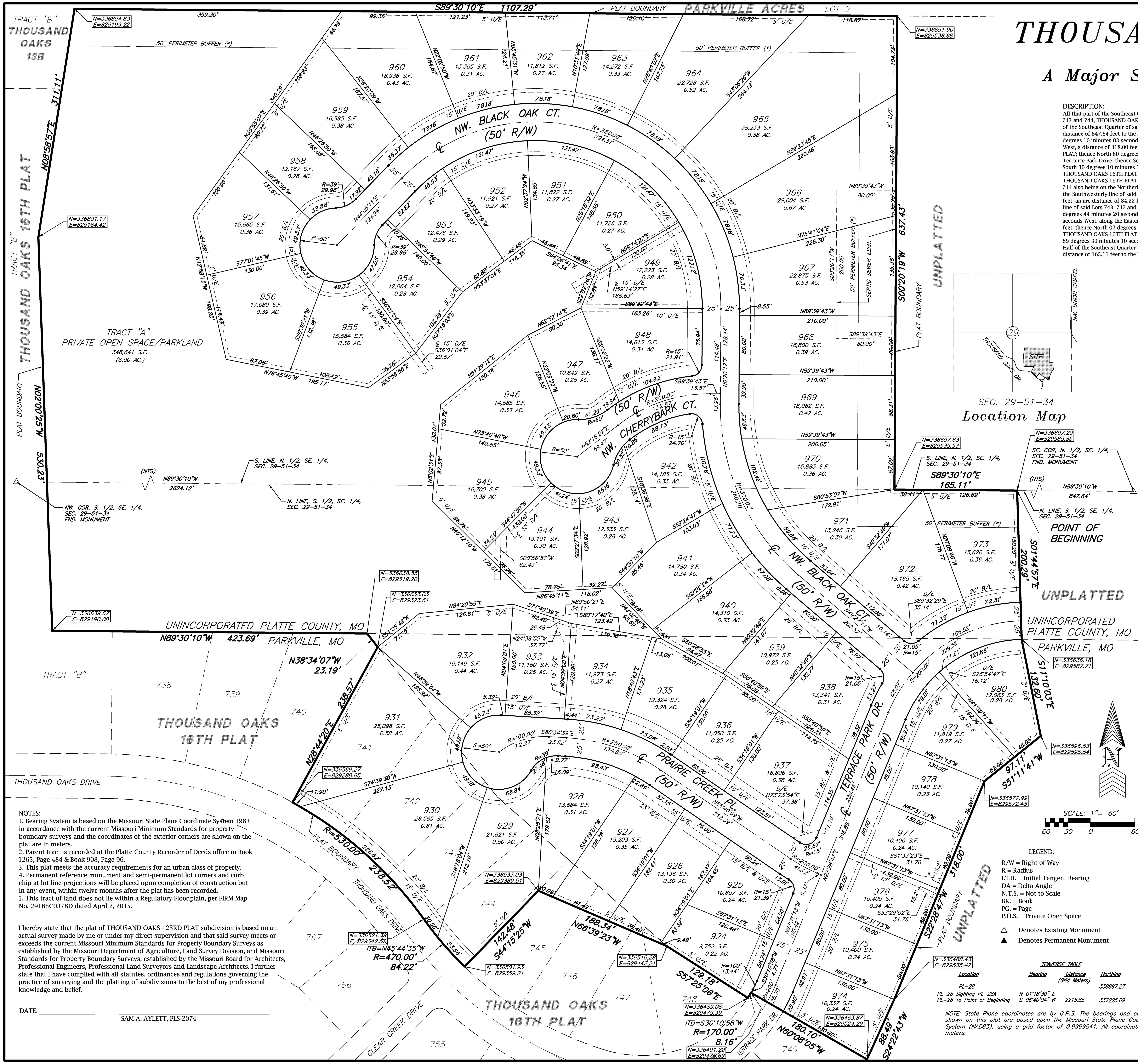
Subject Property Area Map



THOUSAND OAKS – 23RD PLAT

FINAL PLAT

A Major Subdivision in the City of Parkville and Platte County, Missouri



DESCRIPTION:

All that part of the Southeast Quarter of Section 29, Township 51, Range 34 being partially in Platte County and in the City of Parkville, Platte County, Missouri and all that part of Lots 741, 742, 743 and 744, THOUSAND OAKS 16TH PLAT, a subdivision of land in the City of Parkville, Platte County, Missouri described as follows: Commencing at the Southeast corner of the North One Half of the Southeast Quarter of said Section 29; thence North 89 degrees 30 minutes 10 seconds West, along the South line of the North One Half of the Southeast Quarter of said Section 29, a distance of 847.64 feet to the Point of Beginning of the tract of land herein to be described; thence South 01 degrees 44 minutes 57 seconds East, a distance of 200.29 feet; thence South 11 degrees 10 minutes 03 seconds East, a distance of 132.60 feet; thence South 51 degrees 11 minutes 41 seconds West, a distance of 97.11 feet; thence South 22 degrees 28 minutes 47 seconds West, a distance of 318.00 feet; thence South 24 degrees 22 minutes 43 seconds West, a distance of 88.49 feet to a point on the most Easterly corner of Lot 749 of said THOUSAND OAKS 16TH PLAT; thence North 60 degrees 08 minutes 05 seconds West, along the Easterly line of said THOUSAND OAKS 16TH PLAT, a distance of 180.10 feet to a point on the Northerly right of way line of Terrance Park Drive; thence Southwesterly along a curve to the right, along said right of way line and the Easterly line of said THOUSAND OAKS 16TH PLAT, having an initial tangent bearing of South 30 degrees 10 minutes 58 seconds West and a radius of 170.00 feet, an arc distance of 8.16 feet; thence North 57 degrees 25 minutes 06 seconds West, along the Easterly line of said THOUSAND OAKS 16TH PLAT, a distance of 129.18 feet; thence North 66 degrees 39 minutes 23 seconds West, a distance of 188.34 feet to a point on the Southerly line of said Lot 744, THOUSAND OAKS 16TH PLAT; thence South 44 degrees 15 minutes 25 seconds West, along the Southerly line of said Lot 744, a distance of 142.48 feet to the most Southerly corner of said Lot 744 also being on the Northerly right of way line of Thousand Oaks Drive; thence Northwesterly along a curve to the right, along the Northerly right of way line of said Thousand Oaks Drive and the Southwesterly line of said Lots 744 and 743 of said THOUSAND OAKS 16TH PLAT, having an initial tangent bearing of North 45 degrees 44 minutes 35 seconds West and a radius of 470.00 feet, an arc distance of 84.22 feet; thence continuing Northwesterly along a reverse curve to the left, along the Northeasterly right of way line of said Thousand Oaks Drive and the Southwesterly line of said Lots 743, 742 and 741, THOUSAND OAKS 16TH PLAT, having a radius of 530.00 feet, an arc distance of 238.52 feet to the most Westerly corner of said Lot 741; thence North 28 degrees 44 minutes 20 seconds East, along the Westerly line of said Lot 741, a distance of 238.57 feet to the most Northerly corner of said Lot 741; thence North 38 degrees 34 minutes 07 seconds West, along the Easterly line of said THOUSAND OAKS 16TH PLAT, a distance of 23.19 feet; thence North 89 degrees 30 minutes 10 seconds West, along said line, a distance of 423.69 feet; thence North 02 degrees 00 minutes 25 seconds West, along said line, a distance of 530.23 feet; thence North 08 degrees 58 minutes 57 seconds East, along the Easterly line of said THOUSAND OAKS 16TH PLAT and the Easterly line of THOUSAND OAKS – PHASE 13B, a subdivision of land in the City of Parkville, Platte County, Missouri, a distance of 311.11 feet; thence South 89 degrees 30 minutes 10 seconds East, a distance of 1107.29 feet; thence South 00 degrees 20 minutes 19 seconds West, a distance of 637.43 feet to a point on the South line of the North One Half of the Southeast Quarter of said Section 29; thence South 89 degrees 30 minutes 10 seconds East, along the South line of the North One Half of the Southeast Quarter of said Section 29, a distance of 165.11 feet to the Point of Beginning. Said tract of land contains 31.16 acres, more or less.

DEDICATION: The undersigned proprietors of the tract of land described hereon have caused the same to be subdivided in the manner as shown on the accompanying plat which subdivision shall hereafter be known as "THOUSAND OAKS 23RD PLAT".

STREETS: Streets and Right of Ways shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

BUILDING LINES: Building lines or setback lines are hereby so established as shown on the accompanying plat and no building or portion thereof shall be built between this line and the street line. The portion of this plat within unincorporated Platte County is zoned PR (Planned Residential) and shall have a front setback of 20 feet as shown, a rear yard setback of 20 feet, a side yard setback of 6.5 feet and a 50 foot perimeter buffer along any non Thousand Oaks property. Variance case number BZA04-35 was approved on October 20, 2004, which allowed a reduction of the side-yard setbacks in an R-3 District from 10 feet to 6.5 feet for the Thousand Oaks Estates development with the condition that there would be a 10 foot side yard setback requirement for any property abutting non Thousand Oaks property.

EASEMENTS DEDICATION: An easement is hereby granted to Parkville, Missouri, and to the utility companies franchised to operate in Parkville, Missouri, for the purpose of locating, constructing, operating and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV and surface drainage including, but not limited to, underground pipes and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, under and along the strips of land designated "Utility Easement" or "U/E". Where other easements are designed for a particular purpose, the use thereof shall be limited to that purpose only. All the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction and proper, safe and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of Parkville, Missouri, and its franchised utilities from going upon said easement and as much of the adjoining lands as may be reasonably necessary in exercising the rights granted by the easements. No excavation or fill shall be made or operation of any kind or nature shall be performed which will reduce or increase the earth coverage over the utilities above stated or the appurtenances thereto without the written approval of the Director of Public Works, as to utility easements.

EASEMENTS DEDICATION: An easement is hereby granted to Platte County, Missouri, as trustee for the public of locating, constructing, operating, and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV, and surface drainage, including but not limited to, underground pipes and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, under, and along the strips of land designated as utility easements (U/E). Where others are designated for a particular purpose, the use thereof shall be limited to that purpose only. All the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction, proper, safe, and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of Platte county, Missouri, and its franchised utilities from going upon said easement and as much of the adjoining lands as may be reasonably necessary in exercising the rights granted by the easement. No excavation or fill shall be made or operation of any kind or nature shall be performed which will reduce or increase the earth coverage over the utilities above stated or the appurtenances thereto without the written approval of the Platte County Planning and Zoning Director. The septic sewer easement located on Lots 966 thru 968 is for the benefit of the property owner on the East and no building or structure shall be constructed thereon (except grass, shrubs and fences).

DRAINAGE EASEMENTS: An easement is hereby granted to Parkville, Missouri, for the purpose of locating, constructing, operating and maintaining facilities for stormwater drainage including, but not limited to, underground pipes and conduits, any or all of them upon, over, under and along the strips of land designated "Drainage Easement" or "D/E".

PERPETUAL DRAINAGE EASEMENT: Perpetual Drainage Easements indicated on the plat as "D/E" are hereby dedicated to Platte County Missouri such that the County may direct storm water and other surface waters and construct such improvements as County may deem necessary to direct and convey such storm water and other surface waters on, over, under and through the designated Perpetual Drainage Easement. County shall have the right at all times to go upon the Perpetual Drainage Easement to inspect, maintain, repair and improve on, under, over and through the easements in such manner as County deems necessary in County's sole discretion. The Property owners shall not use the Perpetual Drainage Easement in such manner as would interfere with the drainage of water in the easements, shall not build any structure or other obstruction which may interfere with the drainage of water in the easements, shall not perform any grading or other disturbance of the easements without the specific approval of County and shall not make any attempt to redirect the flow of water in the easements unless specifically approved by County. The maintenance of all storm sewer improvements (inlets, pipes, detention areas, etc.) outside of public right of way shall be the responsibility of the homeowner's assocation.

SEWER EASEMENTS: An easement or license is hereby granted to Platte County Regional Sewer District to locate, construct and maintain or authorize the location, construction and maintenance and use of sanitary sewer mains under and along the strips designated "Sewer Easement" or "S/E".

RESTRICTIONS: Covenants and restrictions have been filed simultaneously with this plat in Book __________,Page __________.

PRIVATE OPEN SPACE: Tract A is reserved for Private Open Space / Parkland and is to be owned and maintained by the Homeowners Association.

IN TESTIMONY WHEREOF: FOREST PARK DEVELOPMENT COMPANY OF KANSAS CITY, LLC, a Missouri Limited Liability Company, has by the authority of its Members caused this instrument to be executed by its Member this ____ day of _____________, 20____.

FOREST PARK DEVELOPMENT COMPANY OF KANSAS CITY, LLC

____

David Barth, Member

STATE OF MISSOURI
COUNTY OF } s.s.

Be it remembered that on this________day of ______________, 20____, before me the undersigned Notary Public in and for the County and State above mentioned, came David Barth, Member of FOREST PARK DEVELOPMENT COMPANYOF KANSAS CITY,LLC, a Missouri Limited Liability Company, who is personally known to me and duly sworn did say that he executed this instrument as the free act and deed of said FOREST PARK DEVELOPMENT COMPANY OF KANSAS CITY, LLC and was signed by its authority, in testimony whereof.

IN TESTIMONY WHEREOF: I have hereunto set my hand and affixed my notarial seal at my office in _____ County, Missouri, on the day and year last written.

My Commission Expires: ____________________ ________________________________

NOTARY PUBLIC

BOARD OF ALDERMEN
City of Parkville, Missouri: This is to Certify that this plat of THOUSAND OAKS 23RD PLAT, was duly submitted to and considered by and approved by the Board of Aldermen of Parkville, Missouri, by Ordinance No. ____________________ duly authenticated as passed this ______day of ________ __________________, 20____.

________________________ ________________________

MAYOR: Nanette K. Johnston CITY CLERK: Melissa McChesney

PLATTE COUNTY PLANNING COMMISSION

This plat of "THOUSAND OAKS 23RD PLAT" has been submitted to and considered by the Platte County Planning Commission and is hereby approved, this __________ day of __________________, 20___.

________________________________ ________________________________

Michael Sinkhorn, Chairman Aaron Jung, Secretary

NOTES:
1. Bearing System is based on the Missouri State Plane Coordinate System 1983 in accordance with the current Missouri Minimum Standards for property boundary surveys and the coordinates of the exterior corners are shown on the plat are in meters.
2. Parent tract is recorded at the Platte County Recorder of Deeds office in Book 1265, Page 484 & Book 908, Page 96.
3. This plat meets the accuracy requirements for an urban class of property.
4. Permanent reference monument and semi-permanent lot corners and curb chip at lot line projections will be placed upon completion of construction but in any event, within twelve months after the plat has been recorded.
5. This tract of land does not lie within a Regulatory Floodplain, per FIRM Map No. 29165C0378D dated April 2, 2015.

I hereby state that the plat of THOUSAND OAKS - 23RD PLAT subdivision is based on an actual survey made by me or under my direct supervision and that said survey meets or exceeds the current Missouri Minimum Standards for Property Boundary Surveys as established by the Missouri Department of Agriculture, Land Survey Division, and Missouri Standards for Property Boundary Surveys, established by the Missouri Board for Architects, Professional Engineers, Professional Land Surveyors and Landscape Architects. I further state that I have complied with all statutes, ordinances and regulations governing the practice of surveying and the platting of subdivisions to the best of my professional knowledge and belief.

DATE: ______________ ________________________________

SAM A. AYLETT, PLS-2074

LEGEND:

R/W = Right of Way
R = Radius
I.T.B. = Initial Tangent Bearing
DA = Delta Angle
N.T.S. = Not to Scale
BK. = Book
PG. = Page
P.O.S. = Private Open Space

△ Denotes Existing Monument
▲ Denotes Permanent Monument

TRAVERSE TABLE

Location	Bearing	Distance (Grid Meters)	Northing	Easting
PL–28			338897.27	829848.79
PL–28 Sighting PL–28A	N 01°18'30" E			
PL–28 To Point of Beginning	S 06°40'04" W	2215.85	337225.09	828248.61

NOTE: State Plane coordinates are by G.P.S. The bearings and coordinates shown on this plat are based upon the Missouri State Plane Coordinate System (NAD83), using a grid factor of 0.9999041. All coordinates are in meters.

FINAL PLAT
THOUSAND OAKS – 23RD PLAT
A MAJOR SUBDIVISION IN PARKVILLE, PLATTE COUNTY, MISSOURI & PLATTE COUNTY, MISSOURI

AYLETT SURVEY & ENGINEERING COMPANY
LAND SURVEYING ~ CIVIL ENGINEERING ~ LAND PLANNING
201 NW. 72ND ST. ~ GLADSTONE, MO 64118
PH. (816) 436-0732 ~ FAX (816) 436-0767

Developer:
FOREST PARK DEVELOPMENT OF KANSAS CITY, LLC
6014 N. HWY. 9
PARKVILLE, MO 64152

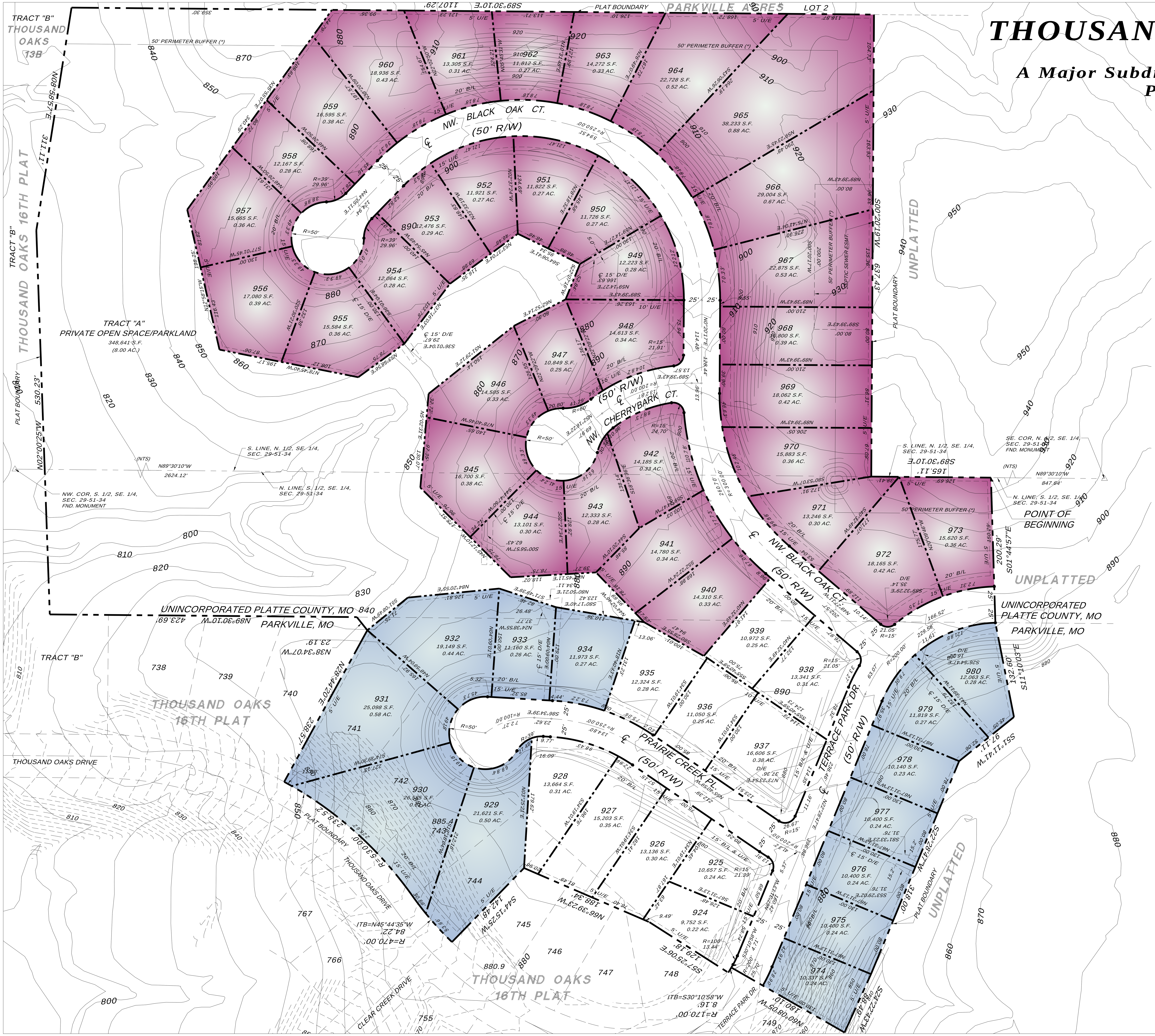
SHEET 1 OF 1

Drawn By: JKR	File Name: 51808FPA	SEC: 29-51-34	Date: November 3, 2020	Job No: 51808

THOUSAND OAKS - 23RD PLAT

FINAL PLAT

A Major Subdivision in the City of Parkville and Platte County, Missouri



DENOTES PLATTE COUNTY LOT WITH APPROVED 20' BUILDING LINE

DENOTES PARKVILLE LOT WITH GRADES EXCEEDING 25%

FINAL PLAT

THOUSAND OAKS - 23RD PLAT

A MAJOR SUBDIVISION IN PARKVILLE, PLATTE COUNTY, MISSOURI & PLATTE COUNTY, MISSOURI

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SHEET 1 OF 1

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CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Staff Analysis

Agenda Item:	4.A, 4.B and 4.C
Proposal:	Application for Subdivision – Final Plat for Thousand Oaks – 23rd Plat, Final Plat, a subdivision (31.16 acres, more or less) consisting of 56 single-family residential lots and 1 tract of private open space, generally located to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo. Application for Subdivision – Final Plat for Thousand Oaks – 24th Plat, Final Plat, a subdivision (46.01 acres, more or less) consisting of 71 single-family residential lots and 1 tract of private open space, generally located to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo. Application for Subdivision Waiver to Section 404.030, Subsection D.5 for the Thousand Oaks – 23rd Plat, Final Plat; and the Thousand Oaks – 24th Plat, Final Plat, to allow 20 ft. front-yard setback building lines.
Staff Recommendation:	Approval (subject to conditions)
Case No:	PZ 2020-29, PZ 2020-45; PZ 2020-46
Applicant:	David Barth
Owners:	Forest Park Development Company LLC of Kansas City
Location:	Generally to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo.
Zoning:	Unknown Platte County zoning district Parkville City “R-3” Single Family Residential
Parcel #s:	All of Platte County parcel #20-9.0-29-000-000-006.001 (Unincorporated Platte County), #20-9.0-29-000-000-011.000, and #20-9.0-32-000-000-001.001
Exhibits:	A. This Staff Analysis B. Applications 1. Application for Subdivision – Final Plat (Case No. PZ 2020-29) 2. Application for Subdivision – Final Plat (Case No. PZ 2020-45) 3. Application for Subdivision Waiver (Case No. PZ 2020-46) C. Subject Property Area Map D. Plat Maps

1. Thousand Oaks – 23rd Plat, Final Plat, A Subdivision in the City of Parkville and Platte County, Missouri (prepared by Aylett Survey & Engineering Company; dated November 3, 2020)
2. Thousand Oaks – 24th Plat, Final Plat, A Subdivision in the City of Parkville and Platte County, Missouri (prepared by Aylett Survey & Engineering Company; dated November 2, 2020)
3. Thousand Oaks – 23rd Plat, Final Plat – additional information
4. Thousand Oaks – 24th Plat, Final Plat – additional information

E. Thousand Oaks Master Development (prepared by Aylett Survey & Engineering Company; no date)
F. City of Parkville staff review comments for the Thousand Oaks – 23rd Plat, Final Plat (dated August 7, 2020)
G. City of Parkville staff review comments for the Thousand Oaks – 24th Plat, Final Plat
H. Setback Illustrations
I. Memorandum – Update on Application for Subdivision Waiver (prepared by Stephen Lachky, Community Development Director; dated December 4, 2020)
J. Adopted minutes from the January 9, 2018 meeting of the Planning and Zoning Commission
K. Additional exhibits as may be presented at the public hearing

By Reference:

A. Parkville Municipal Code, Title IV – Development Code in its entirety (https://parkvillemo.gov/download/Ord2884.pdf)
   1. Section 403.020 Platting
   2. Chapter 404 Subdivision Regulations
   3. Section 405.010 Zoning Districts Established
   4. Section 405.020 Districts & Uses
   5. Section 405.030 Standards Applicable to All Districts
B. Parkville Master Plan (http://parkvillemo.gov/departments/community-development-department/master-plan/)
C. Stormwater Management Analysis Study
D. Case No. PZ 2004-33 – Thousand Oaks Estates – Preliminary Plat
E. Case No. PZ 2013-06 – Thousand Oaks 13B, Final Plat
F. Case No. PZ 2014-27 – Thousand Oaks Sixteenth Plat, Final Plat
G. Case No. PZ 2015-23 – Thousand Oaks – 19th Plat, Final Plat
H. Case No. PZ 2018-08 – Thousand Oaks – 22nd Plat, Final Plat
I. Case No. PZ 2018-04 – Thousand Oaks 16th, 19th and 22nd Plat, Subdivision Waiver
J. Case No. PZ 2019-08 – Thousand Oaks – 23rd and 24th Plat, Preliminary Plat

Overview
The Thousand Oaks master development runs from NW Brink-Myers Road to the north, connecting to NW River road to the south. Several phases have been developed in this area over the past two decades and the applicant is proposing two new phases connecting to the existing Thousand Oaks Sixteenth Plat subdivision via an extension of Terrace Park Dr. In order to achieve this, several platting-related development applications will need to be considered.

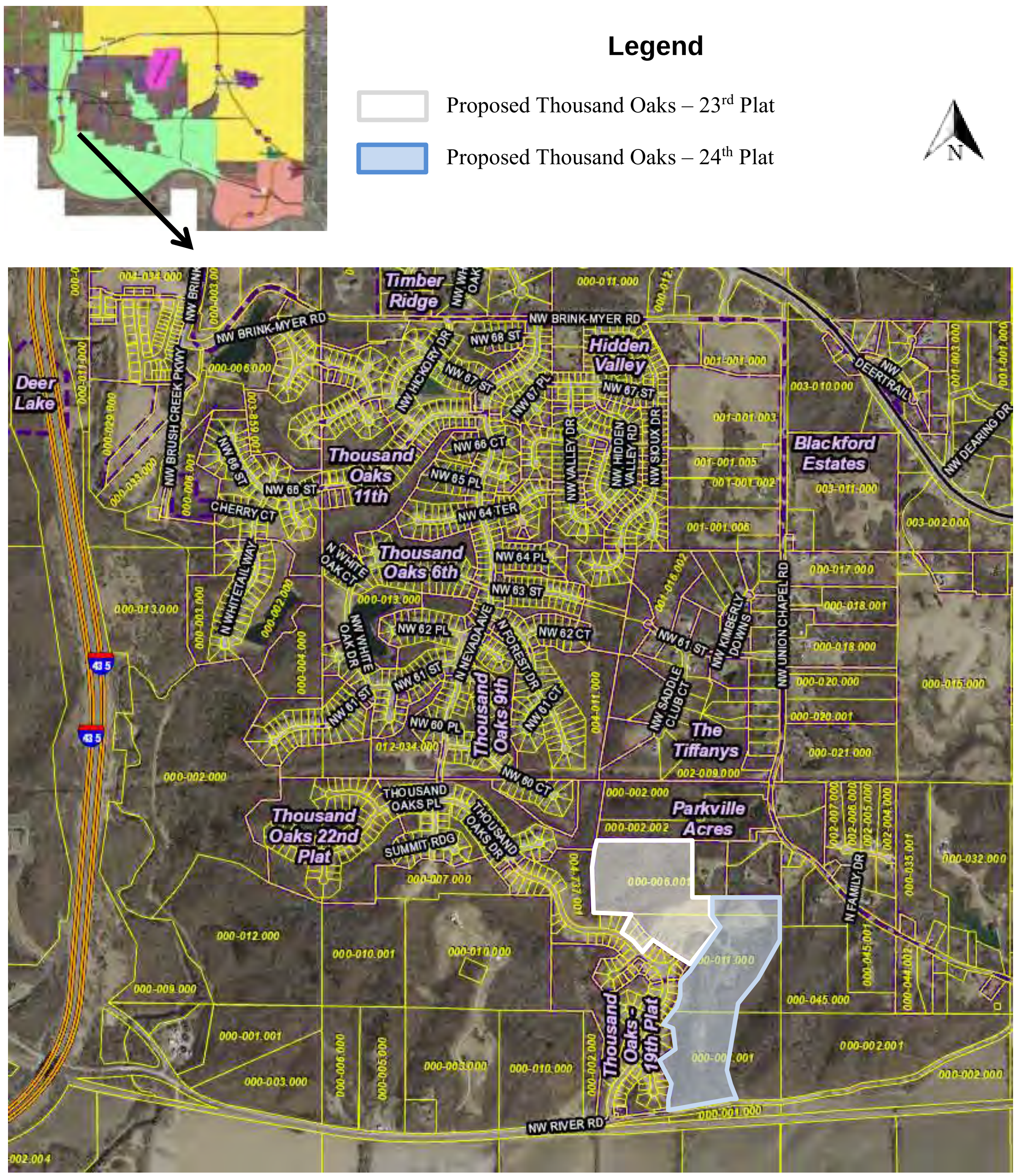


Exhibit C: Subject Property Area Map

The applications propose final plats for the Thousand Oaks – 23rd Plat (Case No. PZ 2020-29) and Thousand Oaks – 24th Plat (Case No. PZ 2020-45), subdivisions generally located to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo.

- The Thousand Oaks – 23rd Plat (31.16 acres, more or less) proposes extending Terrace Park Dr. to the northeast from the previously approved Thousand Oaks Sixteenth Plat, and consists of 56 single-family residential lots and 1 tract of private open space.

- The Thousand Oaks – 24th Plat (46.01 acres, more or less) proposes extending Terrace Park Dr. to the south from the Thousand Oaks – 23rd Plat, and consists of 71 single-family residential lots and 1 tract of private open space.

The applicant has also requested a subdivision waiver to Section 404.030, Subsection D.5 to allow for 20 ft. front-yard setback building lines for the Thousand Oaks – 23rd Plat, Final Plat and Thousand Oaks – 24th Plat, Final Plat. The subject property area includes Platte County parcel #20-9.0-29-000-000-006.001 (Unincorporated Platte County), #20-9.0-29-000-000-011.000 (City of Parkville; zoned "R-3" Single-Family Residential), and #20-9.0-32-000-000-001.001 (City of Parkville; zoned "R-3" Single-Family Residential).

Review and Analysis

Plat applications are required to establish or alter the legal boundaries of property, and to account for public facilities, infrastructure, development patterns, public realm design or other long-range growth and development considerations prior to potential fracturing of ownership. Preliminary plats are larger division of land that enable new ownership and development patterns; or which impact public facilities or land, and are proposed in a preliminary or conceptual format to prepare for detailed engineering and design facilities.

Parkville Municipal Code, Section 403.020, Subsection D. provides criteria for how the Planning and Zoning Commission shall determine if a preliminary plat is appropriate. While the Application for Subdivision – Preliminary Plat for the Thousand Oaks – 23rd and 24th Plats (Case No. PZ 2019-08) was unanimously approved by the Planning and Zoning Commission at their November 10, 2020 regular meeting, staff is including the findings and conclusions below as they provide important information for the consideration of the final plat applications (Case No. PZ 2020-29 and Case No. PZ 2020-45):

1. **The application is in accordance with the Master Plan and in particular the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments that reflect the principles and concepts of the plan.**

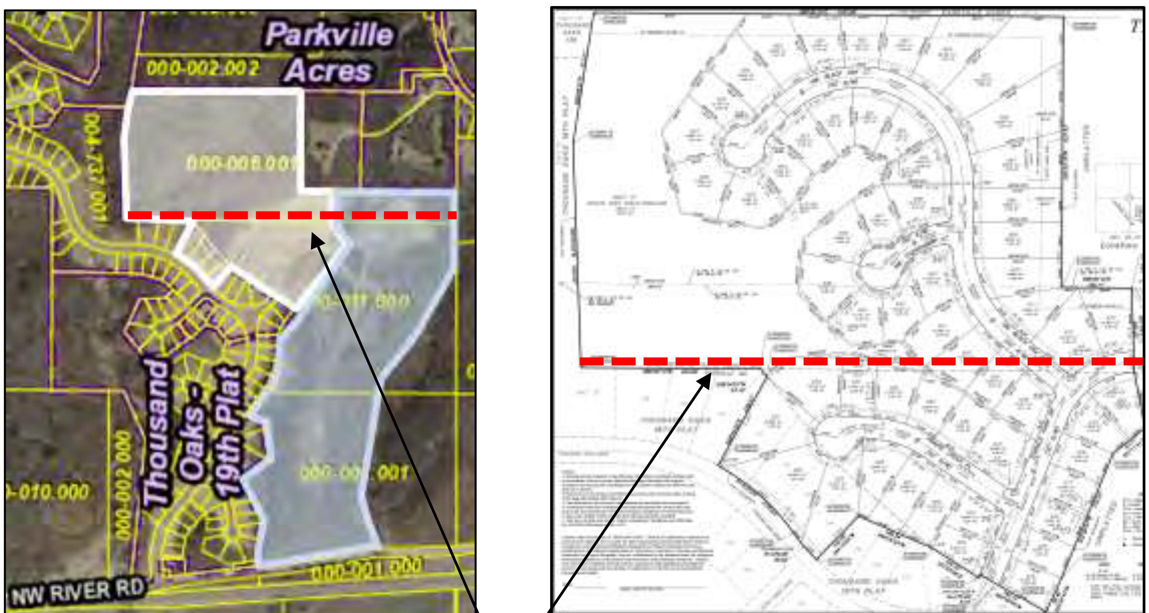
   Future Land Use Map
   The preliminary plat proposes 127 lots for detached, single-family homes, which is in accordance with the *Parkville Master Plan's* projection of Residential Neighborhood future land use. The preliminary plat contains circulation and streets connecting to each lot; and the blocks and lots are positioned in a continuous manner with previous single-family homes in adjacent, connecting phases of the Thousand Oaks master development in which the lots reside upon ridges and land to the rear of them is preserved as private open space.

Park, Civic and Open Spaces

In terms of park, civic and open spaces, the subject area resembles the “Suburban” planning context (i.e., areas removed from walkable centers, commercial corridors or large scale projects arranged around a campus). Section 404.020 prefers Park, Trail/Greenway, or Green open space typologies for this planning context; and the *Parkville Master Plan* recommends, “Preserving major natural features in a neighborhood (streams, slopes, wetlands, floodplains and natural habitats) as open space and link those resources to public trails and pathways.” The preliminary plat accomplishes this by proposing large tracts of private open space in vegetated areas —to be owned and maintained by the Thousand Oaks Homeowners Association — which are reserved for future trail connections from other subdivision throughout the Thousand Oaks master development.

Trails through the Thousand Oaks master development’s private open spaces connecting the 1st, 3rd, 8th and 14th subdivisions

Physical Patterns and Arrangement of Streets, Blocks and Lots
As noted in staff's review comments (see Exhibits F and G) the preliminary plat bisects the City of Parkville's municipal limit boundary over into unincorporated Platte County, Mo. While this is uncommon for subdivision plats within the City of Parkville, subdivision plats within Unincorporated Plate County — including Thousand Oaks, Highland Meadows, Highland Oaks, Parkdale Woods, and Misty Woods — do have lots that reside within both city and unincorporated county boundaries. However, it should be noted that staff was only able to find instances of lots bisecting city/county boundaries, and was unable to find similar instances where a public roadway meandered in and out of city/county boundaries, dead-ended in a different jurisdictions, or bisected the roadway at odd angles and not at definitive street ends or intersections.



City of Parkville / Unincorporated Platte County, Mo. jurisdictional boundary

Per conversations with the City's legal counsel and Platte County's Planning and Zoning Department, property parcels can bisect over jurisdictional boundaries. For voting purposes, the jurisdiction (i.e., City or County) for a residential property that resides within two jurisdictions is determined wherever the master bedroom lies on the property. The same goes for issuing and building permit and determining the official property address for the property. For such situations, the Platte County's Assessor's Office assesses land and improvements based on the percentage of area within each jurisdiction. For example, the property tax receipt for a parcel with 80% of its square footage in city limits vs. 20% in county limits will be reflective of these percentages.

In review of the City's *Title IV – Development Code*, specifically Chapter 404. Subdivision Regulations, the City's legal counsel found no platting requirements, standards or restrictions that could prevent lots within a subdivision plat from residing over two jurisdictional boundaries, even though such action is generally not considered to be a best planning practice for developing new neighborhoods. Williams & Campo, P.C., the City's legal counsel, suggested the Planning and Zoning Commission consider a text amendment to the *Title IV – Development Code* at a future meeting to revise our subdivision regulation to include provisions requiring the entirety of a subdivision plat to be within the City's municipal limits. Although the City does not have legal authority to subdivide and plat property outside of our municipal boundaries, it should be noted that the Platte County Planning and Zoning Commission considered the Thousand Oaks – 23rd Plat, Final Plat at their September 8, 2020 regular meeting and unanimously recommended approval.

<u>Public Realm Investments</u>
As noted in staff's review comments (see Exhibits F and G) does not comply with Section 403.020, Subsection D.1 review criteria a. and e.:

a. *The application is in accordance with the Master Plan and in particular the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments that reflect the principles and concepts of the plan.*
e. *The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Master Plan.*

In the past, the City of Parkville has had issues with providing basic City services (e.g., police, public safety, parks and recreation, streets, stormwater management, building safety, planning and zoning, and code enforcement) to pockets of the Thousand Oaks Master Development in our municipal limits, where access is only available through portions of unincorporated Platte County. We anticipate the same issue will result for unincorporated Platte County based on the proposed layout of the preliminary plat for Thousand Oaks – 23rd & 24th Plats. In addition, the City of Parkville has issues with residents living along the city-county boundary being confused and not knowing which jurisdiction they reside within, due to the street network and subdivision pockets of the Thousand Oaks Master Development.

Chapter Eight: Planning Beyond Our Boundaries of the City's adopted *Parkville Master Plan* recommends involving close coordination and collaboration with multiple area jurisdictions for Priority Annexation Areas identified on the Annexation Priority Areas Map of the *Parkville Master Plan*, which the preliminary plat for Thousand Oaks – 23rd & 24th Plats resides within. Moreover, Unincorporated Platte County's previous Land Use Plan (adopted October 2002) recognizes municipalities' need to logically grow and calls for appropriate considerations by the County and coordination with the nearby jurisdictions. The plan also includes the principles of discouraging County land use policies that will keep local cities from annexing adjacent lands to their municipal boundaries, as well as exploring partnerships and joint policies with area cities to allow for the orderly annexation of suitable land into local communities.

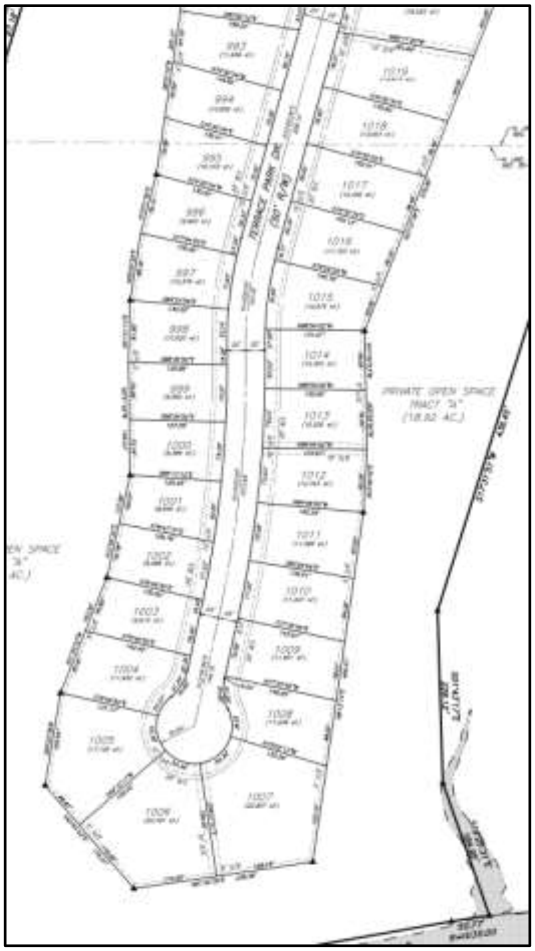
City staff held a conference call with Platte County's Planning and Zoning Department on October 2, 2020 to discuss some of the issues noted above, collaborate and explore partnerships and joint policies for the subject property area. The City and County use the same MSAG 911 addressing guidelines, so there shouldn't be any discrepancies between property addresses throughout the preliminary plat. However, because the County isn't responsible for maintaining the public roadway network within the unincorporated area, the City will have to coordinate with the Parkville Special Roads District to come up with an agreement or plan for roadway maintenance, snow removal, etc. City staff has major concerns about this because the roadway network isn't bisected by the city/county boundary at logical points, roadway breaks or intersections. Additionally, staff is worried that staff turnover in the future — from either the City or

Parkville Special Roads District — will result in confusion as to who is supposed to maintain what areas of the subdivisions and sections of roadway.

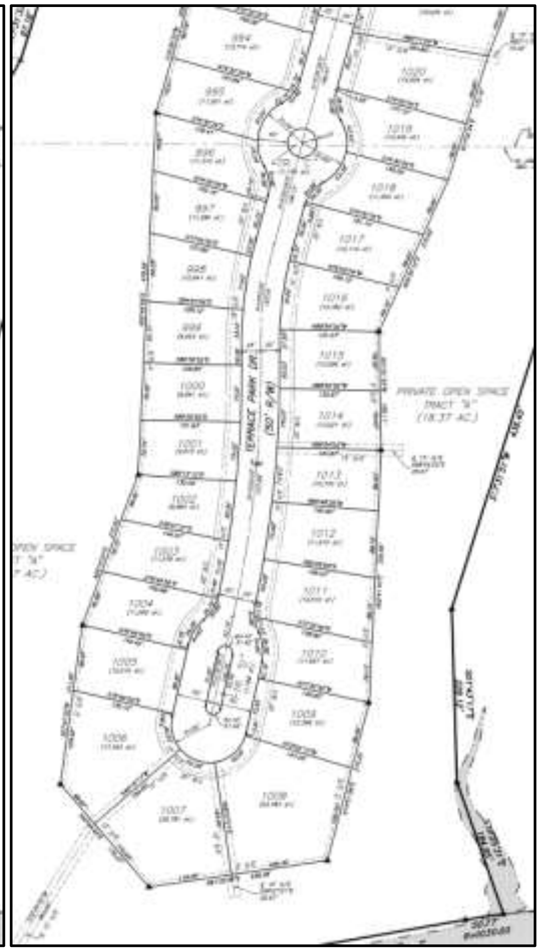
A solution to staff's concerns is voluntary annexation of all subject property area within the preliminary plat for Thousand Oaks – 23rd & 24th Plats. Such action would alleviate all of the issues noted above and be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*. During a review meeting with staff on October 20, 2020, the applicant stated he is open to the idea. Staff is willing to guide the applicant through the City's voluntary annexation process. As a result, a condition of approval will be for the applicant to submit a Voluntary Annexation Petition for Platte County property parcel #20-9.0-29-000-000-006.001 (26.98 acres, more or less), which resides within the Thousand Oaks – 23rd & 24th Plats.

2. **Compliance with the requirements of the Development Code, and in particular the blocks and lots proposed are capable of meeting all development and site design standards under the existing or proposed zoning.**
The preliminary plat meets the requirements of the Development Code for blocks and lot standards (i.e., height, area and bulk standards). Block sizes for the planning context of a "Suburban" area (i.e., areas removed from walkable centers, commercial corridors or large scale projects arranged around a campus) are generally between 500 ft.-1,000 ft., with maximum cul-de-sac lengths of 500 ft. However, per Section 404.010 Street Networks and Design, Subsection C.3, exceptions to the standards are allowed for blocks or parcels abutting or containing important natural features, topographical constraints or otherwise creating parts of Open and Civic Space System. As shown by the topography on Exhibit D.4, the elevation of Terrace Park Dr. to the valleys within the private open space tracts ranges from 50 ft. to 80 ft. depending on the location. Moreover, a creek runs along the eastern side of Terrace Park Dr., which the developer would like to keep undisturbed.

Despite this exception, staff had concerns about the 1,470 ft. length of Terrace Park Dr. that originally ended in a cul-de-sac (see Exhibit G). As a result, the developer made modifications to the Thousand Oaks – 24th Plat to incorporate a roundabout to 1) split up the block length along Terrace Park Dr.; and 2) serve as a traffic calming measure to prevent speeding along Terrace Park Dr. Southern Platte Fire Protection District (SPFPD) also had concerns that the Thousand Oaks – 24th Plat only had one approved fire apparatus access road serving the subdivision (see Exhibit G). As a result, the applicant reached out to Dean Cull, SPFPD Fire Marshall, to coordinate the installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to meet the requirements of the 2018 International Fire Code.



Original layout of Terrace Park Dr.



Revised layout of Terrace Park Dr.

The subject property area is zoned “R-3” Single-Family Residential, and the district’s standards have minimum area (7,500 sq. ft.), width (75 ft.), and depth (100 ft.) requirements. While the preliminary plat meets all of these standards, it should be noted that in staff’s review comments, a 50 ft. perimeter buffer and septic sewer easement will affect the buildable area for certain lots within the Thousand Oaks – 23rd Plat (see Exhibit F). The applicant has surveyed and walked each of the lots in question and stated the buffer and easement should not pose any problems for builders.

All easements, setbacks and dedications are shown and properly labeled on the final plat drawings, including front, side and rear setback building requirements. It should also be noted that the applicant has requested a subdivision waiver to Section 404.030, Subsection D.5 to allow for 20 ft. front-yard setback building lines for the Thousand Oaks – 23rd and 24th Plats (Case No. PZ 2020-46).

3. **Any phasing proposed in the application is clearly indicated and demonstrates a logical and coordinated approach to development, including coordination with existing and potential development on adjacent property.**
   The preliminary plat for Thousand Oaks – 23rd & 24th Plats is a new phase of the larger Thousand Oaks master development, and connects to the Thousand Oaks Sixteenth

Plat (immediately adjacent to the west) via an extension of Terrace Park Dr. The 23rd and 24th Plats have been identified as a future phase of the Thousand Oaks master development (see Exhibit E) and proposes a logical extension of streets, sanitary sewer and water connections from Thousand Oaks Sixteenth Plat.

4. **Any impacts identified by specific studies or technical reports, including a preliminary review of storm water, are mitigated with generally accepted and sound planning, engineering, and urban design solutions that reflect long-term solutions and sound fiscal investments.**
   Per Development Code requirements, a stormwater management analysis study has been submitted to the Public Works Department for the Thousand Oaks – 23rd and 24th plats, detailing regional detention part of the Thousand Oaks master development and containing stormwater treatment and caluclations (see Exhibit C by Reference). A condition of approval will be Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP). All proposed and required improvements will need to meet the City's storm drainage standards per Section 404.040, as well as stormwater management best practices per Section 407.050.

   Additionally, the Public Works Department has indicated there are two stormwater drainage culvert crossings along the section of Thousand Oaks – 24th Plat adjacent to NW River Road that are significantly undersized. Because stormwater drainage from the proposed 23rd and 24th plats will drain to both of the areas containing the culverts, the existing culverts will need to be evaluated and upgraded (if deemed necessary by our Public Works Department) to handle a 10-year storm event; this will also be a condition of approval.

5. **The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Master Plan.**
   This application does not deter any existing or future development on the adjacent properties from meeting the goals and policies of the *Parkville Master Plan*, provided careful and appropriate consideration be given for the orderly annexation of suitable land, as noted in review criteria #1 above. To the west and northwest are previously-platted and developed phases of the Thousand Oaks master development, consistent with the proposed zoning and development of the Thousand Oaks – 23rd and 24th Plats. To the northwest immediately resides the Thousand Oaks Sixteenth Plat and to the immediate west is the Thousand Oaks – 19th Plat. To the north is undeveloped land owned by private landowners, to the east is undeveloped land owned by Forest Park Development Company LLC of Kansas City, as well as large lot estates consistent with the Residential Neighborhood land use projection. And to the south is NW River Road and agricultural farmland within the 100-year floodplain of the Missouri River.

6. **The design does not impede the construction of anticipated or planned future public infrastructure within the area.**
   The design and layout of the preliminary plat for Thousand Oaks – 23rd and 24th Plats does not impede the construction of anticipated or planned future public infrastructure in the general area. Streets, sanitary sewer and water lines will be extended from the existing Thousand Oaks Sixteenth Plat subdivision to the immediate west.

7. **The recommendations of professional staff, or any other public entity asked to officially review the plat.**

When reviewing development applications (including platting applications), City staff includes Dean Cull, Fire Marshall with SPFPD in our staff review meetings. As detailed in Exhibits F and G and review criteria #2 above, the preliminary plat was reviewed by the SPFPD. SPFPD requested the location of fire hydrants be provided for their review, the location of a specific fire hydrant in the Thousand Oaks – 24th Plat be relocated, and compliance with the 2018 International Fire Code be made through one of five options, including installing automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD.

Parkville Municipal Code, Section 403.020, Subsection E. provides criteria for how the Planning and Zoning Commission shall determine if a final plat is appropriate. The following are staff's findings and conclusions for the final plat applications (Case No. PZ 2020-29 and Case No. PZ 2020-45).

1. **The layout and design of the final plat is substantially consistent with the approved preliminary plat considering the number of lots or parcels; the block layout, street designs and access; the open space systems and civic design elements; the infrastructure systems; or other elements of coordinated developments.**
   The layout and design of the final plat does not deviate any from the approved preliminary plat (Case No. PZ 2019-08) with regard to block layout, street designs and access, the open space systems and civic design elements, the infrastructure, or other elements of coordinated developments. The only changes from the preliminary plat are modifications made per staff and SPFPD's concerns about Terrace Park Dr. (see Exhibits F and G, and preliminary plat review criteria #2 above), and the roadway name "Lindsey Lane" being renamed to "Terrace Park Dr." All of these modifications are consistent with the proposed preliminary plat.

2. **The construction plans for any utilities, infrastructure or public facilities meet all technical specifications.**
   Staff has reviewed the specifications of the proposed streets — including roadway slopes and widths per American Public Works Association (APWA) standards and best practices — and easements on the final plat and determined they meet the City's standards (see Exhibits F and G). Per Development Code requirements, a stormwater management analysis study has been submitted to the Public Works Department for the Thousand Oaks – 23rd and 24th plats, detailing regional detention part of the Thousand Oaks master development and containing stormwater treatment and calculations (see Exhibit C by Reference). A condition of approval will be Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP). All proposed and required improvements will need to meet the City's storm drainage standards per Section 404.040, as well as stormwater management best practices per Section 407.050.

   Additionally, the Public Works Department has indicated there are two stormwater drainage culvert crossings along the section of Thousand Oaks – 24th Plat adjacent to NW River Road that are significantly undersized. Because stormwater drainage from the proposed 23rd and 24th plats will drain to both of the areas containing the culverts, the existing culverts will need to be evaluated and upgraded (if deemed necessary by our Public Works Department) to handle a 10-year storm event; this will also be a condition of approval.

3. **The phasing and timing of public improvements ensures construction and performance guarantees.**
The Public Works Department has approved at-risk land disturbance & grading permits for the Thousand Oaks – 23rd Plat and Thousand Oaks – 24th Plat. Per Parkville Municipal Code, Section 404.040, Subsection H., before acceptance by the City of streets or sewers, the owner shall post a maintenance bond, cash or irrevocable letter of credit satisfactory to the Board of Aldermen and in accordance with City policies and Public Works procedures. The purpose of this requirement is to guarantee against defects in construction for a period of two years. The City's Public Works Construction Inspector will work closely with the developer to ensure public improvements are constructed in accordance with the approved plans and Section 404.040.

4. **Any deviation in the final plat from the preliminary plat brings the application in further compliance with the Master Plan and the purposes and intent of this code.**
The final plat application does not deviate any from the approved preliminary plat (Case No. PZ 2019-08), aside from the exceptions noted in final plat review criteria #1 above. Per staff's review of the application for subdivision – preliminary plat against the requirements of Section 403.020, Subsection D, it was determined the application:

   - Is in accordance with the *Parkville Master Plan*'s projection of Residential Neighborhood future land use, purposes and intent of the Development Code.
   - Accomplishes the Park, Trail/Greenway, or Green open space typologies for the "Suburban" planning context of Section 404.020; as well as recommendations from the *Parkville Master Plan* for preserving major natural features in a neighborhood (streams, slopes, wetlands, floodplains and natural habitat) as open space and link those resources to public trails and pathways.
   - Can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*, provided all subject property area within the Thousand Oaks – 23rd & 24th Plats are voluntarily annexed within City of Parkville municipal limits.

5. **The recommendations of professional staff, or any other public entity asked to officially review the plat.**
Staff consulted with Dean Cull, Fire Marshall with SPFPD during review of the preliminary and final plat applications. It was determined the width of the streets (measured front-of-curb to front-of-curb) and radius of the cul-de-sacs were wide enough to support turning movements for their standard Pierce Fire Truck (duel axle; 110 ft. ladder). Additionally, SPFPD stated that the median islands within the cul-de-sacs on Golden Oak Ct. and Terrace Park Dr. should not pose any issues with emergency vehicle maneuverability. Staff also reached out to Dan Koch, Executive Director of the Platte County Regional Sewer District (PCRSD) to see if he had any concerns regarding the reduced front-yard setbacks to 20 ft. Dan Koch stated he had not yet received the sanitary sewer plans, but would let staff know if he had any issues or comments.

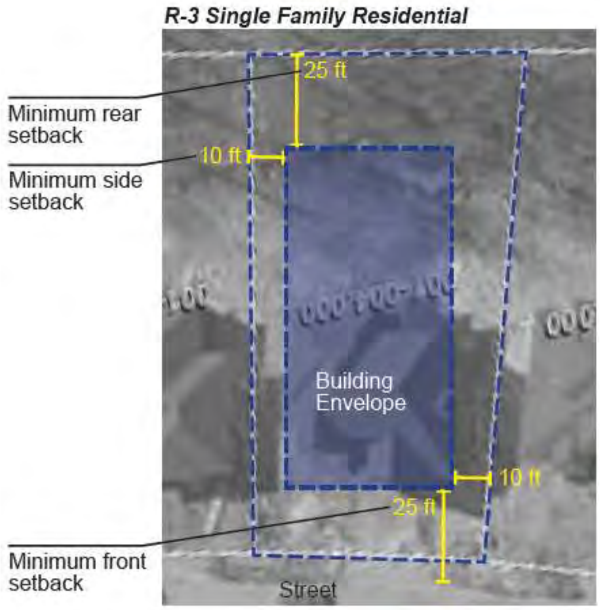
Parkville Municipal Code, Section 403.020, Subsection F. provides the Planning and Zoning Commission the ability to waive certain subdivision requirements of the Development Code contained within Chapter 404. Subdivision Regulations, through the preliminary or final plat process, provided it finds the following:

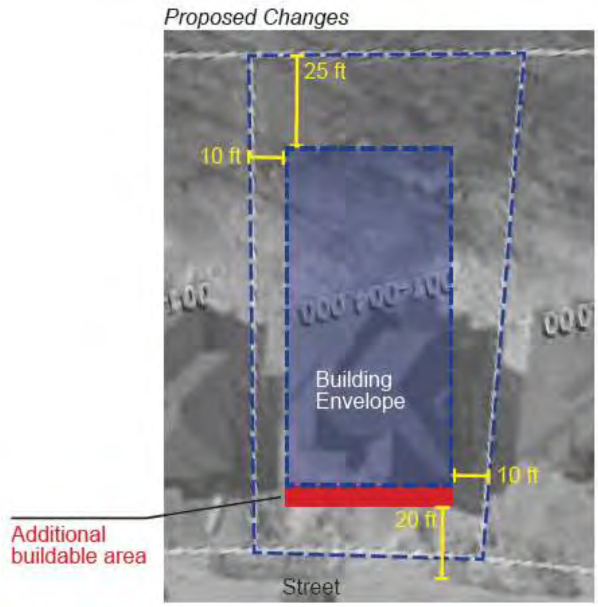
1. **Applying the standard to the specific site and application will not meet the intent of the standard.**
2. **Rather than meeting the standard, the applicants proposed design and any additional designs proposed to mitigate not meeting the standard, will equally or better meet the intent of the standard.**
3. **Meeting the standard is not necessary to meet any of the public goals associated with the standard when considering the application in a broader and long-range context.**
4. **Waiver of the standard will not be detrimental to any adjacent property owners or any future development opportunities on adjacent property.**

The applicant has requested a subdivision waiver to Section 404.030, Subsection D.5 to allow for 20 ft. front-yard setback building lines for the Thousand Oaks – 23rd and 24th Plats (Case No. PZ 2020-46). While rolling terrain and bluffs are common throughout Parkville's city limits, the applicant has noted sever topographical conditions and significant elevations along the proposed extension of Terrace Park Dr. As shown by the topography on the preliminary plat, the elevation of Terrace Park Dr. to the valleys within the private open space tracts ranges from 50 ft. to 80 ft. depending on the location (see Exhibit D.4).

The applicant has noted there are challenges to safely develop single-family residences in this area of Parkville based on the unique topographical conditions of the subject property area within the southern portion of the Thousand Oaks master development, according to the building line setback requirements of the applicable "R-3" Single-Family Residential Zoning District. A subdivision waiver allowing the reduction in front-yard setbacks from 25 ft. to 20 ft. would allow future property owners and builders flexibility to orient and position homes in a safer manner on each lot, away from the substantial elevation drop-offs in the rear yard of properties. In addition, the subdivision wavier would save future property owners and builders from additional grading and retaining walls to stabilize the land and in some cases would preserve a greater area of the back yard of lots for trees and open space.

Zoning District	Front Setback	Side Setback	Rear Setback
R-1 Single-Family Residential	40 ft.	10 ft.	50 ft.
R-2 Single-Family Residential	25 ft.	10 ft.	30 ft.
R-3 Single-Family Residential	25 ft.	10 ft.	25 ft.
R-4 Mixed-Density Residential	10-50 ft.*	5-10 ft.*	10-25 ft.*
R-5 Multi-Family Residential	30 ft.	20 ft.	20 ft.





Setback requirements exist for a number of reasons including safety, protection and privacy — ensuring that property rights do not infringe upon the rights of others by allowing adequate private and open space (see Exhibit H). The primary purpose of the front-yard setback requirement is to help establish private property from public property by providing adequate depth for private uses (e.g., lawn, trees, light and open space). In residential districts, this typically includes adequate space for a driveway to accommodate a parked motor vehicle — at least 18.5 ft. in parking depth. Staff notes that the City's parking requirement and other public goals associated with the front-yard building setback standard can still be met with 20 ft. front-yard setbacks, as demonstrated by residential development throughout 20 subdivisions (totaling 505 lots) over the past 56 years. It should be noted this does not include numerous Thousand Oaks subdivisions in Unincorporated Platte County, Mo. or individual lots within Parkville municipal limits of Thousand Oaks with 20 ft. front-yard setbacks approved by variances via the Board of Zoning Adjustment.

Subdivision	Street Name	Front-Yard Setback	# of Lots
Reserve at Riss Lake	Shoreline Dr., Edgewater Dr.	20 ft.	20
Riss Lake Meadows 1st Plat	Quail Ridge	20 ft.	18
Riss Lake 6th Plat	Timbercrest, Twighlight	20 ft.	15
Riss Lake 4th Plat	Walnut Way	20 ft.	14
Riss Lake 12th Plat	Lance Circle	20 ft.	5
The National 1st Plat	N National Dr., Ridge Rd	20 ft.	10
The National 2nd Plat	Waters Edge Dr.	20 ft.	12
The National 3rd Plat	Claret Rd.	10 ft.	52
The National 8th Plat	N National Dr.	20 ft.	12
The National 9th Plat	N National Dr.	20 ft.	8
The National 10th Plat	N National Dr.	20 ft.	12
Cider Mill 7th Plat	S National Dr., Barn Hill Rd.	20 ft.	58
Watson Country Lane	Watsons Country Ln	20 ft.	7

The Lodges at the National	Allen Way	10 and 15 ft.	8
Townhomes at The National 1st Plat	Limestone Rd.	20 ft.	50
Townhomes at The National 2nd Plat	Limestone Ct.	20 ft.	15
Thousand Oaks Sixteenth Plat	Thousand Oaks Dr.	20 ft.	51
Thousand Oaks – 19th Plat	Thousand Oaks Dr.	20 ft.	50
Thousand Oaks – 20th Plat	NW Myers Cir	20 ft.	32
Thousand Oaks – 22nd Plat	Thousand Oaks Pl.	20 ft.	56
Total			**505**

This history of modified setback standards in residential subdivisions also demonstrates that a waiver of the standard will not be detrimental to any adjacent property owners or any future development opportunities on adjacent property. Additionally, as noted in the table above, at least four subdivision within the Thousand Oaks master development (i.e., Thousand Oaks Sixteenth Plat, Thousand Oaks – 19th Plat, Thousand Oaks – 20th Plat, Thousand Oaks 22nd Plat) contain 20 ft. front-yard setbacks and have had no significant impacts on adjacent subdivisions, including adjacent plats in Unincorporated Platte County, Mo. zoned "R-7" Single-Family High Density District containing 30 ft. front-yard setbacks. Also, the immediately adjacent Thousand Oaks Sixteenth Plat contains 20 ft. front-yard setbacks, and continuing this standard into the Thousand Oaks – 23rd & 24th Plats would provide continuity for the aesthetics of homes located along Terrace Park Dr.

Recognizing the precedent of the City allowing 20 residential subdivisions (totaling 505 lots) with 20 ft. front-yard setbacks or less, and the ability for each lot to still meet the Development Code's requirement of two parking spaces per dwelling unit (at least 18.5 ft. of depth), staff has no objections to the subdivision waiver. Staff also finds that the requested setback standards would reduce sprawl and by limiting space needed for each lot, permit more usable space in the rear-yard of lots, and limit the amount of impervious surface needed which helps with stormwater infiltration.

Staff Conclusions

- Subdivision Wavier (Thousand Oaks – 23rd and 24th Plats)
  Staff concludes that with the exceptions noted above, the Application for Subdivision Waiver to Section 404.030, Subsection D. of the Development Code for the Thousand Oaks – 23rd and 24th Plats would still meet the intent of the front-yard setback building standards; would not negatively affect any public goals associated with the standard when considering the application in a broader and long-range context; would not be detrimental to any adjacent property owners or any future development opportunities on adjacent property; and over the past 56 years, the City has approved and allowed modifications of the front-yard setback building standard for 20 residential subdivisions totaling 505 lots.

- Final Plat (Thousand Oaks – 23rd Plat)
  Staff concludes that with the exceptions noted above, the proposed final plat application: Is substantially consistent with the approved preliminary plat (Case No. PZ 2019-08); the construction plans for any utilities, infrastructure or public facilities meets all technical specifications; the phasing and timing of public improvements ensures construction and performance guarantees; there are no significant deviations from the preliminary plat; the final plat is in accordance with the *Parkville*

Master Plan's future land use projection; the final plat accomplishes the Park, Trail/Greenway, or Green open space typologies for the "Suburban" planning context of Section 404.020; and the final plat can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*, provided all subject property are within the Thousand Oaks – 23rd Plat is voluntarily annexed within City of Parkville municipal limits; and the final plat has been reviewed by professional staff from the SPFPD and will be reviewed by professional staff from the PCRSD.

- Final Plat (Thousand Oaks – 24th Plat)
  Staff concludes that with the exceptions noted above, the proposed final plat application: Is substantially consistent with the approved preliminary plat (Case No. PZ 2019-08); the construction plans for any utilities, infrastructure or public facilities meets all technical specifications; the phasing and timing of public improvements ensures construction and performance guarantees; there are no significant deviations from the preliminary plat; the final plat is in accordance with the *Parkville Master Plan*'s future land use projection; the final plat accomplishes the Park, Trail/Greenway, or Green open space typologies for the "Suburban" planning context of Section 404.020; and the final plat can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*, provided all subject property are within the Thousand Oaks – 24th Plat is voluntarily annexed within City of Parkville municipal limits; and the final plat has been reviewed by professional staff from the SPFPD and will be reviewed by professional staff from the PCRSD.

Staff Recommendations

- Subdivision Wavier (Thousand Oaks – 23rd and 24th Plats)
  Staff recommends approval of the Application for Subdivision Waiver for Forest Park Development Company LLC of Kansas City, based on the merits of the application and the findings and conclusions in the report.

- Final Plat (Thousand Oaks – 23rd Plat)
  Staff recommends approval of the Application for Subdivision – Final Plat for Thousand Oaks – 23rd Plat (Case No. PZ 2020-29) for Forest Park Development Company LLC of Kansas City based on the merits of the application and the findings and conclusions in the report, subject to the following conditions:

  - Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
  - Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD)
  - Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
  - Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
  - Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.

- Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
- Board of Aldermen acceptance of cash in lieu of park land dedication as allowed by Parkville Municipal Code, Section 404.020.
- Payment of public improvement fees as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.
- Any other conditions the Planning and Zoning Commission determines are necessary.

- Final Plat (Thousand Oaks – 24th Plat)
  Staff recommends approval of the Application for Subdivision – Final Plat for Thousand Oaks – 24th Plat (Case No. PZ 2020-45) for Forest Park Development Company LLC of Kansas City based on the merits of the application and the findings and conclusions in the report, subject to the following conditions:

  - Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
  - Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD)
  - Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
  - Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
  - Public Works Department evaluation of the existing stormwater drainage culverts along NW River Road (adjacent to the Thousand Oaks – 24th Plat), and upgrading of the stormwater infrastructure to handle a 10-year storm event if deemed necessary by the Public Works Department.
  - Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.
  - Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
  - Board of Aldermen acceptance of cash in lieu of park land dedication as allowed by Parkville Municipal Code, Section 404.020.
  - Payment of public improvement fees as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.
  - Any other conditions the Planning and Zoning Commission determines are necessary.

It should be noted that the recommendations contained in this report is made without knowledge of facts, comments or any additional information which may be presented during the meeting. For that reason, the conclusions herein are subject to change as a result of evaluating additional information; additionally, staff reserves the right to modify or confirm the conclusions and recommendations herein based on consideration of any additional information that may be presented.

Necessary Action
Following consideration of the applications, supporting information, associated exhibits, factors discussed above and any testimony presented at the meeting, the Planning and Zoning Commission should recommend approval (with or without conditions), denial, or postpone the applications for further consideration. If approved subject to conditions, the conditions should be noted for the record. Unless postponed, the Planning and Zoning Commission's action for the Application for Subdivision Wavier will be final, unless an Appeal of Decision is filed by the Board of Aldermen within 15 days of the Planning and Zoning Commission's decision per Section 403.010, Subsection H. Unless postponed, the Planning and Zoning Commission's action for the Applications for Subdivision – Final Plat will be forwarded to the Board of Aldermen on December 15, 2020 for first action.

End of Memorandum

12-04-2020

Stephen Lachky, AICP, CPM, CFM — Date
Community Development Director

CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Friday, August 7, 2020

David Barth
Forest Park Development Co. of KC, LLC
6014 N. Hwy 9
Parkville, MO 64152

Jason Robbins
Aylett Survey & Engineering Co.
201 NW 72nd St.
Gladstone, MO 64118

RE: Staff Review – Thousand Oaks – 23rd Plat, Final Plat

David and Jason,

The following is a compilation of all Parkville staff review comments received to-date regarding the Thousand Oaks – 23rd Plat, Final Plat. Review comments are provided by myself, Alysen Abel (Public Works Director), Chris Ashley (Public Works Project Manager), Paul Giarratana (Building Official) and Dean Cull (Fire Marshall, Southern Platte Fire Protection District). Please distribute these comments to your team. **Unfortunately the City cannot recommend approval of the final plat until the issues described in General Comment No. 6 below have first been addressed**, along with the other comments below**.** If the issues can be addressed, please revise the final plat per staff's review comments below and provide 2 paper and 1 electronic PDF copies to the Community Development Department by **4:00 p.m. on Friday, August 21, 2020**. Thank you.

General Comments

1. **Roadway Slopes** – Per Public Works Department review of the grading plans, all proposed roadways meet applicable American Public Works Association (APWA) standards and best practices.
2. **Roadway Widths** – Per Public Works Department review of the final plat, all proposed roadway and right-of-way widths meet applicable APWA standards and best practices.
3. **Fire Hydrant Locations** – Per Southern Platte Fire Protection District (SPFPD) review of the utility plans, they have concerns regarding the proposed location of fire hydrants.
4. **Front-Yard Setbacks** – Per Parkville Municipal Code, Section 405.030, the "R-3" Single-Family Residential zoning district requires 25 ft. front setback building standards. Because the final plat proposes 20 ft. front-yard setbacks, an Application for Subdivision Waiver will need to be submitted to the City for consideration by the Planning and Zoning Commission (see attached PDF). This will follow the same process as the Application for Subdivision Waiver that was submitted and approved for the Thousand Oaks 16th, 19th and 22nd Plats (Case No. PZ18-04).
5. **Septic Sewer Easement** – Please explain what the 80 ft. x 200 ft. septic sewer easement is for. Is this an existing easement from the subject property or adjacent properties; and will this easement remain with the platting of the property or propose to be vacated?
6. **Municipal Boundary Concerns** – Portions of the Thousand Oaks – 23rd Plat — specifically Lots 931-933, Lots 937-939, Lot 971, and Tract "A" — are located both within unincorporated Platte County, Mo. and the City of Parkville, Mo. as they are intersected by the County-City municipal border. Staff doesn't have legal authority to subdivide and plat

property — per the Parkville Municipal Code, Section 403.020 Platting — for areas outside of our municipal limits. Moreover, the proposed "Preliminary Plat, Thousand Oaks 23rd & 24th Plat" (prepared by Aylett Survey & Engineering Company; dated October 29, 2019) does not comply with Section 403.020, Subsection D.1 review criteria a. and e.:

a. *The application is in accordance with the Master Plan and in particular the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments that reflect the principles and concepts of the plan.*
e. *The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Master Plan.*

As a result, the Thousand Oaks – 23rd Plat, Final Plat would not be able to meet the requirements of Section 403.020, Subsection E.1 review criteria a. of a preliminary plat being approved and the final plat being substantially consistent with the approved preliminary plat per the layout of the subdivision.

In the past, the City of Parkville has had issues with providing basic City services (e.g., police, public safety, parks and recreation, streets, stormwater management, building safety, planning and zoning, and code enforcement) to pockets of the Thousand Oaks Master Development in our municipal limits, where access is only available through portions of unincorporated Platte County. We anticipate the same issue will result for unincorporated Platte County based on the proposed layout of the Thousand Oaks – 23rd Plat. In addition, the City of Parkville has had issues with residents living along the city-county boundary being confused and not knowing which jurisdiction they reside within, due to the street network and subdivision pockets of the Thousand Oaks Master Development. Chapter Eight: Planning Beyond Our Boundaries of the City's adopted *Parkville Master Plan* recommends involving close coordination and collaboration with multiple area jurisdictions for Priority Annexation Areas identified on the Annexation Priority Areas Map of the *Parkville Master Plan*; and subject property area for the proposed Thousand Oaks – 23rd Plat is located within this area.

Unincorporated Platte County's previous Land Use Plan (adopted October 2002) recognizes municipalities' need to logically grow and calls for appropriate considerations by the County and coordination with the nearby jurisdictions. The plan also includes the principles of discouraging County land use policies that will keep local cities from annexing adjacent lands to their municipal boundaries, as well as exploring partnerships and joint policies with area cities to allow for the orderly annexation of suitable land into local communities.

A solution to the staff's concerns regarding the municipal boundary is voluntary annexation of all subject property area within Thousand Oaks – 23rd Plat into the City of Parkville's municipal boundaries. <u>Staff is willing to guide the applicant through the City's voluntary annexation process; and based on the City's adopted plans, studies and polices, staff would be supportive and recommending of this process.</u>

<u>Final Plat Comments</u>

7. **Perimeter Buffer Description** – Please describe the 50 ft. Perimeter Buffer easement language in the notes section on the right-hand side of the drawing.
8. **Septic Sewer Easement Description** – Please describe the 80 ft. x 200 ft. Septic Sewer Easement language in the notes section on the right-hand side of the drawing.
9. **Extension of Drainage Easements** – Please extend the 15 ft. D/E between Lots 953 and 954, Lots 943 and 944, and Lots 932 and 933 into Tract "A" so that the drainage easement terminates in the private open space. This same modification will need to be done as well for

the 15 ft. D/E between Lots 975 and 976, and Lots 978 and 979; however, it may be necessary to modify the Thousand Oaks – 23rd Plat boundary and legal description in order to accomplish this, or have a drainage easements subsequently recorded by separate instrument.

10. **Buildable Area Concerns** – While the Thousand Oaks – 23rd Plat meets all “R-3” Single-Family Residential zoning district lot size (i.e., minimum area, minimum width, minimum depth) requirements of the Parkville Municipal Code, Section 405.3030, Table 405-3: Height, Area and Bulk Standards, staff has concerns regarding the buildable area for future detached home dwelling units taking into account several easements within the plat — specifically the 50 ft. Perimeter Buffer affecting Lots 958-972, and the 80 ft. x 200 ft. Septic Sewer Easement affecting Lots 965-967. Please explain to staff the origin & purpose of the Perimeter Buffer and Septic Sewer Easement, as well as how these will impact future development of detached homes on the impacted lots.

Staff cannot recommend approval of the Thousand Oaks - 22nd Plat, Final Plat until the issues described in General Comment No. 6 above have first been addressed, along with the other comments above. Again, please distribute these comments to your team, and if the issues can be addressed, revise the final plat and provide 2 paper and 1 electronic PDF copies to the Community Development Department by **4:00 p.m. on Friday, August 21, 2020**.

Please let us know if you have any questions. Thank you.

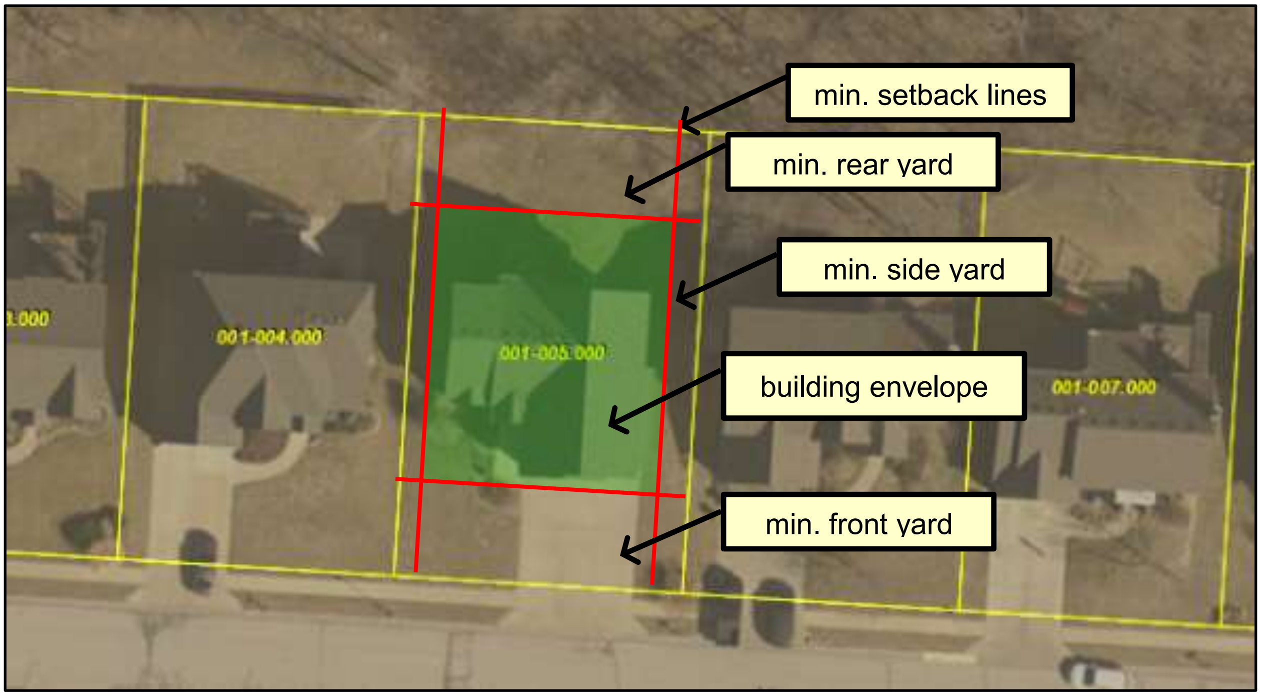
Sincerely,

CITY OF PARKVILLE

Stephen Lachky, AICP, CPM, CFM
Community Development Director

CC: Alysen Abel, Public Works Director
Chris Ashley, Public Works Project Manager
Paul Giarratana, Jr., Building Official
Dean Cull, Fire Marshall

Illustration of Building Setback Standards

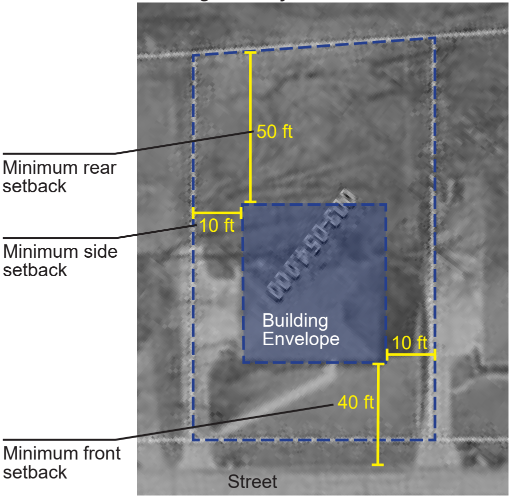


EXAMPLE ONLY. Note: Lot areas and setbacks in diagrams are NOT drawn to scale. Additionally, lot sizes are NOT applicable to “R-3” Single-Family Residential District. Buildings can be located anywhere within the building enveloper (green area) created by the minimum front, side and rear setback lines.

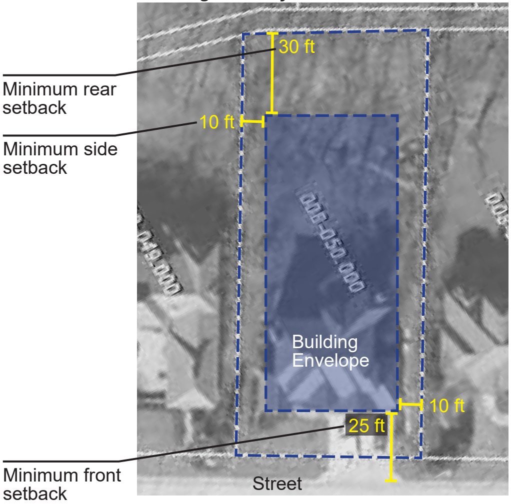
EXAMPLE: 20 ft. front-yard setback at 9525 Limestone Rd in the Townhomes at the National 1st Plat (“R-2-P” district).

EXAMPLE: 21 ft. front-yard setback (via variance; Case No. BZA17-04) at 5910 N Nevada Ave in Thousand Oaks Phase 13B (“R-3” district)

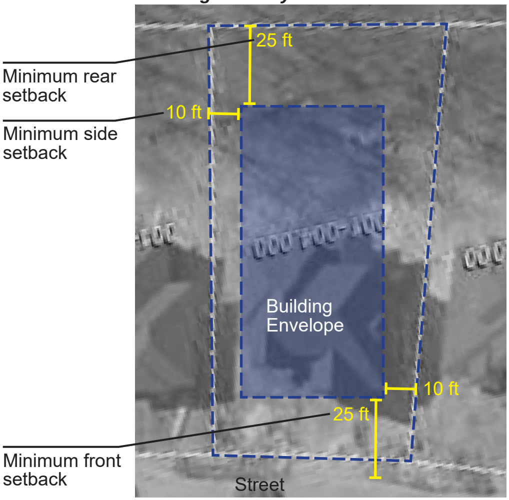
R-1 Single Family Residential



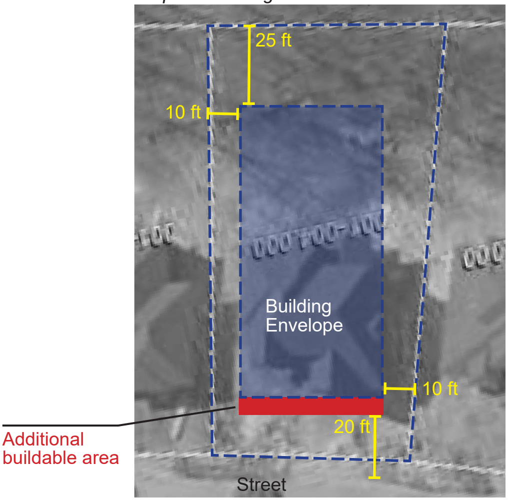
R-2 Single Family Residential



R-3 Single Family Residential



Proposed Changes



CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Memorandum

To: Planning and Zoning Commission
Cc: Brad Stanton, Planner
From: Stephen Lachky, Community Development Director
Date: Friday, December 4, 2020
RE: Update on Application for Subdivision Waiver to Section 404.030, Subsection D.5 for the Thousand Oaks – 23rd Plat, Final Plat; and the Thousand Oaks – 24th Plat, Final Plat, to allow 20 ft. front-yard setback building lines.

Background
On November 10, 2020 the Planning and Zoning Commission considered applications for two final plats within the Thousand Oaks master development — The Thousand Oaks – 23rd Plat, Final Plat; and the Thousand Oaks – 24th Plat, Final Plat. The plats also involved consideration of an Application for Subdivision Waiver to Section 404.030, Subsection D.5 to allow the reduction of front-yard setbacks from 25 ft. to 20 ft. The Commission discussed the waiver request, voted to postpone consideration of the request and final plats to the next regular meeting in December, and in the meantime requested the following additional information:

1. **At the January 9, 2018 meeting of the Planning and Zoning Commission, a similar 20 ft. front-yard setback request was considered and approved for three subdivision plats within Thousand Oaks. What was the consensus the Planning and Zoning Commission came to?**

   On January 9, 2018 the Planning and Zoning Commission considered an Application for Subdivision Waiver to allow 20 ft. front-yard setbacks for all lots within the Thousand Oaks – 16th Plat, Thousand Oaks – 19th Plat, and Thousand Oaks – 22nd Plat. While the Commission ultimately approved the request unanimously (by a vote of 9-0), discussion ensued for over an hour and similar questions, pros and cons that were brought up were also discussed during our November 10th meeting last month. Staff has attached the adopted meeting minutes as Exhibit I. Since the minutes don't include the full discussion, staff re-watched the meeting's full video recording to summarize the discussion, questions asked and conclusions/consensus/precedent agreed to by the Planning and Zoning Commission:

   Comments from Developer & Surveyor
   - *It's not uncommon for new residential subdivisions to have 20 ft. front-yard setback standards, as evidenced by Forest Park Development Company LLC of Kansas City's recent developments in Riverside, Mo. — Montebella and Palisades of Riverside.*
   - *Thousand Oaks (especially the southern portion) is unique compared to other neighborhoods in Parkville due to its 100 ft.+ hills and ridges.*
   - *Typically 10-15 ft. of ground is being cut off the top of these ridges in order to flatten the ground for a road, yet there's still substantial drop-off on the land. Sometimes it can be difficult to further flatten the ground when there's rock under the ground.*

- *While it seems small, an extra 5 ft. of area closer to the street can make the difference for a builder having to construct a double-walkout in the rear-yard, or needing to engineer a retaining wall greater than 4 ft. in height. This also prevents the builder from having to dip the driveway downward on the lot to the house (occurs when driveways are too long) and can preserve trees in the backyard from having to be cleared.*
- *Homes in Thousand Oaks have an average depth of 50 ft., and builders tend not to construct them on a slope greater than 10 ft. in height across this 50 ft. of depth.*

Comments from members of the Planning and Zoning Commission

- *No matter what the minimum front-yard setback standard is established at, most homeowners prefer to have a 25-30 ft. setback as it provides for* a larger driveway and front yard space.
- *A 5 ft. front-yard setback difference between adjacent homes is practically unnoticeable as one drives down a street. This is partially due to the layout and design of homes, as well as landscaping placed along the sides of houses and in front yards.*
- *For existing Parkville neighborhoods with 20 ft. front-yard setbacks, it's highly uncommon for a house to be built along the 20 ft. setback line, and then have adjacent homes aside it being setback to 30 ft.*
- *For neighborhoods in Riss Lake and The National Golf Club of Kansas City that have 20 ft. front-yard setbacks, there's been no issues related to parking (mainly because these neighborhoods have Homeowners Associations). Whereas the Pinecrest neighborhood has 25 ft. front-yard setbacks, but has issues related to on-street parking due to the lack of an HOA.*
- *As evidenced by the Cider Mill Ridge – 7th Plat subdivision in the South National, homes with 4,000+ sq. ft. can still be placed on lots with 20 ft. front-yard setbacks.*
- *Even for subdivisions with 25 ft. front-yard setbacks that are platted in a specific fashion, there are instances where individual builders & homeowners go against the layout and orient their home differently (by having their front-door entrance, garage or bedroom face an opposite side of the lot), breaking up the aesthetic unison among homes along the street.*

Questions

- *Are there really negatives to reducing the front-yard setbacks by 5 ft., or are we regulating to solve a problem we haven't seen yet, but are anticipating might occur?*

Conclusions

- *Planning and Zoning Commission feels the southern portion of Thousand Oaks is unique enough compared to other neighborhoods in Parkville (considering its steep topography) that allowing 20 ft. front-yard setbacks would NOT be establishing a precedent. Furthermore, approving such requests does not undercut the integrity/standard of the 25 ft. front-yard setback for other areas of the City.*
- *General consensus is that if a developer brings in a similar request for another area of the City on relatively flat ground, the Commission will likely deny such request.*
- *Establishing a blanket front-yard setback standard across entire subdivision plats are preferred, as requiring specific conditions on a lot-by-lot basis adds more regulatory burden to City staff, property owners and home builders.*
- *Furthermore, establishing a blanket front-yard setback standard across entire subdivision plats prevents individual homeowners and builders from having to go before the Planning and Zoning Commission (a year or two in the future) to make a similar request.*

Recommendations for Future Requests

- *Future subdivision waiver requests for reduced front-yard setbacks to 20 ft. should indicate the percentage of total lots within the subdivision containing slopes greater than a 1-to-4 ratio.*
- *Generally, if the total number of lots within a subdivision with 1-to-4 ratio slopes is greater than 50%, the Planning and Zoning Commission should likely consider approving a blanket front-yard setback reduction across the entire plat.*

2. **The Planning and Zoning Commission requested the applicant provide an exhibit identifying specific lots within the Thousand Oaks – 23rd and 24th Plats that would need 20 ft. front-yard setbacks due to unique lot topographical conditions.**

The Planning and Zoning Commission requested the applicant identify specific lots within the Thousand Oaks – 23rd and 24th Plats needing reduced front-yard setbacks in order to make them buildable. The purpose is to determine whether or not specific streets or areas of the plats should follow the "R-3" Single-Family Residential district's 25 ft. front-yard setback standard, or if it makes sense to apply the 20 ft. setback waiver across the entirety of the plats.

The applicant has provided two exhibits — one for each plat — showing such information (see Exhibits D.3 and D.4). Based on feedback from the Commissioners, the applicant has included topographic contours, and shaded specific lots in blue where the slopes following grading still exceed a 1-to-4 slope ratio (25%).

3. **One of the conditions for approval is the installation of automatic sprinkler systems in all dwelling units along Terrace Park Drive deemed necessary by the Southern Platte Fire Protection District (SPFPD) in order to be in compliance with and meet the requirements of the 2018 International Fire Code. What specific lots would this requirement apply to?**

Following the November 10th meeting of the Planning and Zoning Commission staff reached out to Dean Cull, Fire Marshall with SPFPD, to get clarification on the question above. Dean said he plans to reach out to the International Code Council (ICC) to get definitive clarification on the requirement based on the layout of the Thousand Oaks – 24th Plat, Final Plat; but he believes the sprinkler systems requirement would apply to all lots fronting Terrace Park Drive (i.e., all lots with Terrace Park Drive property addresses). And that lots fronting Golden Oak Ct. and Silverleaf Ct. would be excluded from the requirement.

ITEM 5.D.

For 12/15/2020

Board of Aldermen Meeting

CITY OF PARKVILLE

Policy Report

Date: November 9, 2020

Prepared By:
Stephen Lachky, Community Development Director

Reviewed By:
Alysen Abel, Public Works Director

ISSUE:

Approve the first reading of an ordinance to approve the Thousand Oaks 24th Plat, Final Plat, a subdivision consisting of 71 single-family residential lots and one tract of private open space, generally located to the southeast of the proposed Thousand Oaks 23rd Plat - Case No. PZ 2020-45; Forest Park Development Company LLC of Kansas City, applicant (Community Development)

BACKGROUND:

The Thousand Oaks master residential development runs from NW Brink-Myers Road to the north, connecting to NW River road to the south. Several phases have been developed in this area over the past two decades and the applicant is proposing a new phase connecting to the proposed Thousand Oaks – 23rd Plat subdivision via an extension of Terrace Park Dr.

Applicant David Barth of Forest Park Development Company LLC of Kansas City has submitted an Application for Subdivision – Final Plat for the Thousand Oaks – 24th Plat, Final Plat, a subdivision (46.01 acres, more or less) consisting of 71 single-family residential lots and 1 tract of private open space, generally located to the southeast of the proposed Thousand Oaks – 23rd Plat subdivision (see Attachment 4). The subject property area of the final plat resides within Platte County parcels no. 20-9.0-29-000-000-006.001 (Unincorporated Platte County), 20-9.0-29-000-000-011.000 (Parkville municipal limits), and #20-9.0-32-000-000-001.001 (Parkville municipal limits).

Staff reviewed the application (Case No. PZ 2020-45) against the Parkville Master Plan; Parkville Municipal Code and its applicable zoning code and subdivision regulations; adequate utilities, grading and drainage requirements, stormwater management, and park land dedication requirements (see Attachments 6 and 7). The application was also reviewed against the previously-approved preliminary plat for Thousand Oaks – 23rd & 24th Plats (see Attachment 4 by Reference). Following review, staff determined the proposed subdivision is substantially consistent with the preliminary plat, is in compliance with the purposes and intent of the Title IV – Development Code, and can be in accordance with best practices, goals and recommendations of the Parkville Master Plan provided all subject property area within the Thousand Oaks – 24th Plat, Final Plat not within Parkville municipal limits is voluntarily annexed into the City of Parkville.

BUDGET IMPACT:

With the exception of application and permit fees and any incremental increases from real estate and personal property taxes, there is no budgetary impact.

ALTERNATIVES:

1. Approve the first reading of the ordinance.
2. Approve the first reading of the ordinance, subject to changes directed by the Board of Aldermen.
3. Deny the final plat.
4. Postpone the item.

FINANCE COMMITTEE RECOMMENDATION:

The item was not presented to the Finance Committee; rather, the item was brought before the Planning and Zoning Commission for consideration. The Planning and Zoning Commission considered the Application for Subdivision – Final Plat, along with an Application for Subdivision Waiver to allow for 20 ft. front-yard setback building lines within said plat, at their November 10, 2020 regular meeting. Following discussion, the Commission voted to postpone consideration of both applications to their December 8, 2020 regular meeting, and requested staff provide additional information regarding the subdivision waiver request including past precedent to similar requests within the Thousand Oaks master development (see Attachment 9).

At their December 8, 2020 regular meeting, the Planning and Zoning Commission reconsidered both applications along with additional information from staff, and following discussion approved the Application for Subdivision Waiver (by a vote of 6-2) for the reduction of front-yard setbacks from 25 ft. to 20 ft. for only City of Parkville lots with grades exceeding a 25% slope (see Attachment 5).

Following approval of the subdivision waiver, the Planning and Zoning Commission recommended approval of the final plat (by a vote of 8-0), subject to staff's conditions and compliance with the approved subdivision waiver (Case No. PZ 2020-46).

STAFF RECOMMENDATION:

Staff recommends that the Board of Aldermen approve the first reading of the ordinance, subject to the following conditions prior to the final plat being recorded:

- Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
- Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD).
- Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
- Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
- Public Works Department evaluation of the existing stormwater drainage culverts along NW River Road (adjacent to the Thousand Oaks – 24th Plat), and upgrading of the stormwater infrastructure to handle a 10-year storm event if deemed necessary by the Public Works Department.
- Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.
- Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City

of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
- Compliance with the approved Application for Subdivision Wavier (Case No. PZ 2020-46).
- Applicant provide the City $11,033.40 in lieu of park land dedication as required by Parkville Municipal Code, Section 404.020.
- Applicant provide the City payment of public improvement permit fee as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.

Conditions shown in italics are additional conditions recommended by the Planning and Zoning Commission at their December 8, 2020 regular meeting.

<u>POLICY:</u>
Applications for Subdivision – Final Plat must be approved by the Board of Aldermen following review and recommendation by the Planning and Zoning Commission as outlined in Table 403-1: Procedures Summary of the Parkville Municipal Code. Per Section 403.020, E. if the Planning Commission recommends approval or conditionally approves the final plat, the plat shall be forwarded to the Board of Aldermen.

Parkville Municipal Code, Section 404.020, Subsection H., requires subdivision plats to show dedication of land for park uses at locations designated in the comprehensive plan. The Board may also choose to accept payment of cash in lieu of park land dedication. The required area of the dedication shall be based on the number of dwelling units and the acres per person formula as follows: Detached Houses = Number of units x 3.7 persons per unit x 0.006 acres. When payment of cash in lieu of dedicating open space is approved, the applicant shall deposit with the City Treasurer a cash payment without recourse or the right of recovery prior to recording the subdivision plat. The amount shall be the required dedication multiplied by seven thousand dollars ($7,000.00) per acre, less a credit that any land actually dedicated for park purposes.

The Board of Aldermen must approve two readings of the ordinance to become effective. Rule 5, Agendas, of the Board's adopted Rules of Order, states *"The first reading of an ordinance will be read on the action agenda and the second and final reading will be read the next subsequent meeting on the consent agenda, unless the item is a time-sensitive matter in which it may be approved during the same meeting."*

<u>SUGGESTED MOTION</u>:
I move to approve Bill No. 3108, an ordinance approving the Thousand Oaks – 24th Plat, Final Plat, a subdivision in the City of Parkville, Platte County, Missouri, on first reading and postpone the second reading to January 5, 2021.

<u>ATTACHMENTS</u>:
1. Ordinance
2. Application
3. Subject Property Area Map
4. Final Plat
5. Additional Information
6. Staff Analysis

7. Staff Review Comments
8. Setback Illustration
9. Memorandum Update

BILL NO. 3108 ORDINANCE NO. ____

AN ORDINANCE APPROVING THOUSAND OAKS – 24TH PLAT, FINAL PLAT, A SUBDIVISION IN THE CITY OF PARKVILLE, PLATTE COUNTY, MISSOURI

WHEREAS, Platte County, Missouri approved a preliminary plat for Thousand Oaks Estates on June 8, 1999, consisting of 363 single-family residential lots on approximately 207 acres; and

WHEREAS, on August 15, 2000, via Ordinance No. 1874, the City of Parkville annexed property consisting of the Thousand Oaks Estates into its City limits; and

WHEREAS, on November 10, 2020, the Planning and Zoning Commission unanimously approved a Preliminary Plat for the Thousand Oaks – 23rd & 24th Plats (Case No. PZ 2019-08); and

WHEREAS, David Barth of Forest Park Development Company LLC of Kansas City submitted the Thousand Oaks – 24th Plat, Final Plat, a subdivision in the City of Parkville, Platte County, Missouri (Case No. PZ 2020-45), attached hereto and incorporated herein by reference as Exhibit A; and

WHEREAS, the Thousand Oaks – 24th Plat, Final Plat (46.01 acres, more or less) proposes extending Terrace Park Dr. from the adjacent and proposed Thousand Oaks – 23rd Plat subdivision, and consists of 71 single-family residential lots and one tract of private open space; and

WHEREAS, the Thousand Oaks – 24th Plat, Final Plat was reviewed against the *Parkville Master Plan*, Parkville Municipal Code and its applicable zoning codes and subdivision regulations, adequate utilities, grading and drainage, stormwater management and park land dedication requirements; and

WHEREAS, staff determined the Thousand Oaks – 24th Plat, Final Plat is substantially consistent with the preliminary plat, is in compliance with the purposes and intent of the Title IV – Development Code, and can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan* provided all subject property area within the Thousand Oaks – 24th Plat, Final Plat not within Parkville municipal limits is voluntarily annexed into the City of Parkville; and

WHEREAS, the Thousand Oaks – 24th Plat, Final Plat was considered at the November 10, 2020 regular meeting of the Planning and Zoning Commission in conjunction with an Application for Subdivision Waiver (Case No. PZ 2020-46) to allow for the reduction of front-yard building line setbacks from 25 ft. to 20 ft. within the Thousand Oaks 24th Plat, Final Plat, and following discussion the Planning and Zoning Commission voted to postpone consideration of both applications and requested staff provide additional information regarding the subdivision wavier request; and

WHEREAS, the Application for Subdivision Wavier was reconsidered at the December 8, 2020 regular meeting of the Planning and Zoning Commission along with additional information from staff, and following discussion the Commission approved the Application for Subdivision Waiver (by a vote of 6-2) to allow the reduction of front-yard building line setbacks from 25 ft. to 20 ft. for only City of Parkville lots within the plat with grades exceeding a 25% slope; and

WHEREAS, the Thousand Oaks – 24th Plat, Final Plat was also reconsidered at the December 8, 2020 regular meeting of the Planning and Zoning Commission, and following discussion the Commission recommended approval of the final plat (by a vote of 8-0), subject to staff's conditions and compliance with the approved Application for Subdivision Wavier (Case No. PZ 2020-46); and

WHEREAS, the applicant agrees to the Board of Aldermen's conditions of approval, prior to the final plat being recorded, including but not limited to, providing the City of Parkville $11,033.40 in lieu of parkland dedication requirements, and a payment for the public improvement permit fee as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF PARKVILLE, MISSOURI, AS FOLLOWS:

<u>SECTION 1</u>. The Application for Subdivision – Final Plat for the Thousand Oaks – 24th Plat, Final Plat, a subdivision in the City of Parkville, Platte County, Missouri, attached hereto and incorporated herein by reference as Exhibit A, is hereby approved, subject to conditions by the Board of Aldermen including:

- Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
- Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD)
- Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
- Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
- Public Works Department evaluation of the existing stormwater drainage culverts along NW River Road (adjacent to the Thousand Oaks – 24th Plat), and upgrading of the stormwater infrastructure to handle a 10-year storm event if deemed necessary by the Public Works Department.
- Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.
- Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
- Compliance with the approved Application for Subdivision Wavier (Case No. PZ 2020-46).
- Applicant provide the City $11,033.40 in lieu of park land dedication as required by Parkville Municipal Code, Section 404.020.
- Applicant provide the City payment of public improvement permit fee as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.

<u>SECTION 2</u>. The City hereby accepts and agrees to maintain City improvements in easements and public rights-of-ways, which are designated on the plat.

<u>SECTION 3</u>. The applicant, once all conditions by the Board of Aldermen have been met and acknowledged by the City of Parkville, is hereby directed to have the plat recorded in the office

of the Platte County Recorder of Deeds following execution and is responsible for paying all recording fees.

<u>SECTION 4</u>. This ordinance shall be effective immediately upon its passage.

PASSED and APPROVED this 5th day of January 2021.

____
Mayor Nanette K. Johnston

ATTESTED:

____
City Clerk Melissa McChesney

COMMUNITY DEVELOPMENT
8880 Clark Avenue
Parkville, MO 64152
(816) 741-7676
(816) 741-0013 FAX

Application #: PZ2020-45
Date Submitted: 9/18/2020
Public Hearing:
Date Approved:

Application for Final Plat

1. Applicant / Contact Information

Applicant(s)
Name: FOREST PARK DEV. OF KC
Address 6014 N. HWY. 9
City, State PARKVILLE, MO 64152
Phone: 816-591-2550 Fax:
E-mail dbarth@kc.rr.com

Engineer and/or surveyor(s) preparing plat
Name: AYLETT SURVEY CO.
Address 201 NW 72nd St.
City, State GLADSTONE, MO 64118
Phone: 816-436-0732 Fax: 816-436-0767
E-mail

Owner(s), if different from applicant
Name:
Address:
City, State:
Phone: Fax:
E-mail:

Contact Person
Name: JASON ROBBINS
Address:
City, State:
Phone: Fax:
E-mail: jason@sams-survey.com

We, the undersigned, do hereby authorize the submittal of this application and associated documents and certify that all information contained therein is true and correct. We acknowledge that development in the City of Parkville is subject to the Municipal Code of the City of Parkville. We do hereby agree to abide by and comply with the above-mentioned codes, and further understand that any violations from the provisions of such or from the conditions as stated herein shall constitute cause for fines, punishments and revocation of approvals as applicable.

Applicant's Signature (Required) MEMBER Date: 9/17/2020

Property Owner's Signature (Required) MEMBER Date: 9/17/2020

2. Property Information

Name and phase of plat: THOUSAND OAKS 24th PLAT
Final plat in substantial conformance with approved preliminary plat? YES
If not, explain:

Zoning district: R-3
Acreage of this phase: 46.01
Minimum lot size: 8,849 S.F.
Anticipated uses: SINGLE FAMILY RES.
Number of lots: 71
Density of development: 1.5 Lots/ACRE

3. Additional Factors affecting the project

Please include other comments or factors relating to the proposed subdivision in an attached narrative.

4. Public Improvements

All public improvements must be designed to city standards and require approval, guarantees and permits prior to installation.

Improvement plans submitted and approved for:

Streets and access: ______________________
Date approved

Length of new streets: 3,000 Lin. Ft.

Surface material: ASPHALT Maximum grade: 5.17%

Sanitary sewer: PCRSD
Entity and date approved

Missouri Department of Natural Resources approval: ______________________
Date approved

Water: MISSOURI AMERICAN
Entity and date approved

Erosion and sediment control as per NPDES II: JUNE 2020
Date approved

Flood plain development permit (if required): ______________________
Date approved

5. Checklist of required submittals

- ☑ Completed application, including plat with all required details and supporting data.
- ☑ Nonrefundable application fee of $300.00 and $5.00 per lot (minimum $305.00).
- ☑ Submit twelve (12) copies of the final plat (24" x 36" or larger) and any supporting documentation, and one electronic copy (pdf) of the same for initial review by city staff and utility and service providers. Note that prior to Planning Commission and Board of Aldermen consideration additional copies will be required.
- ☑ Authorization signature of the owner of record of the property to be platted.
- ☐ Copy of any covenants and/or deed restrictions to be recorded with the Plat.
- ☐ Executed deed of release for any right-of-way dedicated to the city.
- ☐ Guarantees in the form of performance bonds or other city approved instrument ensuring the satisfactory completion of public improvements. The maintenance period for public improvements is two (2) years.

For City Use Only

Application accepted as complete by: Stephen Lachky, Community Development Director 9/21/2020
Name/Title Date

Application fee payment: ☑ Check # 5402 ☐ M.O.______ ☐ Cash for $655.00

☐ Final reimbursable costs paid (if applicable). Date of Action: ______________________

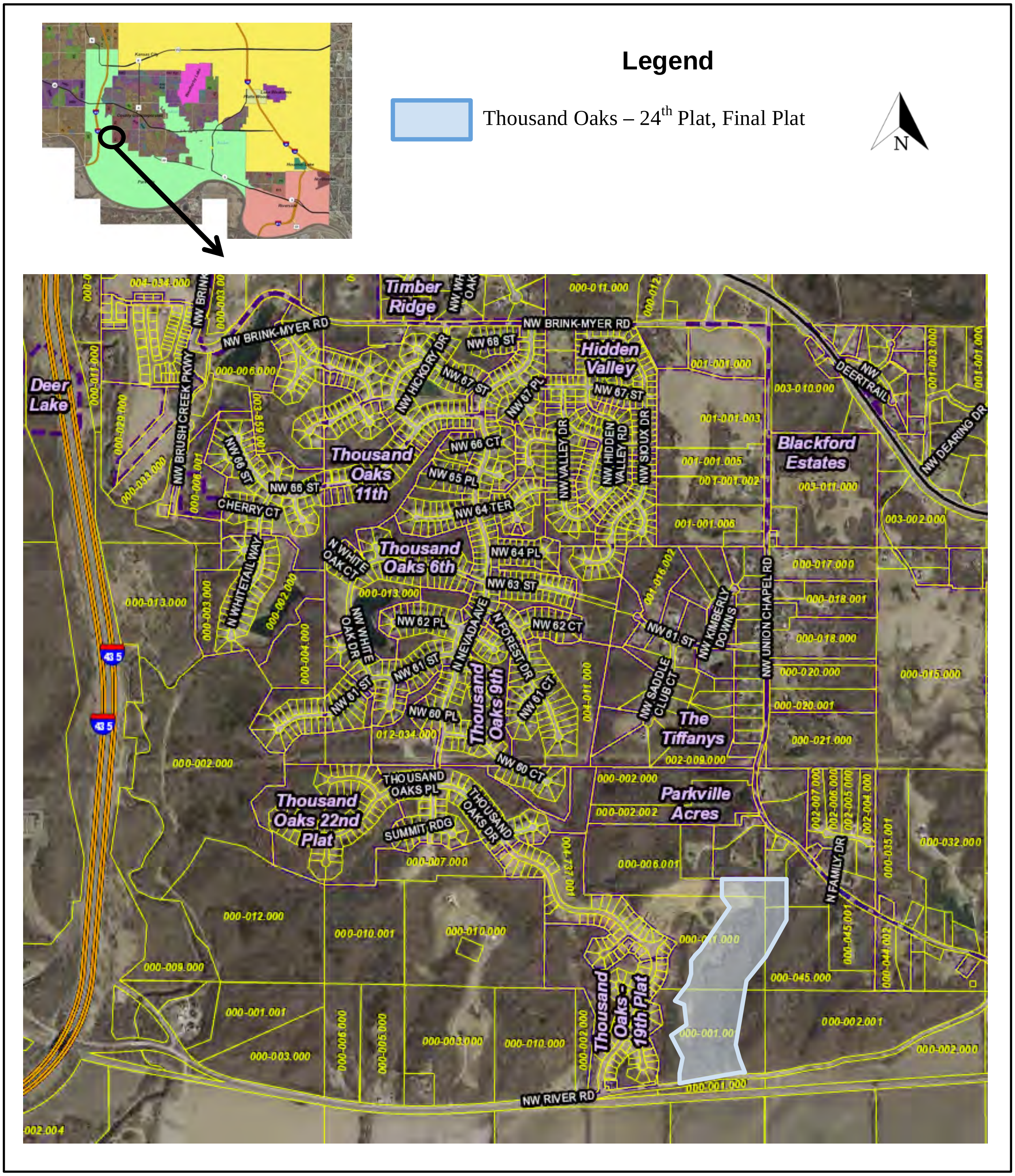
Planning Commission Action: ☐ Approved ☐ Approved with Conditions ☐ Denied Date of Action: ________

Conditions if any: ______________________

Board of Aldermen Action: ☐ Approved ☐ Approved with Conditions ☐ Denied Date of Action: ________

Conditions if any: ______________________

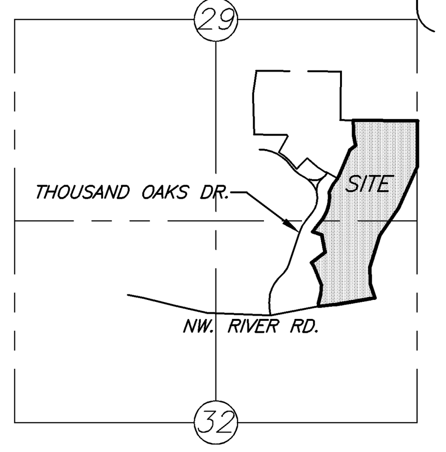
Subject Property Area Map



THOUSAND OAKS – 24TH PLAT

FINAL PLAT

A Major Subdivision in the City of Parkville and Platte County, Missouri



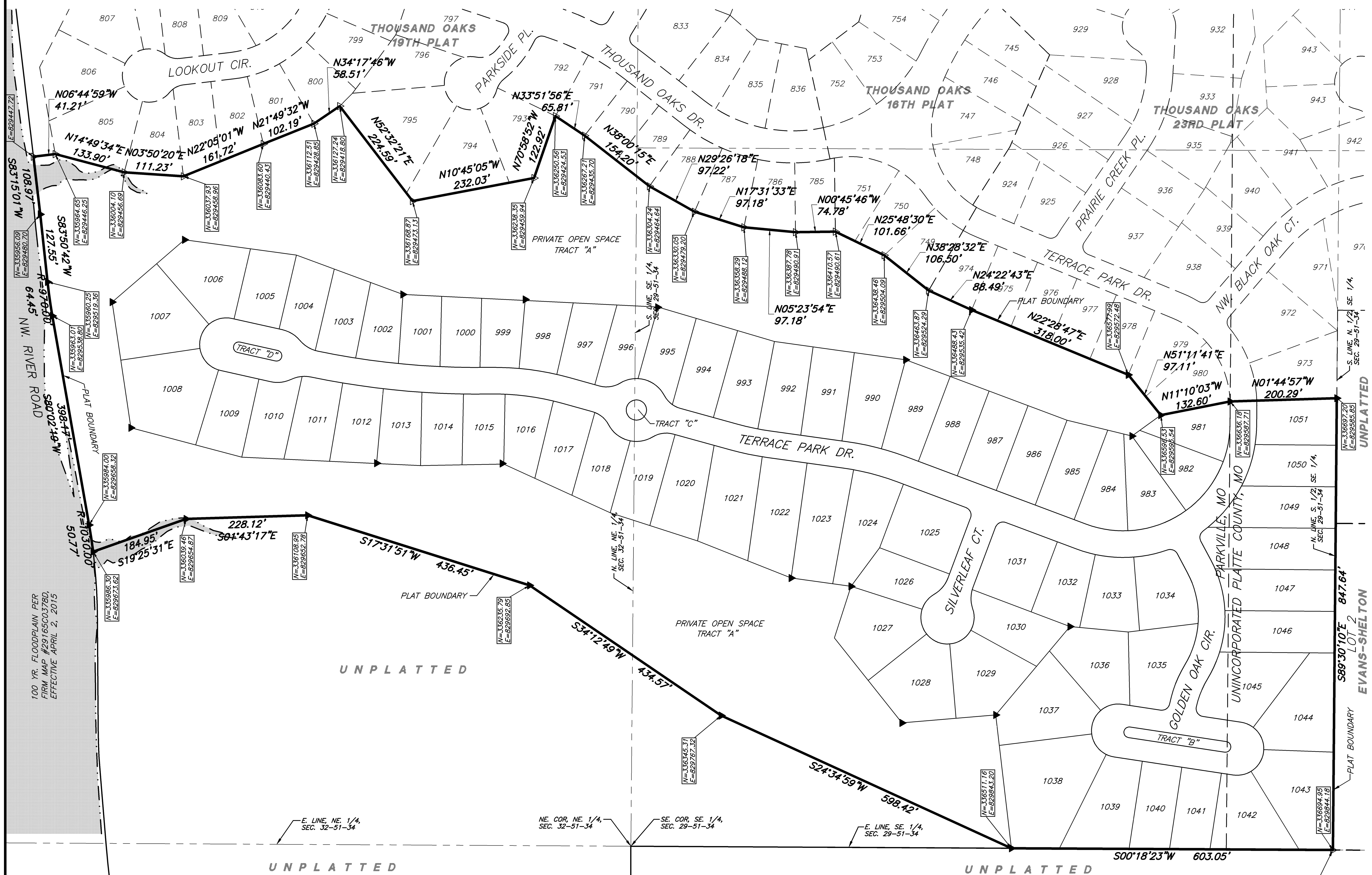
SEC. 29 & 32-51-34
Location Map

LEGEND:

R/W = Right of Way
R = Radius
I.T.B. = Initial Tangent Bearing
DA = Delta Angle
N.T.S. = Not to Scale
BK. = Book
PG. = Page
P.O.S. = Private Open Space

△ Denotes Existing Monument
▲ Denotes Permanent Monument

SCALE: 1"= 100'
100 50 0 100



DESCRIPTION:
All that part of the Southeast Quarter of Section 29 and the Northeast Quarter of Section 32, Township 51, Range 34 being partially in the City of Parkville, Platte County, Missouri and partially in Platte County, Missouri described as follows: Beginning at the Northeast corner of the South One Half of the Southeast Quarter of said Section 29; thence South 00 degrees 18 minutes 23 seconds West, along the East line of the Southeast Quarter of said Section 29, a distance of 603.05 feet; thence South 24 degrees 34 minutes 59 seconds West, a distance of 598.42 feet; thence South 34 degrees 12 minutes 49 seconds West, a distance of 434.57 feet; thence South 17 degrees 31 minutes 51 seconds West, a distance of 436.45 feet; thence South 01 degrees 43 minutes 17 seconds East, a distance of 228.12 feet; thence South 19 degrees 25 minutes 31 seconds East, a distance of 184.95 feet to a point on the Northerly right of way line of NW. River Road; thence Southwesterly along a curve to the left having an initial tangent bearing of South 82 degrees 51 minutes 45 seconds West and a radius of 1030.00 feet and an arc distance of 50.77 feet; thence continuing along said right of way line, South 80 degrees 02 minutes 19 seconds West, a distance of 398.17 feet; thence continuing Southwesterly along said right of way line, along a curve to the right being tangent to the last described course having a radius of 970.00 feet, an arc distance of 64.45 feet; thence continuing along said right of way line, South 83 degrees 50 minutes 42 seconds West, a distance of 127.55 feet; thence continuing along said right of way line, South 83 degrees 15 minutes 01 seconds West, a distance of 108.97 feet to the Southeast corner of THOUSAND OAKS 19TH PLAT, a subdivision of land in the City of Parkville, Platte County, Missouri; thence the following courses and distances along the Easterly line of said THOUSAND OAKS 19TH PLAT; thence North 06 degrees 44 minutes 59 seconds West, a distance of 41.21 feet; thence North 14 degrees 49 minutes 34 seconds East, a distance of 133.90 feet; thence North 03 degrees 50 minutes 20 seconds East, a distance of 111.23 feet; thence North 22 degrees 05 minutes 01 seconds West, a distance of 161.72 feet; thence North 21 degrees 49 minutes 32 seconds West, a distance of 102.19 feet; thence North 34 degrees 17 minutes 46 seconds West, a distance of 58.51 feet; thence North 52 degrees 32 minutes 21 seconds East, a distance of 224.59 feet; thence North 10 degrees 45 minutes 05 seconds West, a distance of 232.03 feet; thence North 70 degrees 58 minutes 52 seconds West, a distance of 122.92 feet; thence North 33 degrees 51 minutes 56 seconds East, a distance of 65.81 feet; thence North 38 degrees 00 minutes 15 seconds East, a distance of 154.20 feet; thence North 29 degrees 26 minutes 18 seconds East, a distance of 97.22 feet; thence North 17 degrees 31 minutes 33 seconds East, a distance of 97.18 feet; thence North 05 degrees 23 minutes 54 seconds East, a distance of 97.18 feet; thence North 00 degrees 45 minutes 46 seconds West, a distance of 74.78 feet to the Northeast corner of Lot 785 of said THOUSAND OAKS 19TH PLAT, said point also being the Southeast corner of Lot 751, THOUSAND OAKS 16TH PLAT, a subdivision of land in the City of Parkville, Platte County, Missouri; thence North 25 degrees 48 minutes 30 seconds East, along the Easterly line of said THOUSAND OAKS 16TH PLAT, a distance of 101.66 feet; thence continuing along said line, North 38 degrees 28 minutes 32 seconds East, a distance of 106.50 feet to the most Easterly corner of Lot 749 of said THOUSAND OAKS 16TH PLAT; thence North 24 degrees 22 minutes 43 seconds East, a distance of 88.49 feet; thence North 22 degrees 28 minutes 47 seconds East, a distance of 318.00 feet; thence North 51 degrees 11 minutes 41 seconds East, a distance of 97.11 feet; thence North 11 degrees 10 minutes 03 seconds West, a distance of 132.60 feet; thence North 01 degrees 44 minutes 57 seconds West, a distance of 200.29 feet to a point on the North line of the South One Half of the Southeast Quarter of said Section 29; thence South 89 degrees 30 minutes 10 seconds East, along said line, a distance of 847.64 feet to the Point of Beginning. Said tract of land contains 46.01 acres, more or less.

DEDICATION: The undersigned proprietors of the tract of land described hereon have caused the same to be subdivided in the manner as shown on the accompanying plat which subdivision shall hereafter be known as "THOUSAND OAKS 24TH PLAT".

STREETS: Streets and Right of Ways shown on this plat and not heretofore dedicated to public use are hereby so dedicated.

BUILDING LINES: Building lines or setback lines are hereby so established as shown on the accompanying plat and no building or portion thereof shall be built between this line and the street line. The portion of this plat within unincorporated Platte County is zoned PR (Planned Residential) and shall have a front setback of 20 feet as shown, a rear yard setback of 20 feet, a side yard setback of 6.5 feet and a 50 foot perimeter buffer along any non Thousand Oaks property. Variance case number BZA04-35 was approved on October 20, 2004, which allowed a reduction of the side-yard setbacks in an R-3 District from 10 feet to 6.5 feet for the Thousand Oaks Estates development with the condition that there would be a 10 foot side yard setback requirement for any property abutting non Thousand Oaks property.

EASEMENTS DEDICATION: An easement is hereby granted to Parkville, Missouri, and to the utility companies franchised to operate in Parkville, Missouri, for the purpose of locating, constructing, operating and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV and surface drainage including, but not limited to, underground pipes and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, under and along the strips of land designated "Utility Easement" or "U/E". Where other easements are designed for a particular purpose, the use thereof shall be limited to that purpose only. All the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction and proper, safe and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of Parkville, Missouri, and its franchised utilities from going upon said easement and as much of the adjoining lands as may be reasonably necessary in exercising the rights granted by the easements. No excavation or fill shall be made or operation of any kind or nature shall be performed which will reduce or increase the earth coverage over the utilities above stated or the appurtenances thereto without the written approval of the Director of Public Works, as to utility easements.

EASEMENTS DEDICATION: An easement is hereby granted to Platte County, Missouri, as trustee for the public of locating, constructing, operating, and maintaining facilities for water, gas, electricity, sewage, telephone, cable TV, and surface drainage, including but not limited to, underground pipes and conduits, pad mounted transformers, service pedestals, any or all of them upon, over, under, and along the strips of land designated as utility easements (U/E). Where others are designated for a particular purpose, the use thereof shall be limited to that purpose only. All the above easements shall be kept free from any and all obstructions which would interfere with the construction or reconstruction, proper, safe, and continuous maintenance of the aforesaid uses and specifically there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences) nor shall there be any obstruction to interfere with the agents and employees of Platte county, Missouri, and its franchised utilities from going upon said easement and as much of the adjoining lands as may be reasonably necessary in exercising the rights granted by the easement. No excavation or fill shall be made or operation of any kind or nature shall be performed which will reduce or increase the earth coverage over the utilities above stated or the appurtenances thereto without the written approval of the Platte County Planning and Zoning Director.

DRAINAGE EASEMENTS: An easement is hereby granted to Parkville, Missouri, for the purpose of locating, constructing, operating and maintaining facilities for stormwater drainage including, but not limited to, underground pipes and conduits, any or all of them upon, over, under and along the strips of land designated "Drainage Easement" or "D/E".

PERPETUAL DRAINAGE EASEMENT: Perpetual Drainage Easements indicated on the plat as "D/E" are hereby dedicated to Platte County Missouri such that the County may direct storm water and other surface waters and construct such improvements as County may deem necessary to direct and convey such storm water and other surface waters on, over, under and through the designated Perpetual Drainage Easement. County shall have the right at all times to go upon the Perpetual Drainage Easement to inspect, maintain, repair and improve on, under, over and through the easements in such manner as County deems necessary in County's sole discretion. The Property owners shall not use the Perpetual Drainage Easement in such manner as would interfere with the drainage of water in the easements, shall not build any structure or other obstruction which may interfere with the drainage of water in the easements, shall not perform any grading or other disturbance of the easements without the specific approval of County and shall not make any attempt to redirect the flow of water in the easements unless specifically approved by County. The maintenance of all storm sewer improvements (inlets, pipes, detention areas, etc.) outside of public right of way shall be the responsibility of the homeowner's assocation.

SEWER EASEMENTS: An easement or license is hereby granted to Platte County Regional Sewer District to locate, construct and maintain or authorize the location, construction and maintenance and use of sanitary sewer mains under and along the strips designated "Sewer Easement" or "S/E".

RESTRICTIONS: Covenants and restrictions have been filed simultaneously with this plat in Book__________ at Page_________.

PRIVATE OPEN SPACE: Tracts A, B C & D are reserved for Private Open space and is to be owned and maintained by the Homeowners Association.

IN TESTIMONY WHEREOF: FOREST PARK DEVELOPMENT COMPANY OF KANSAS CITY, LLC, a Missouri Limited Liability Company, has by the authority of its Members caused this instrument to be executed by its Member this ____ day of ______________, 20____.

FOREST PARK DEVELOPMENT COMPANY OF KANSAS CITY, LLC

____
David Barth, Member

STATE OF MISSOURI }
COUNTY OF } s.s.

Be it remembered that on this_________day of _______________, 20_____, before me the undersigned Notary Public in and for the County and State above mentioned, came David Barth, Member of FOREST PARK DEVELOPMENT COMPANYOF KANSAS CITY,LLC, a Missouri Limited Liability Company, who is personally known to me and duly sworn did say that he executed this instrument as the free act and deed of said FOREST PARK DEVELOPMENT COMPANY OF KANSAS CITY, LLC and was signed by its authority, in testimony whereof.

IN TESTIMONY WHEREOF: I have hereunto set my hand and affixed my notarial seal at my office in ______ County, Missouri, on the day and year last written.

My Commission Expires: ______________________

____
NOTARY PUBLIC

BOARD OF ALDERMEN
City of Parkville, Missouri: This is to Certify that this plat of THOUSAND OAKS 24TH PLAT, was duly submitted to and considered by and approved by the Board of Aldermen of Parkville, Missouri, by Ordinance No. __________________________ duly authenticated as passed this ______day of ________ ____________________, 20_____.

____
MAYOR: Nanette K. Johnston

____
CITY CLERK: Melissa McChesney

PLATTE COUNTY PLANNING COMMISSION

This plat of "THOUSAND OAKS 24TH PLAT" has been submitted to and considered by the Platte County Planning Commission and is hereby approved, this __________ day of ___________________, 20___.

____
Michael Sinkhorn, Chairman

____
Aaron Jung, Secretary

I hereby state that the plat of THOUSAND OAKS - 24TH PLAT subdivision is based on an actual survey made by me or under my direct supervision and that said survey meets or exceeds the current Missouri Minimum Standards for Property Boundary Surveys as established by the Missouri Department of Agriculture, Land Survey Division, and Missouri Standards for Property Boundary Surveys, established by the Missouri Board for Architects, Professional Engineers, Professional Land Surveyors and Landscape Architects. I further state that I have complied with all statutes, ordinances and regulations governing the practice of surveying and the platting of subdivisions to the best of my professional knowledge and belief.

DATE: ______________

____
SAM A. AYLETT, PLS-2074

NOTES:
1. Bearing System is based on the Missouri State Plane Coordinate System 1983 in accordance with the current Missouri Minimum Standards for property boundary surveys and the coordinates of the exterior corners are shown on the plat are in meters.
2. Parent tract is recorded at the Platte County Recorder of Deeds office in Book 1265, Page 484 & Book 908, Page 96.
3. This plat meets the accuracy requirements for an urban class of property.
4. Permanent reference monument and semi-permanent lot corners and curb chip at lot line projections will be placed upon completion of construction but in any event, within twelve months after the plat has been recorded.
5. This tract of land does not lie within a Regulatory Floodplain, per FIRM Map No. 29165C0378D dated April 2, 2015.

TRAVERSE TABLE

Location	Bearing	Distance (Grid Meters)	Northing	Easting
PL-28			338897.27	829848.79
PL-28 Sighting PL-28A	N 01°18'30" E			
PL-28 To Point of Beginning	S 00°07'12" W	2202.44	336694.95	829844.18

NOTE: State Plane coordinates are by G.P.S. The bearings and coordinates shown on this plat are based upon the Missouri State Plane Coordinate System (NAD83), using a grid factor of 0.9999041. All coordinates are in meters.

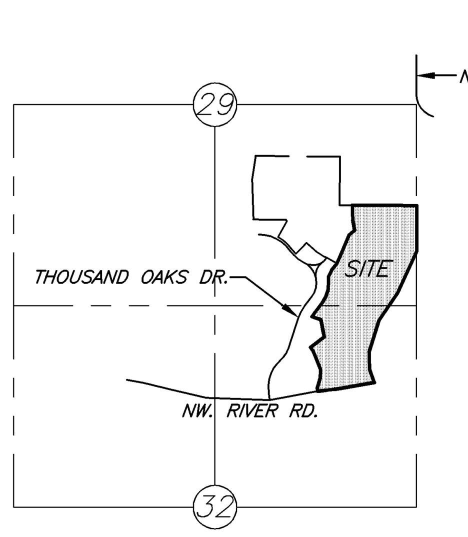
FINAL PLAT
THOUSAND OAKS – 24TH PLAT
PARKVILLE, PLATTE COUNTY, MISSOURI & PLATTE COUNTY, MISSOURI

AYLETT SURVEY & ENGINEERING COMPANY
LAND SURVEYING ~ CIVIL ENGINEERING ~ LAND PLANNING
201 NW. 72ND ST. ~ GLADSTONE, MO 64118
PH. (816) 436-0732 ~ FAX (816) 436-0767

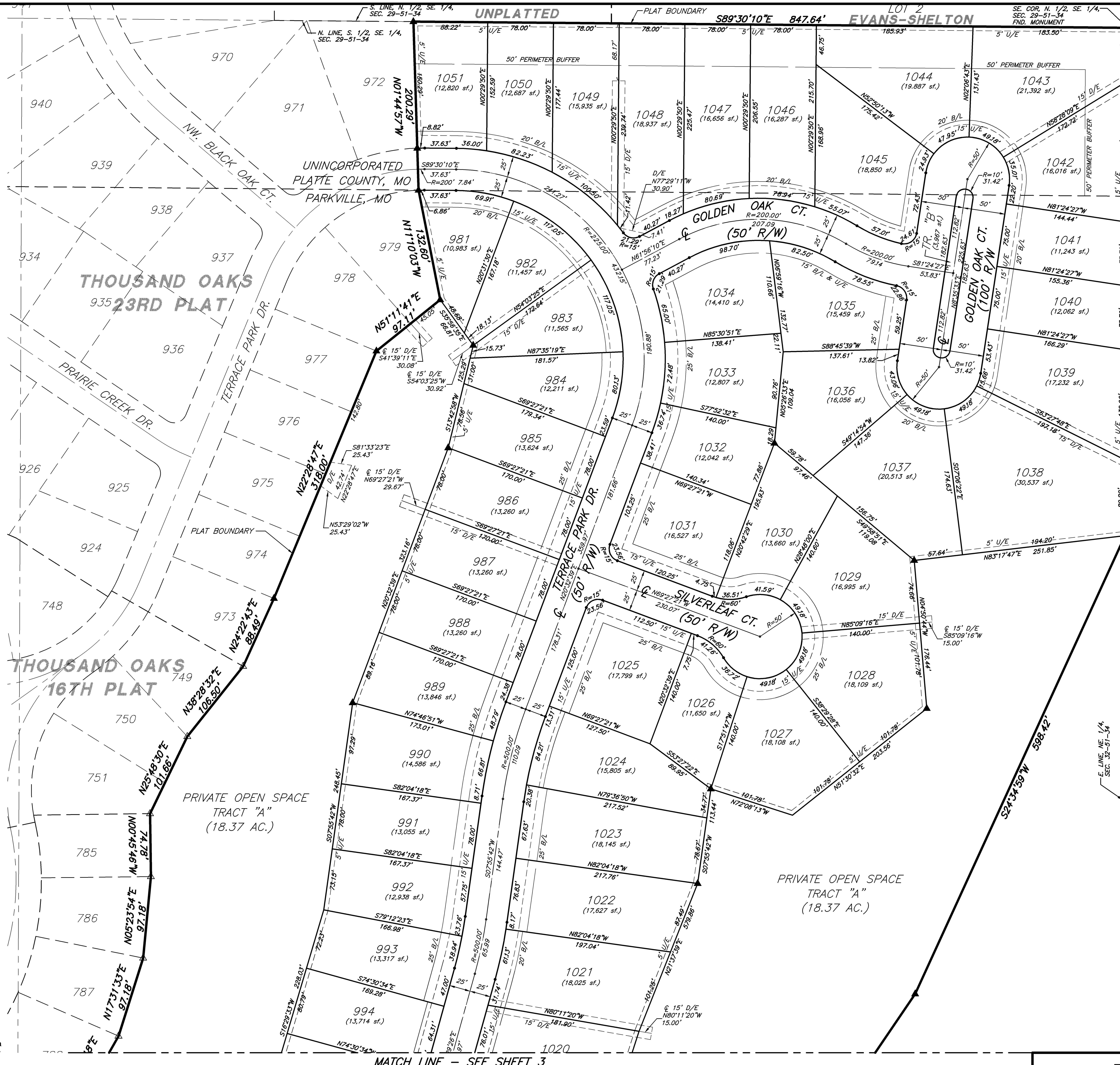
Developer:
FOREST PARK DEVELOPMENT OF KANSAS CITY, LLC
6014 N. HWY. 9
PARKVILLE, MO 64152

SHEET 1 OF 3

Drawn By: JKR	File Name: 52987FPA	SEC: 29 & 32-51-34	Date: OCTOBER 30, 2020	Job No: 52987



SEC. 29 & 32-51-34
Location Map



THOUSAND OAKS
24TH PLAT

FINAL PLAT
A Major Subdivision in the City of Parkville and Platte County, Missouri

LEGEND:

R/W = Right of Way
R = Radius
I.T.B. = Initial Tangent Bearing
DA = Delta Angle
N.T.S. = Not to Scale
BK. = Book
PG. = Page
P.O.S. = Private Open Space

△ Denotes Existing Monument
▲ Denotes Permanent Monument

I hereby state that the plat of THOUSAND OAKS - 24TH PLAT subdivision is based on an actual survey made by me or under my direct supervision and that said survey meets or exceeds the current Missouri Minimum Standards for Property Boundary Surveys as established by the Missouri Department of Agriculture, Land Survey Division, and Missouri Standards for Property Boundary Surveys, established by the Missouri Board for Architects, Professional Engineers, Professional Land Surveyors and Landscape Architects. I further state that I have complied with all statutes, ordinances and regulations governing the practice of surveying and the platting of subdivisions to the best of my professional knowledge and belief.

DATE: ______________

SAM A. AYLETT, PLS-2074

FINAL PLAT
THOUSAND OAKS - 24TH PLAT
PARKVILLE, PLATTE COUNTY, MISSOURI & PLATTE COUNTY, MISSOURI

AYLETT SURVEY & ENGINEERING COMPANY
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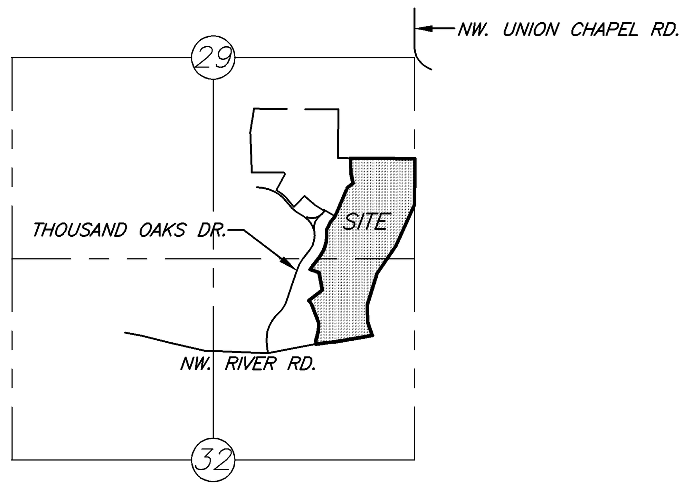
PARKVILLE, MO 64152

SHEET 2 OF 3

Drawn By: JKR	File Name: 52987FPB	SEC: 29 & 32-51-34	Date: NOVEMBER 2, 2020	Job No: 52987

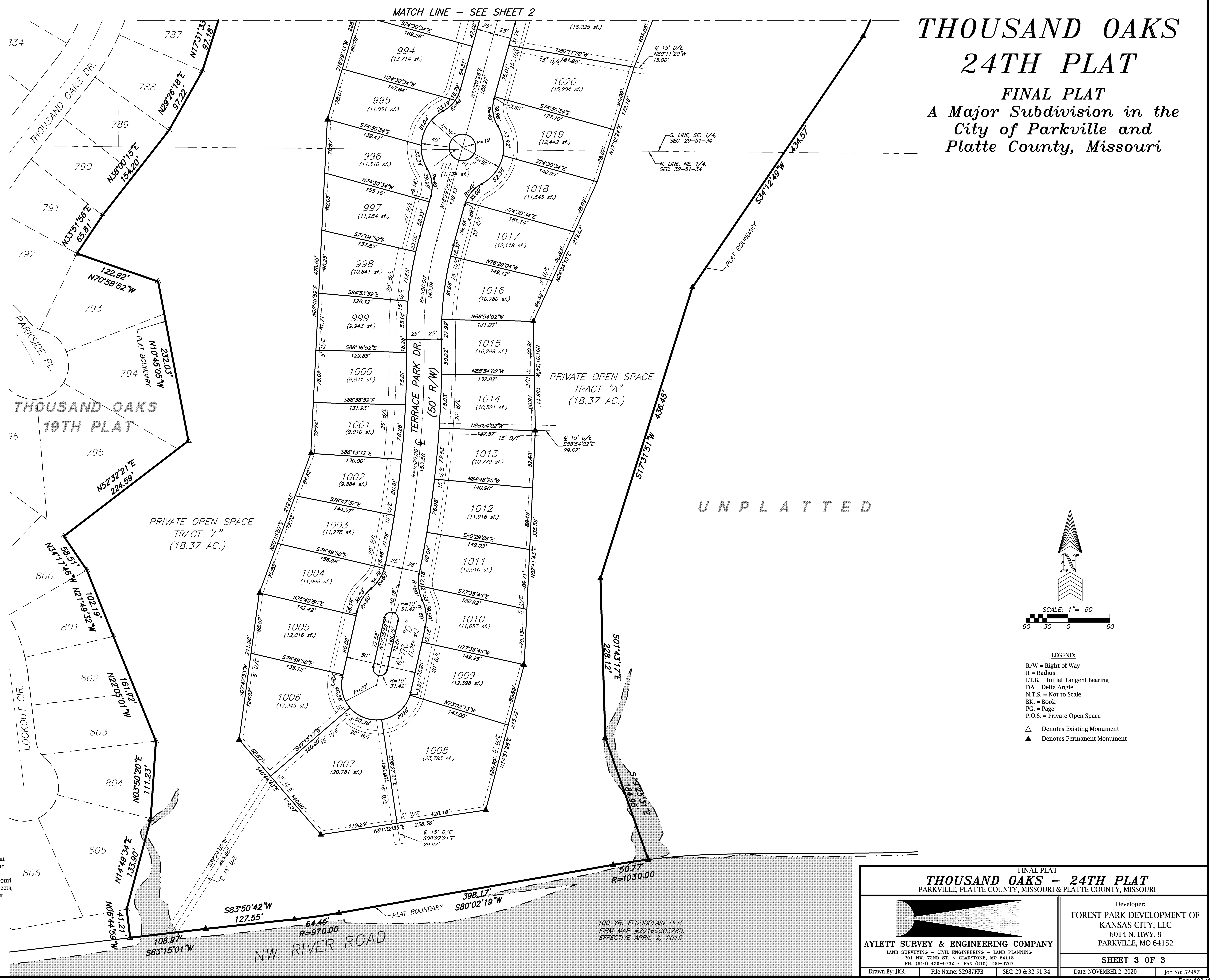


SEC. 29 & 32-51-34
Location Map

THOUSAND OAKS 24TH PLAT

FINAL PLAT

A Major Subdivision in the City of Parkville and Platte County, Missouri



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DATE: ____________ ____________

SAM A. AYLETT, PLS-2074

FINAL PLAT

THOUSAND OAKS - 24TH PLAT

PARKVILLE, PLATTE COUNTY, MISSOURI & PLATTE COUNTY, MISSOURI

AYLETT SURVEY & ENGINEERING COMPANY
LAND SURVEYING ~ CIVIL ENGINEERING ~ LAND PLANNING
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PARKVILLE, MO 64152

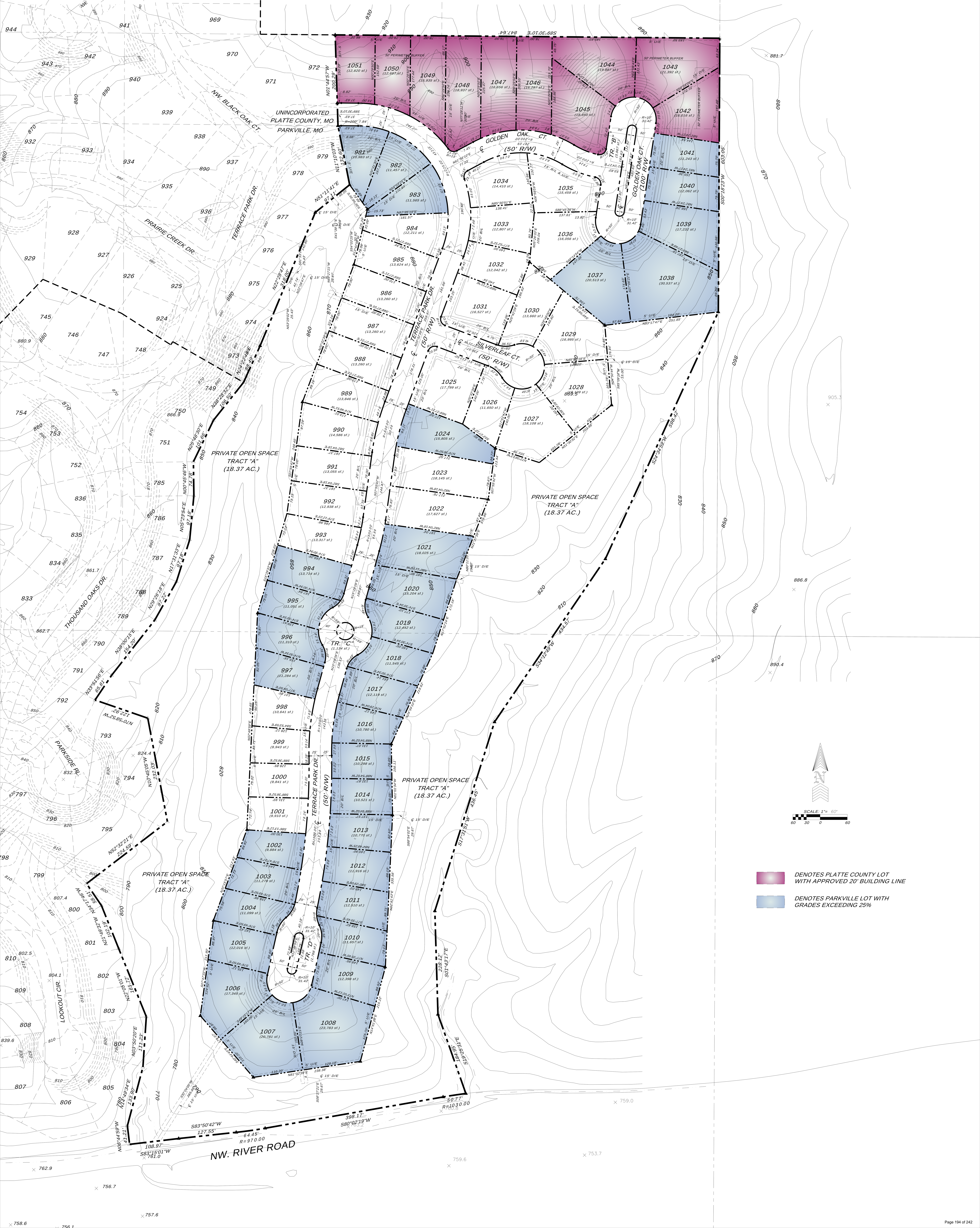
SHEET 3 OF 3

Drawn By: JKR	File Name: 52987FPB	SEC: 29 & 32-51-34	Date: NOVEMBER 2, 2020	Job No: 52987

THOUSAND OAKS - 24TH PLAT

FINAL PLAT

A Major Subdivision in the City of Parkville and Platte County, Missouri



CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Staff Analysis

Agenda Item: 4.A, 4.B and 4.C

Proposal: Application for Subdivision – Final Plat for Thousand Oaks – 23rd Plat, Final Plat, a subdivision (31.16 acres, more or less) consisting of 56 single-family residential lots and 1 tract of private open space, generally located to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo.

Application for Subdivision – Final Plat for Thousand Oaks – 24th Plat, Final Plat, a subdivision (46.01 acres, more or less) consisting of 71 single-family residential lots and 1 tract of private open space, generally located to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo.

Application for Subdivision Waiver to Section 404.030, Subsection D.5 for the Thousand Oaks – 23rd Plat, Final Plat; and the Thousand Oaks – 24th Plat, Final Plat, to allow 20 ft. front-yard setback building lines.

Staff Recommendation: Approval (subject to conditions)

Case No: PZ 2020-29, PZ 2020-45; PZ 2020-46

Applicant: David Barth

Owners: Forest Park Development Company LLC of Kansas City

Location: Generally to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo.

Zoning: Unknown Platte County zoning district
Parkville City “R-3” Single Family Residential

Parcel #s: All of Platte County parcel #20-9.0-29-000-000-006.001 (Unincorporated Platte County), #20-9.0-29-000-000-011.000, and #20-9.0-32-000-000-001.001

Exhibits:

A. This Staff Analysis
B. Applications
    1. Application for Subdivision – Final Plat (Case No. PZ 2020-29)
    2. Application for Subdivision – Final Plat (Case No. PZ 2020-45)
    3. Application for Subdivision Waiver (Case No. PZ 2020-46)
C. Subject Property Area Map
D. Plat Maps

1. Thousand Oaks – 23rd Plat, Final Plat, A Subdivision in the City of Parkville and Platte County, Missouri (prepared by Aylett Survey & Engineering Company; dated November 3, 2020)
2. Thousand Oaks – 24th Plat, Final Plat, A Subdivision in the City of Parkville and Platte County, Missouri (prepared by Aylett Survey & Engineering Company; dated November 2, 2020)
3. Thousand Oaks – 23rd Plat, Final Plat – additional information
4. Thousand Oaks – 24th Plat, Final Plat – additional information

E. Thousand Oaks Master Development (prepared by Aylett Survey & Engineering Company; no date)
F. City of Parkville staff review comments for the Thousand Oaks – 23rd Plat, Final Plat (dated August 7, 2020)
G. City of Parkville staff review comments for the Thousand Oaks – 24th Plat, Final Plat
H. Setback Illustrations
I. Memorandum – Update on Application for Subdivision Waiver (prepared by Stephen Lachky, Community Development Director; dated December 4, 2020)
J. Adopted minutes from the January 9, 2018 meeting of the Planning and Zoning Commission
K. Additional exhibits as may be presented at the public hearing

By Reference:

A. Parkville Municipal Code, Title IV – Development Code in its entirety (https://parkvillemo.gov/download/Ord2884.pdf)
   1. Section 403.020 Platting
   2. Chapter 404 Subdivision Regulations
   3. Section 405.010 Zoning Districts Established
   4. Section 405.020 Districts & Uses
   5. Section 405.030 Standards Applicable to All Districts
B. Parkville Master Plan (http://parkvillemo.gov/departments/community-development-department/master-plan/)
C. Stormwater Management Analysis Study
D. Case No. PZ 2004-33 – Thousand Oaks Estates – Preliminary Plat
E. Case No. PZ 2013-06 – Thousand Oaks 13B, Final Plat
F. Case No. PZ 2014-27 – Thousand Oaks Sixteenth Plat, Final Plat
G. Case No. PZ 2015-23 – Thousand Oaks – 19th Plat, Final Plat
H. Case No. PZ 2018-08 – Thousand Oaks – 22nd Plat, Final Plat
I. Case No. PZ 2018-04 – Thousand Oaks 16th, 19th and 22nd Plat, Subdivision Waiver
J. Case No. PZ 2019-08 – Thousand Oaks – 23rd and 24th Plat, Preliminary Plat

Overview

The Thousand Oaks master development runs from NW Brink-Myers Road to the north, connecting to NW River road to the south. Several phases have been developed in this area over the past two decades and the applicant is proposing two new phases connecting to the existing Thousand Oaks Sixteenth Plat subdivision via an extension of Terrace Park Dr. In order to achieve this, several platting-related development applications will need to be considered.

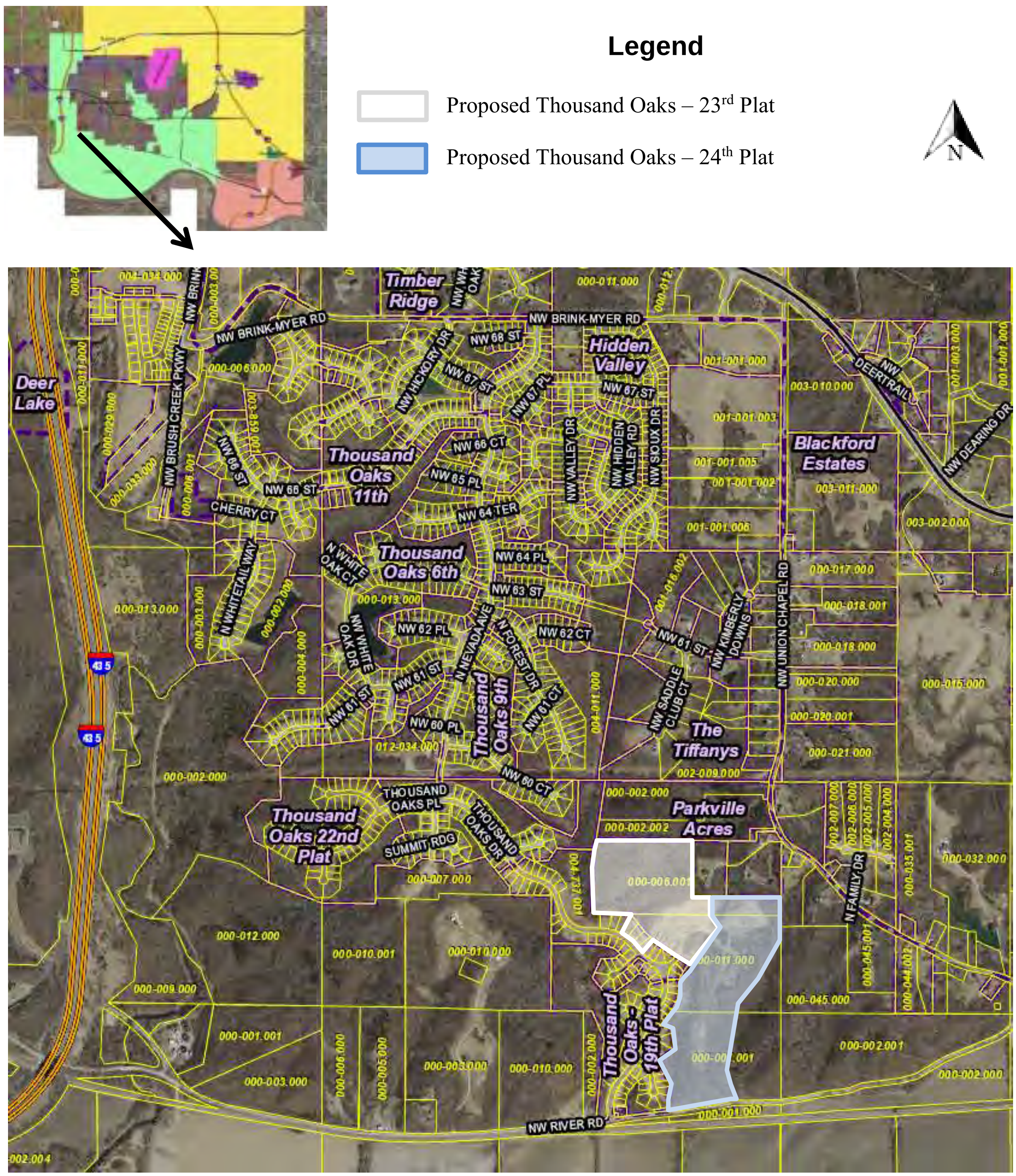


Exhibit C: Subject Property Area Map

The applications propose final plats for the Thousand Oaks – 23rd Plat (Case No. PZ 2020-29) and Thousand Oaks – 24th Plat (Case No. PZ 2020-45), subdivisions generally located to the east of the Thousand Oaks Sixteenth Plat subdivision in western Parkville, Mo.

- The Thousand Oaks – 23rd Plat (31.16 acres, more or less) proposes extending Terrace Park Dr. to the northeast from the previously approved Thousand Oaks Sixteenth Plat, and consists of 56 single-family residential lots and 1 tract of private open space.

- The Thousand Oaks – 24th Plat (46.01 acres, more or less) proposes extending Terrace Park Dr. to the south from the Thousand Oaks – 23rd Plat, and consists of 71 single-family residential lots and 1 tract of private open space.

The applicant has also requested a subdivision waiver to Section 404.030, Subsection D.5 to allow for 20 ft. front-yard setback building lines for the Thousand Oaks – 23rd Plat, Final Plat and Thousand Oaks – 24th Plat, Final Plat. The subject property area includes Platte County parcel #20-9.0-29-000-000-006.001 (Unincorporated Platte County), #20-9.0-29-000-000-011.000 (City of Parkville; zoned “R-3” Single-Family Residential), and #20-9.0-32-000-000-001.001 (City of Parkville; zoned “R-3” Single-Family Residential).

Review and Analysis

Plat applications are required to establish or alter the legal boundaries of property, and to account for public facilities, infrastructure, development patterns, public realm design or other long-range growth and development considerations prior to potential fracturing of ownership. Preliminary plats are larger division of land that enable new ownership and development patterns; or which impact public facilities or land, and are proposed in a preliminary or conceptual format to prepare for detailed engineering and design facilities.

Parkville Municipal Code, Section 403.020, Subsection D. provides criteria for how the Planning and Zoning Commission shall determine if a preliminary plat is appropriate. While the Application for Subdivision – Preliminary Plat for the Thousand Oaks – 23rd and 24th Plats (Case No. PZ 2019-08) was unanimously approved by the Planning and Zoning Commission at their November 10, 2020 regular meeting, staff is including the findings and conclusions below as they provide important information for the consideration of the final plat applications (Case No. PZ 2020-29 and Case No. PZ 2020-45):

1. **The application is in accordance with the Master Plan and in particular the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments that reflect the principles and concepts of the plan.**

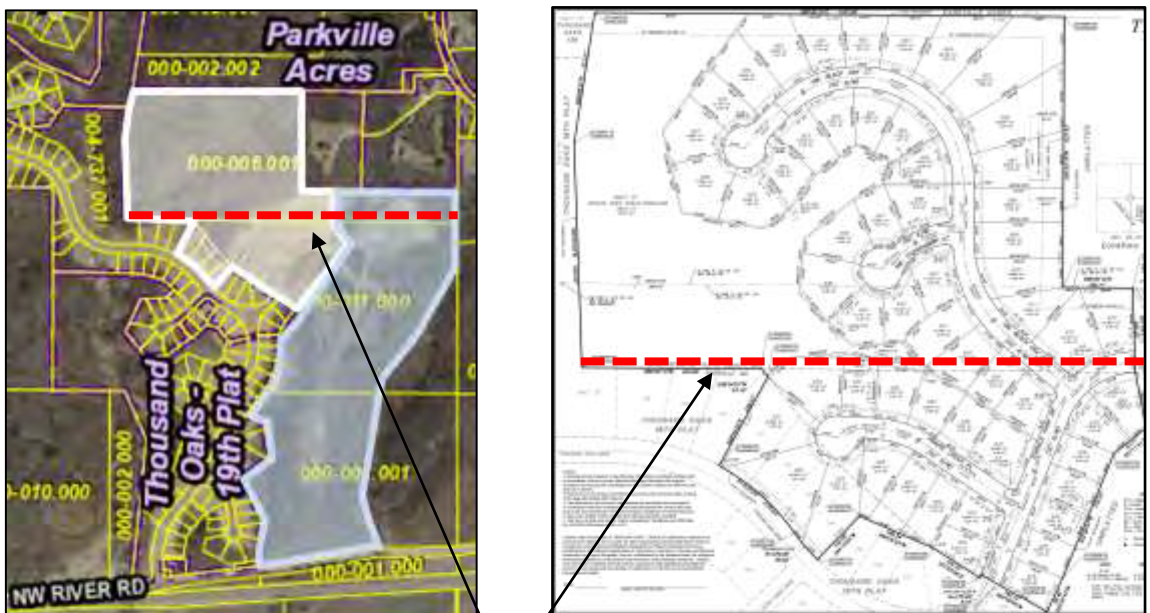
   Future Land Use Map
   The preliminary plat proposes 127 lots for detached, single-family homes, which is in accordance with the *Parkville Master Plan's* projection of Residential Neighborhood future land use. The preliminary plat contains circulation and streets connecting to each lot; and the blocks and lots are positioned in a continuous manner with previous single-family homes in adjacent, connecting phases of the Thousand Oaks master development in which the lots reside upon ridges and land to the rear of them is preserved as private open space.

Park, Civic and Open Spaces

In terms of park, civic and open spaces, the subject area resembles the "Suburban" planning context (i.e., areas removed from walkable centers, commercial corridors or large scale projects arranged around a campus). Section 404.020 prefers Park, Trail/Greenway, or Green open space typologies for this planning context; and the *Parkville Master Plan* recommends, "Preserving major natural features in a neighborhood (streams, slopes, wetlands, floodplains and natural habitats) as open space and link those resources to public trails and pathways." The preliminary plat accomplishes this by proposing large tracts of private open space in vegetated areas —to be owned and maintained by the Thousand Oaks Homeowners Association — which are reserved for future trail connections from other subdivision throughout the Thousand Oaks master development.

Trails through the Thousand Oaks master development's private open spaces connecting the 1st, 3rd, 8th and 14th subdivisions

Physical Patterns and Arrangement of Streets, Blocks and Lots
As noted in staff's review comments (see Exhibits F and G) the preliminary plat bisects the City of Parkville's municipal limit boundary over into unincorporated Platte County, Mo. While this is uncommon for subdivision plats within the City of Parkville, subdivision plats within Unincorporated Plate County — including Thousand Oaks, Highland Meadows, Highland Oaks, Parkdale Woods, and Misty Woods — do have lots that reside within both city and unincorporated county boundaries. However, it should be noted that staff was only able to find instances of lots bisecting city/county boundaries, and was unable to find similar instances where a public roadway meandered in and out of city/county boundaries, dead-ended in a different jurisdictions, or bisected the roadway at odd angles and not at definitive street ends or intersections.



City of Parkville / Unincorporated Platte County, Mo. jurisdictional boundary

Per conversations with the City's legal counsel and Platte County's Planning and Zoning Department, property parcels can bisect over jurisdictional boundaries. For voting purposes, the jurisdiction (i.e., City or County) for a residential property that resides within two jurisdictions is determined wherever the master bedroom lies on the property. The same goes for issuing and building permit and determining the official property address for the property. For such situations, the Platte County's Assessor's Office assesses land and improvements based on the percentage of area within each jurisdiction. For example, the property tax receipt for a parcel with 80% of its square footage in city limits vs. 20% in county limits will be reflective of these percentages.

In review of the City's *Title IV – Development Code*, specifically Chapter 404. Subdivision Regulations, the City's legal counsel found no platting requirements, standards or restrictions that could prevent lots within a subdivision plat from residing over two jurisdictional boundaries, even though such action is generally not considered to be a best planning practice for developing new neighborhoods. Williams & Campo, P.C., the City's legal counsel, suggested the Planning and Zoning Commission consider a text amendment to the *Title IV – Development Code* at a future meeting to revise our subdivision regulation to include provisions requiring the entirety of a subdivision plat to be within the City's municipal limits. Although the City does not have legal authority to subdivide and plat property outside of our municipal boundaries, it should be noted that the Platte County Planning and Zoning Commission considered the Thousand Oaks – 23rd Plat, Final Plat at their September 8, 2020 regular meeting and unanimously recommended approval.

Public Realm Investments
As noted in staff's review comments (see Exhibits F and G) does not comply with Section 403.020, Subsection D.1 review criteria a. and e.:

a. *The application is in accordance with the Master Plan and in particular the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments that reflect the principles and concepts of the plan.*
e. *The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Master Plan.*

In the past, the City of Parkville has had issues with providing basic City services (e.g., police, public safety, parks and recreation, streets, stormwater management, building safety, planning and zoning, and code enforcement) to pockets of the Thousand Oaks Master Development in our municipal limits, where access is only available through portions of unincorporated Platte County. We anticipate the same issue will result for unincorporated Platte County based on the proposed layout of the preliminary plat for Thousand Oaks – 23rd & 24th Plats. In addition, the City of Parkville has issues with residents living along the city-county boundary being confused and not knowing which jurisdiction they reside within, due to the street network and subdivision pockets of the Thousand Oaks Master Development.

Chapter Eight: Planning Beyond Our Boundaries of the City's adopted *Parkville Master Plan* recommends involving close coordination and collaboration with multiple area jurisdictions for Priority Annexation Areas identified on the Annexation Priority Areas Map of the *Parkville Master Plan*, which the preliminary plat for Thousand Oaks – 23rd & 24th Plats resides within. Moreover, Unincorporated Platte County's previous Land Use Plan (adopted October 2002) recognizes municipalities' need to logically grow and calls for appropriate considerations by the County and coordination with the nearby jurisdictions. The plan also includes the principles of discouraging County land use policies that will keep local cities from annexing adjacent lands to their municipal boundaries, as well as exploring partnerships and joint policies with area cities to allow for the orderly annexation of suitable land into local communities.

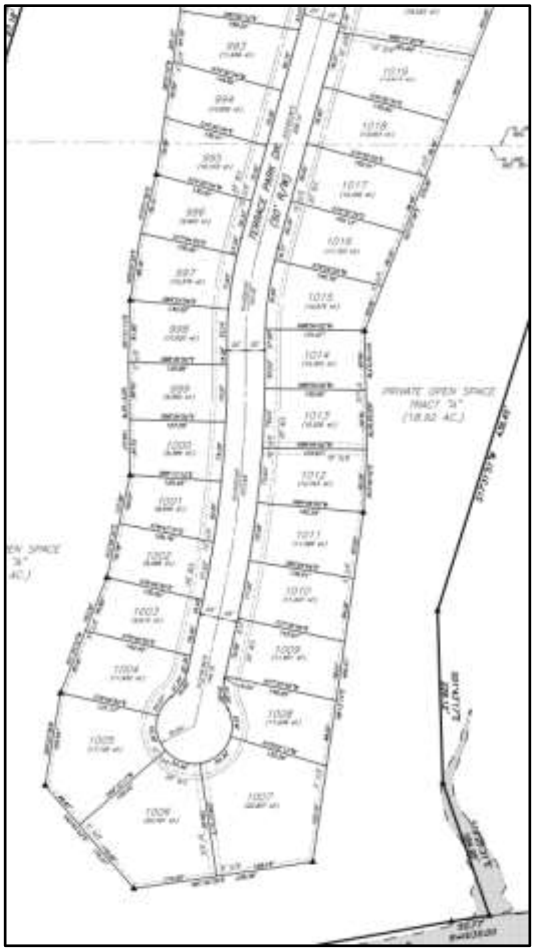
City staff held a conference call with Platte County's Planning and Zoning Department on October 2, 2020 to discuss some of the issues noted above, collaborate and explore partnerships and joint policies for the subject property area. The City and County use the same MSAG 911 addressing guidelines, so there shouldn't be any discrepancies between property addresses throughout the preliminary plat. However, because the County isn't responsible for maintaining the public roadway network within the unincorporated area, the City will have to coordinate with the Parkville Special Roads District to come up with an agreement or plan for roadway maintenance, snow removal, etc. City staff has major concerns about this because the roadway network isn't bisected by the city/county boundary at logical points, roadway breaks or intersections. Additionally, staff is worried that staff turnover in the future — from either the City or

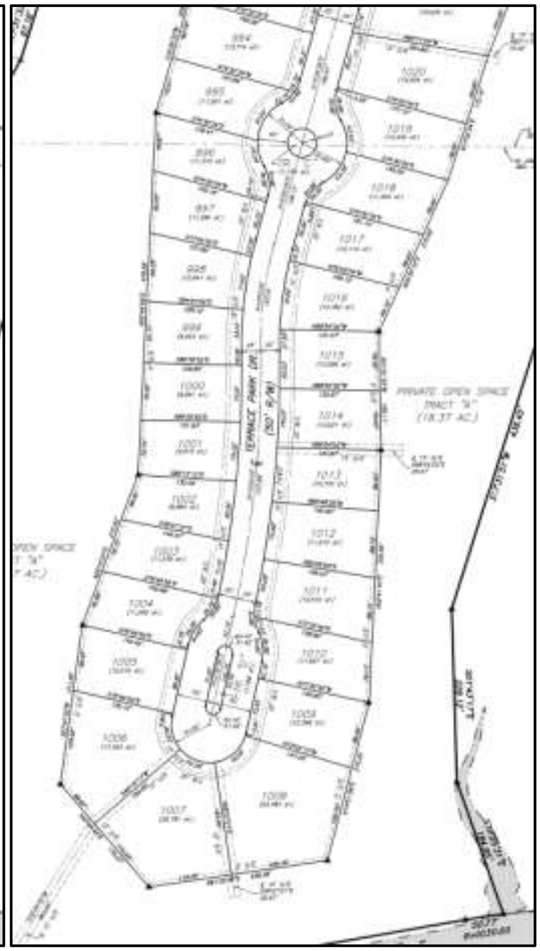
Parkville Special Roads District — will result in confusion as to who is supposed to maintain what areas of the subdivisions and sections of roadway.

A solution to staff's concerns is voluntary annexation of all subject property area within the preliminary plat for Thousand Oaks – 23rd & 24th Plats. Such action would alleviate all of the issues noted above and be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*. During a review meeting with staff on October 20, 2020, the applicant stated he is open to the idea. Staff is willing to guide the applicant through the City's voluntary annexation process. As a result, a condition of approval will be for the applicant to submit a Voluntary Annexation Petition for Platte County property parcel #20-9.0-29-000-000-006.001 (26.98 acres, more or less), which resides within the Thousand Oaks – 23rd & 24th Plats.

2. **Compliance with the requirements of the Development Code, and in particular the blocks and lots proposed are capable of meeting all development and site design standards under the existing or proposed zoning.**
The preliminary plat meets the requirements of the Development Code for blocks and lot standards (i.e., height, area and bulk standards). Block sizes for the planning context of a "Suburban" area (i.e., areas removed from walkable centers, commercial corridors or large scale projects arranged around a campus) are generally between 500 ft.-1,000 ft., with maximum cul-de-sac lengths of 500 ft. However, per Section 404.010 Street Networks and Design, Subsection C.3, exceptions to the standards are allowed for blocks or parcels abutting or containing important natural features, topographical constraints or otherwise creating parts of Open and Civic Space System. As shown by the topography on Exhibit D.4, the elevation of Terrace Park Dr. to the valleys within the private open space tracts ranges from 50 ft. to 80 ft. depending on the location. Moreover, a creek runs along the eastern side of Terrace Park Dr., which the developer would like to keep undisturbed.

Despite this exception, staff had concerns about the 1,470 ft. length of Terrace Park Dr. that originally ended in a cul-de-sac (see Exhibit G). As a result, the developer made modifications to the Thousand Oaks – 24th Plat to incorporate a roundabout to 1) split up the block length along Terrace Park Dr.; and 2) serve as a traffic calming measure to prevent speeding along Terrace Park Dr. Southern Platte Fire Protection District (SPFPD) also had concerns that the Thousand Oaks – 24th Plat only had one approved fire apparatus access road serving the subdivision (see Exhibit G). As a result, the applicant reached out to Dean Cull, SPFPD Fire Marshall, to coordinate the installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to meet the requirements of the 2018 International Fire Code.





Original layout of Terrace Park Dr.	Revised layout of Terrace Park Dr.

The subject property area is zoned “R-3” Single-Family Residential, and the district’s standards have minimum area (7,500 sq. ft.), width (75 ft.), and depth (100 ft.) requirements. While the preliminary plat meets all of these standards, it should be noted that in staff’s review comments, a 50 ft. perimeter buffer and septic sewer easement will affect the buildable area for certain lots within the Thousand Oaks – 23rd Plat (see Exhibit F). The applicant has surveyed and walked each of the lots in question and stated the buffer and easement should not pose any problems for builders.

All easements, setbacks and dedications are shown and properly labeled on the final plat drawings, including front, side and rear setback building requirements. It should also be noted that the applicant has requested a subdivision waiver to Section 404.030, Subsection D.5 to allow for 20 ft. front-yard setback building lines for the Thousand Oaks – 23rd and 24th Plats (Case No. PZ 2020-46).

3. **Any phasing proposed in the application is clearly indicated and demonstrates a logical and coordinated approach to development, including coordination with existing and potential development on adjacent property.**
   The preliminary plat for Thousand Oaks – 23rd & 24th Plats is a new phase of the larger Thousand Oaks master development, and connects to the Thousand Oaks Sixteenth

Plat (immediately adjacent to the west) via an extension of Terrace Park Dr. The 23rd and 24th Plats have been identified as a future phase of the Thousand Oaks master development (see Exhibit E) and proposes a logical extension of streets, sanitary sewer and water connections from Thousand Oaks Sixteenth Plat.

4. **Any impacts identified by specific studies or technical reports, including a preliminary review of storm water, are mitigated with generally accepted and sound planning, engineering, and urban design solutions that reflect long-term solutions and sound fiscal investments.**
Per Development Code requirements, a stormwater management analysis study has been submitted to the Public Works Department for the Thousand Oaks – 23rd and 24th plats, detailing regional detention part of the Thousand Oaks master development and containing stormwater treatment and caluclations (see Exhibit C by Reference). A condition of approval will be Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP). All proposed and required improvements will need to meet the City's storm drainage standards per Section 404.040, as well as stormwater management best practices per Section 407.050.

   Additionally, the Public Works Department has indicated there are two stormwater drainage culvert crossings along the section of Thousand Oaks – 24th Plat adjacent to NW River Road that are significantly undersized. Because stormwater drainage from the proposed 23rd and 24th plats will drain to both of the areas containing the culverts, the existing culverts will need to be evaluated and upgraded (if deemed necessary by our Public Works Department) to handle a 10-year storm event; this will also be a condition of approval.

5. **The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Master Plan.**
This application does not deter any existing or future development on the adjacent properties from meeting the goals and policies of the *Parkville Master Plan*, provided careful and appropriate consideration be given for the orderly annexation of suitable land, as noted in review criteria #1 above. To the west and northwest are previously-platted and developed phases of the Thousand Oaks master development, consistent with the proposed zoning and development of the Thousand Oaks – 23rd and 24th Plats. To the northwest immediately resides the Thousand Oaks Sixteenth Plat and to the immediate west is the Thousand Oaks – 19th Plat. To the north is undeveloped land owned by private landowners, to the east is undeveloped land owned by Forest Park Development Company LLC of Kansas City, as well as large lot estates consistent with the Residential Neighborhood land use projection. And to the south is NW River Road and agricultural farmland within the 100-year floodplain of the Missouri River.

6. **The design does not impede the construction of anticipated or planned future public infrastructure within the area.**
The design and layout of the preliminary plat for Thousand Oaks – 23rd and 24th Plats does not impede the construction of anticipated or planned future public infrastructure in the general area. Streets, sanitary sewer and water lines will be extended from the existing Thousand Oaks Sixteenth Plat subdivision to the immediate west.

7. **The recommendations of professional staff, or any other public entity asked to officially review the plat.**

When reviewing development applications (including platting applications), City staff includes Dean Cull, Fire Marshall with SPFPD in our staff review meetings. As detailed in Exhibits F and G and review criteria #2 above, the preliminary plat was reviewed by the SPFPD. SPFPD requested the location of fire hydrants be provided for their review, the location of a specific fire hydrant in the Thousand Oaks – 24th Plat be relocated, and compliance with the 2018 International Fire Code be made through one of five options, including installing automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD.

Parkville Municipal Code, Section 403.020, Subsection E. provides criteria for how the Planning and Zoning Commission shall determine if a final plat is appropriate. The following are staff's findings and conclusions for the final plat applications (Case No. PZ 2020-29 and Case No. PZ 2020-45).

1. **The layout and design of the final plat is substantially consistent with the approved preliminary plat considering the number of lots or parcels; the block layout, street designs and access; the open space systems and civic design elements; the infrastructure systems; or other elements of coordinated developments.**
   The layout and design of the final plat does not deviate any from the approved preliminary plat (Case No. PZ 2019-08) with regard to block layout, street designs and access, the open space systems and civic design elements, the infrastructure, or other elements of coordinated developments. The only changes from the preliminary plat are modifications made per staff and SPFPD's concerns about Terrace Park Dr. (see Exhibits F and G, and preliminary plat review criteria #2 above), and the roadway name "Lindsey Lane" being renamed to "Terrace Park Dr." All of these modifications are consistent with the proposed preliminary plat.

2. **The construction plans for any utilities, infrastructure or public facilities meet all technical specifications.**
   Staff has reviewed the specifications of the proposed streets — including roadway slopes and widths per American Public Works Association (APWA) standards and best practices — and easements on the final plat and determined they meet the City's standards (see Exhibits F and G). Per Development Code requirements, a stormwater management analysis study has been submitted to the Public Works Department for the Thousand Oaks – 23rd and 24th plats, detailing regional detention part of the Thousand Oaks master development and containing stormwater treatment and calculations (see Exhibit C by Reference). A condition of approval will be Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP). All proposed and required improvements will need to meet the City's storm drainage standards per Section 404.040, as well as stormwater management best practices per Section 407.050.

   Additionally, the Public Works Department has indicated there are two stormwater drainage culvert crossings along the section of Thousand Oaks – 24th Plat adjacent to NW River Road that are significantly undersized. Because stormwater drainage from the proposed 23rd and 24th plats will drain to both of the areas containing the culverts, the existing culverts will need to be evaluated and upgraded (if deemed necessary by our Public Works Department) to handle a 10-year storm event; this will also be a condition of approval.

3. **The phasing and timing of public improvements ensures construction and performance guarantees.**
   The Public Works Department has approved at-risk land disturbance & grading permits for the Thousand Oaks – 23rd Plat and Thousand Oaks – 24th Plat. Per Parkville Municipal Code, Section 404.040, Subsection H., before acceptance by the City of streets or sewers, the owner shall post a maintenance bond, cash or irrevocable letter of credit satisfactory to the Board of Aldermen and in accordance with City policies and Public Works procedures. The purpose of this requirement is to guarantee against defects in construction for a period of two years. The City's Public Works Construction Inspector will work closely with the developer to ensure public improvements are constructed in accordance with the approved plans and Section 404.040.

4. **Any deviation in the final plat from the preliminary plat brings the application in further compliance with the Master Plan and the purposes and intent of this code.**
   The final plat application does not deviate any from the approved preliminary plat (Case No. PZ 2019-08), aside from the exceptions noted in final plat review criteria #1 above. Per staff's review of the application for subdivision – preliminary plat against the requirements of Section 403.020, Subsection D, it was determined the application:

   - Is in accordance with the *Parkville Master Plan*'s projection of Residential Neighborhood future land use, purposes and intent of the Development Code.
   - Accomplishes the Park, Trail/Greenway, or Green open space typologies for the "Suburban" planning context of Section 404.020; as well as recommendations from the *Parkville Master Plan* for preserving major natural features in a neighborhood (streams, slopes, wetlands, floodplains and natural habitat) as open space and link those resources to public trails and pathways.
   - Can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*, provided all subject property area within the Thousand Oaks – 23rd & 24th Plats are voluntarily annexed within City of Parkville municipal limits.

5. **The recommendations of professional staff, or any other public entity asked to officially review the plat.**
   Staff consulted with Dean Cull, Fire Marshall with SPFPD during review of the preliminary and final plat applications. It was determined the width of the streets (measured front-of-curb to front-of-curb) and radius of the cul-de-sacs were wide enough to support turning movements for their standard Pierce Fire Truck (duel axle; 110 ft. ladder). Additionally, SPFPD stated that the median islands within the cul-de-sacs on Golden Oak Ct. and Terrace Park Dr. should not pose any issues with emergency vehicle maneuverability. Staff also reached out to Dan Koch, Executive Director of the Platte County Regional Sewer District (PCRSD) to see if he had any concerns regarding the reduced front-yard setbacks to 20 ft. Dan Koch stated he had not yet received the sanitary sewer plans, but would let staff know if he had any issues or comments.

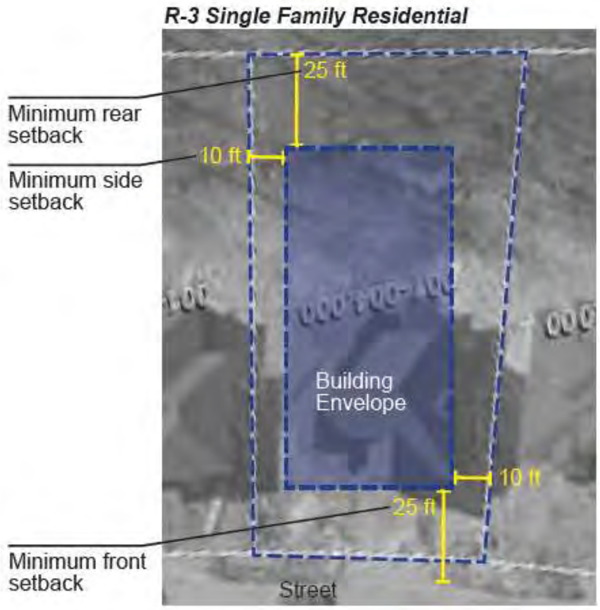
Parkville Municipal Code, Section 403.020, Subsection F. provides the Planning and Zoning Commission the ability to waive certain subdivision requirements of the Development Code contained within Chapter 404. Subdivision Regulations, through the preliminary or final plat process, provided it finds the following:

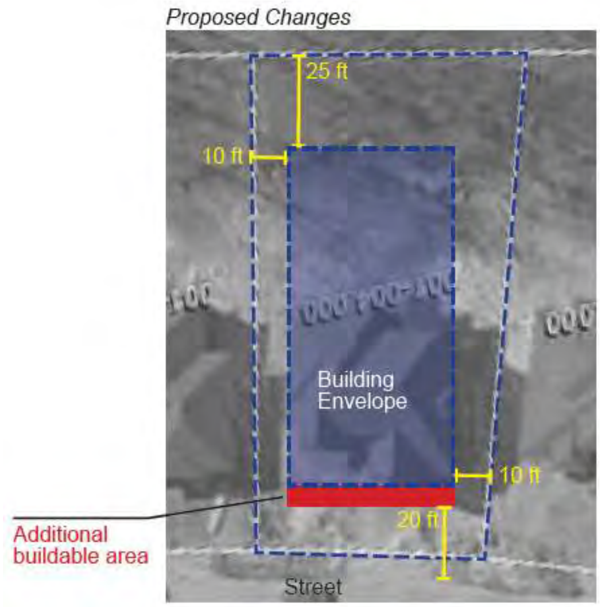
1. **Applying the standard to the specific site and application will not meet the intent of the standard.**
2. **Rather than meeting the standard, the applicants proposed design and any additional designs proposed to mitigate not meeting the standard, will equally or better meet the intent of the standard.**
3. **Meeting the standard is not necessary to meet any of the public goals associated with the standard when considering the application in a broader and long-range context.**
4. **Waiver of the standard will not be detrimental to any adjacent property owners or any future development opportunities on adjacent property.**

The applicant has requested a subdivision waiver to Section 404.030, Subsection D.5 to allow for 20 ft. front-yard setback building lines for the Thousand Oaks – 23rd and 24th Plats (Case No. PZ 2020-46). While rolling terrain and bluffs are common throughout Parkville's city limits, the applicant has noted sever topographical conditions and significant elevations along the proposed extension of Terrace Park Dr. As shown by the topography on the preliminary plat, the elevation of Terrace Park Dr. to the valleys within the private open space tracts ranges from 50 ft. to 80 ft. depending on the location (see Exhibit D.4).

The applicant has noted there are challenges to safely develop single-family residences in this area of Parkville based on the unique topographical conditions of the subject property area within the southern portion of the Thousand Oaks master development, according to the building line setback requirements of the applicable "R-3" Single-Family Residential Zoning District. A subdivision waiver allowing the reduction in front-yard setbacks from 25 ft. to 20 ft. would allow future property owners and builders flexibility to orient and position homes in a safer manner on each lot, away from the substantial elevation drop-offs in the rear yard of properties. In addition, the subdivision wavier would save future property owners and builders from additional grading and retaining walls to stabilize the land and in some cases would preserve a greater area of the back yard of lots for trees and open space.

Zoning District	Front Setback	Side Setback	Rear Setback
R-1 Single-Family Residential	40 ft.	10 ft.	50 ft.
R-2 Single-Family Residential	25 ft.	10 ft.	30 ft.
R-3 Single-Family Residential	25 ft.	10 ft.	25 ft.
R-4 Mixed-Density Residential	10-50 ft.*	5-10 ft.*	10-25 ft.*
R-5 Multi-Family Residential	30 ft.	20 ft.	20 ft.





Setback requirements exist for a number of reasons including safety, protection and privacy — ensuring that property rights do not infringe upon the rights of others by allowing adequate private and open space (see Exhibit H). The primary purpose of the front-yard setback requirement is to help establish private property from public property by providing adequate depth for private uses (e.g., lawn, trees, light and open space). In residential districts, this typically includes adequate space for a driveway to accommodate a parked motor vehicle — at least 18.5 ft. in parking depth. Staff notes that the City's parking requirement and other public goals associated with the front-yard building setback standard can still be met with 20 ft. front-yard setbacks, as demonstrated by residential development throughout 20 subdivisions (totaling 505 lots) over the past 56 years. It should be noted this does not include numerous Thousand Oaks subdivisions in Unincorporated Platte County, Mo. or individual lots within Parkville municipal limits of Thousand Oaks with 20 ft. front-yard setbacks approved by variances via the Board of Zoning Adjustment.

Subdivision	Street Name	Front-Yard Setback	# of Lots
Reserve at Riss Lake	Shoreline Dr., Edgewater Dr.	20 ft.	20
Riss Lake Meadows 1st Plat	Quail Ridge	20 ft.	18
Riss Lake 6th Plat	Timbercrest, Twighlight	20 ft.	15
Riss Lake 4th Plat	Walnut Way	20 ft.	14
Riss Lake 12th Plat	Lance Circle	20 ft.	5
The National 1st Plat	N National Dr., Ridge Rd	20 ft.	10
The National 2nd Plat	Waters Edge Dr.	20 ft.	12
The National 3rd Plat	Claret Rd.	10 ft.	52
The National 8th Plat	N National Dr.	20 ft.	12
The National 9th Plat	N National Dr.	20 ft.	8
The National 10th Plat	N National Dr.	20 ft.	12
Cider Mill 7th Plat	S National Dr., Barn Hill Rd.	20 ft.	58
Watson Country Lane	Watsons Country Ln	20 ft.	7

The Lodges at the National	Allen Way	10 and 15 ft.	8
Townhomes at The National 1st Plat	Limestone Rd.	20 ft.	50
Townhomes at The National 2nd Plat	Limestone Ct.	20 ft.	15
Thousand Oaks Sixteenth Plat	Thousand Oaks Dr.	20 ft.	51
Thousand Oaks – 19th Plat	Thousand Oaks Dr.	20 ft.	50
Thousand Oaks – 20th Plat	NW Myers Cir	20 ft.	32
Thousand Oaks – 22nd Plat	Thousand Oaks Pl.	20 ft.	56
Total			**505**

This history of modified setback standards in residential subdivisions also demonstrates that a waiver of the standard will not be detrimental to any adjacent property owners or any future development opportunities on adjacent property. Additionally, as noted in the table above, at least four subdivision within the Thousand Oaks master development (i.e., Thousand Oaks Sixteenth Plat, Thousand Oaks – 19th Plat, Thousand Oaks – 20th Plat, Thousand Oaks 22nd Plat) contain 20 ft. front-yard setbacks and have had no significant impacts on adjacent subdivisions, including adjacent plats in Unincorporated Platte County, Mo. zoned “R-7” Single-Family High Density District containing 30 ft. front-yard setbacks. Also, the immediately adjacent Thousand Oaks Sixteenth Plat contains 20 ft. front-yard setbacks, and continuing this standard into the Thousand Oaks – 23rd & 24th Plats would provide continuity for the aesthetics of homes located along Terrace Park Dr.

Recognizing the precedent of the City allowing 20 residential subdivisions (totaling 505 lots) with 20 ft. front-yard setbacks or less, and the ability for each lot to still meet the Development Code’s requirement of two parking spaces per dwelling unit (at least 18.5 ft. of depth), staff has no objections to the subdivision waiver. Staff also finds that the requested setback standards would reduce sprawl and by limiting space needed for each lot, permit more usable space in the rear-yard of lots, and limit the amount of impervious surface needed which helps with stormwater infiltration.

Staff Conclusions

- Subdivision Wavier (Thousand Oaks – 23rd and 24th Plats)
  Staff concludes that with the exceptions noted above, the Application for Subdivision Waiver to Section 404.030, Subsection D. of the Development Code for the Thousand Oaks – 23rd and 24th Plats would still meet the intent of the front-yard setback building standards; would not negatively affect any public goals associated with the standard when considering the application in a broader and long-range context; would not be detrimental to any adjacent property owners or any future development opportunities on adjacent property; and over the past 56 years, the City has approved and allowed modifications of the front-yard setback building standard for 20 residential subdivisions totaling 505 lots.

- Final Plat (Thousand Oaks – 23rd Plat)
  Staff concludes that with the exceptions noted above, the proposed final plat application: Is substantially consistent with the approved preliminary plat (Case No. PZ 2019-08); the construction plans for any utilities, infrastructure or public facilities meets all technical specifications; the phasing and timing of public improvements ensures construction and performance guarantees; there are no significant deviations from the preliminary plat; the final plat is in accordance with the *Parkville*

Master Plan's future land use projection; the final plat accomplishes the Park, Trail/Greenway, or Green open space typologies for the "Suburban" planning context of Section 404.020; and the final plat can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*, provided all subject property are within the Thousand Oaks – 23rd Plat is voluntarily annexed within City of Parkville municipal limits; and the final plat has been reviewed by professional staff from the SPFPD and will be reviewed by professional staff from the PCRSD.

- Final Plat (Thousand Oaks – 24th Plat)
  Staff concludes that with the exceptions noted above, the proposed final plat application: Is substantially consistent with the approved preliminary plat (Case No. PZ 2019-08); the construction plans for any utilities, infrastructure or public facilities meets all technical specifications; the phasing and timing of public improvements ensures construction and performance guarantees; there are no significant deviations from the preliminary plat; the final plat is in accordance with the *Parkville Master Plan*'s future land use projection; the final plat accomplishes the Park, Trail/Greenway, or Green open space typologies for the "Suburban" planning context of Section 404.020; and the final plat can be in accordance with best practices, goals and recommendations of the *Parkville Master Plan*, provided all subject property are within the Thousand Oaks – 24th Plat is voluntarily annexed within City of Parkville municipal limits; and the final plat has been reviewed by professional staff from the SPFPD and will be reviewed by professional staff from the PCRSD.

Staff Recommendations

- Subdivision Wavier (Thousand Oaks – 23rd and 24th Plats)
  Staff recommends approval of the Application for Subdivision Waiver for Forest Park Development Company LLC of Kansas City, based on the merits of the application and the findings and conclusions in the report.

- Final Plat (Thousand Oaks – 23rd Plat)
  Staff recommends approval of the Application for Subdivision – Final Plat for Thousand Oaks – 23rd Plat (Case No. PZ 2020-29) for Forest Park Development Company LLC of Kansas City based on the merits of the application and the findings and conclusions in the report, subject to the following conditions:

  - Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
  - Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD)
  - Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
  - Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
  - Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.

- Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
- Board of Aldermen acceptance of cash in lieu of park land dedication as allowed by Parkville Municipal Code, Section 404.020.
- Payment of public improvement fees as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.
- Any other conditions the Planning and Zoning Commission determines are necessary.

- Final Plat (Thousand Oaks – 24th Plat)
  Staff recommends approval of the Application for Subdivision – Final Plat for Thousand Oaks – 24th Plat (Case No. PZ 2020-45) for Forest Park Development Company LLC of Kansas City based on the merits of the application and the findings and conclusions in the report, subject to the following conditions:

  - Review and approval of sanitary sewer plans by the Platte County Regional Sewer District (PCRSD).
  - Review and approval of the location of fire hydrants by the Southern Platte Fire Protection District (SPFPD)
  - Installation of automatic sprinkler systems in all dwelling units along Terrace Park Dr. deemed necessary by SPFPD in order to be in compliance with and meet the requirements of the 2018 International Fire Code.
  - Public Works Department review and approval of the stormwater management analysis study's methodology and stormwater best management practices (BMP).
  - Public Works Department evaluation of the existing stormwater drainage culverts along NW River Road (adjacent to the Thousand Oaks – 24th Plat), and upgrading of the stormwater infrastructure to handle a 10-year storm event if deemed necessary by the Public Works Department.
  - Submittal of a valid Voluntary Annexation Petition for the portion of property included in the plat currently located outside of the existing City boundaries, and said property is thereafter annexed into City of Parkville municipal limits via ordinance.
  - Submittal of an Application for Zoning Map Amendment for the portion of property annexed into City of Parkville municipal limits, to rezone said annexed property to a Parkville City zoning district via ordinance.
  - Board of Aldermen acceptance of cash in lieu of park land dedication as allowed by Parkville Municipal Code, Section 404.020.
  - Payment of public improvement fees as required by Parkville Municipal Code, Chapter 800 Fee Ordinance.
  - Any other conditions the Planning and Zoning Commission determines are necessary.

It should be noted that the recommendations contained in this report is made without knowledge of facts, comments or any additional information which may be presented during the meeting. For that reason, the conclusions herein are subject to change as a result of evaluating additional information; additionally, staff reserves the right to modify or confirm the conclusions and recommendations herein based on consideration of any additional information that may be presented.

Necessary Action

Following consideration of the applications, supporting information, associated exhibits, factors discussed above and any testimony presented at the meeting, the Planning and Zoning Commission should recommend approval (with or without conditions), denial, or postpone the applications for further consideration. If approved subject to conditions, the conditions should be noted for the record. Unless postponed, the Planning and Zoning Commission's action for the Application for Subdivision Wavier will be final, unless an Appeal of Decision is filed by the Board of Aldermen within 15 days of the Planning and Zoning Commission's decision per Section 403.010, Subsection H. Unless postponed, the Planning and Zoning Commission's action for the Applications for Subdivision – Final Plat will be forwarded to the Board of Aldermen on December 15, 2020 for first action.

End of Memorandum

12-04-2020

Stephen Lachky, AICP, CPM, CFM — Date

Community Development Director

CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Wednesday, October 14, 2020

David Barth
Forest Park Development Co. of KC, LLC
6014 N. Hwy 9
Parkville, MO 64152

Jason Robbins
Aylett Survey & Engineering Co.
201 NW 72nd St.
Gladstone, MO 64118

RE: Staff Review – Thousand Oaks – 24th Plat, Final Plat

David and Jason,

The following is a compilation of all Parkville staff review comments received to-date regarding the Thousand Oaks – 24th Plat, Final Plat. Review comments are provided by myself, Alysen Abel (Public Works Director), Chris Ashley (Public Works Project Manager), Paul Giarratana (Building Official), Brad Stanton (Planner) and Dean Cull (Fire Marshall, Southern Platte Fire Protection District). Please distribute these comments to your team. **Unfortunately the City cannot recommend approval of the final plat until the issues described in General Comments No. 5 and 6 below have first been addressed**, along with the other comments below**.** If the issues can be addressed, please revise the final plat per staff's review comments below and provide 2 paper and 1 electronic PDF copies to the Community Development Department by **4:00 p.m. on Friday, October 30, 2020**. Thank you.

__General Comments__

1. **Roadway Slopes** – Per Public Works Department review of the grading plans, all proposed roadways meet applicable American Public Works Association (APWA) standards and best practices.
2. **Roadway Widths** – Per Public Works Department review of the final plat, all proposed roadway and right-of-way widths meet applicable APWA standards and best practices.
3. **Fire Hydrant Locations** – Per Southern Platte Fire Protection District (SPFPD) review of the utility plans, they have concerns regarding the proposed location of fire hydrants. Please coordinate with Dean Cull (Fire Marshall, Southern Platte Fire Protection District) regarding the location of the fire hydrants. This includes, but is not limited to, relocating the fire hydrant near Lot 1032 further to the south near Lot 1031.
4. **Front-Yard Setbacks** – Per Parkville Municipal Code, Section 405.030, the "R-3" Single-Family Residential zoning district requires 25 ft. front setback building standards. Because the final plat proposes 20 ft. front-yard setbacks, an Application for Subdivision Waiver will need to be submitted to the City for consideration by the Planning and Zoning Commission (see attached PDF). This will follow the same process as the Application for Subdivision Waiver that was submitted and approved for the Thousand Oaks 16th, 19th and 22nd Plats (Case No. PZ18-04).
5. **Terrace Park Dr. Cul-De-Sac Length** – From the intersection with Silverleaf Ct., the length of the Terrace Park Dr. Cul-De-Sac is 1,470.78 ft., which is over ¼ of a mile. Per the City's *Title IV – Development Code*, Chapter 404 Subdivision Regulations, Section 404.010 Street Networks and Design, Subsection C.1. Network and Connectivity, Table 404-1: Block Sizes, for block sizes in the "Suburban" planning context (i.e., areas more removed from walkable

centers, commercial corridors or large scale projects arranged around a campus plan), the block lengths are 500 ft. minimum & 1,000 ft. maximum, with a 500 ft. maximum limit for cul-de-sac lengths. The current layout of Terrace Park Dr. exceeds this maximum requirement and needs to be revised so that the maximum length of the cul-de-sac does not exceed 500 ft. Compliance with the City's *Title IV – Development Code* can be achieved through either:

1. Removing the cul-de-sac and connecting Terrace Park Dr. directly to NW River Rd.
2. Modifying the layout of Terrace Park Dr. to connect to a future phase of Thousand Oaks to the east.
3. Reserving adequate right-of-way for a future roadway connection to a future phase of Thousand Oaks to the east.
4. Implementing cross-street cul-de-sac stubs off of Terrace Park Dr. (closer to the end of the roadway) so that the maximum cul-de-sac length is less than 500 ft.
5. Submittal of an Application for Subdivision Waiver to the City for consideration by the Planning and Zoning Commission (see attached PDF). Staff cannot guarantee approval of such waiver by the Planning and Zoning Commission, as they are required to review the request against the following standards in Section 403.020 Platting, Subsection F:

    1. Applying the standard to the specific site and application will not meet the intent of the standard.
    2. Rather than meeting the standard, the applicants proposed design and any additional designs proposed to mitigate not meeting the standard, will equally or better meet the indent of the standard.
    3. Meeting the standard is not necessary to meet any of the public goals associated with the standard when considering the application in a broader and long-range context.
    4. Waiver of the standard will not be detrimental to any adjacent property owners or any future development opportunities on adjacent property.

Moreover, per the City's adopted 2018 International Fire Code, Appendix D, Section D107: One or Two Family residential developments: D 107.1: One or two family dwelling residential development:

- "*Developments of one or two family dwellings where the number of dwelling units exceeds 30 shall be provided with two separate and approved fire apparatus access roads."*

- *"Exceptions: Where there are more than 30 dwelling units on a single public or private fire apparatus access road and all dwelling units are equipped throughout with an approved automatic sprinkler system in accordance with Section 903.3.1.1, 903.3.1.2 or 903.3.1.3, access from two directions shall not be required."*

- *"The number of dwelling units on a single fire apparatus access road shall not be increased unless fire apparatus access roads will connect with future development, as determined by the fire code official."*

- *"D107.2: Remoteness: Where two fire apparatus access roads are required, they shall be placed a distance apart equal to no less than one-half of the length of the maximum overall diagonal dimension of the property or area to be served, measured in a straight line between accesses.*"

Compliance with the City's adopted 2018 International Fire Code can be achieved through either:

1. Removing the cul-de-sac and connecting Terrace Park Dr. directly to NW River Rd.
2. Modifying the layout of Terrace Park Dr. to connect to a future phase of Thousand Oaks to the east.
3. Reserving adequate right-of-way for a future roadway connection to a future phase of Thousand Oaks to the east.
4. Implementing a pedestrian walkway at the end of the Terrace Park Dr. cul-de-sac connecting to NW River Rd. This pedestrian walkway would need to be graded appropriately and wide enough to accommodate a Pierce Velocity Fire Truck. Moreover, the pedestrian walkway would have to have either security gates at both ends of the walkway — in order to allow SPFPD vehicular access and prevent unauthorized motor vehicles from access — or bollards, which SPFPD could lower in the event of an emergency for SPFPD vehicular access.
5. All dwelling units along Terrace Park Dr. would need to be equipped with an approved automatic sprinkler system in accordance with Sections 903.3.1.1, 903.3.1.2 or 903.3.1.3 of the 2018 International Fire Code. The City's Community Development Department would make this a requirement for all building permit submittals.

6. **Municipal Boundary Concerns** – Portions of the Thousand Oaks – 24th Plat — specifically Lots 1041 and 1044-1048 — are located both within unincorporated Platte County, Mo. and the City of Parkville, Mo. as they are intersected by the County-City municipal border. Staff doesn't have legal authority to subdivide and plat property — per the Parkville Municipal Code, Section 403.020 Platting — for areas outside of our municipal limits. Moreover, the proposed "Preliminary Plat, Thousand Oaks 23rd & 24th Plat" (prepared by Aylett Survey & Engineering Company; dated October 29, 2019) does not comply with Section 403.020, Subsection D.1 review criteria a. and e.:

   a. *The application is in accordance with the Master Plan and in particular the physical patterns, arrangement of streets, blocks, lots and open spaces, and public realm investments that reflect the principles and concepts of the plan.*
   e. *The application does not deter any existing or future development on adjacent property from meeting the goals and policies of the Master Plan.*

   As a result, the Thousand Oaks – 24th Plat, Final Plat would not be able to meet the requirements of Section 403.020, Subsection E.1 review criteria a. of a preliminary plat being approved and the final plat being substantially consistent with the approved preliminary plat per the layout of the subdivision.

   In the past, the City of Parkville has had issues with providing basic City services (e.g., police, public safety, parks and recreation, streets, stormwater management, building safety, planning and zoning, and code enforcement) to pockets of the Thousand Oaks Master Development in our municipal limits, where access is only available through portions of unincorporated Platte County. We anticipate the same issue will result for unincorporated Platte County based on the proposed layout of the Thousand Oaks – 24th Plat. In addition, the City of Parkville has had issues with residents living along the city-county boundary being confused and not knowing which jurisdiction they reside within, due to the street network and subdivision pockets of the Thousand Oaks Master Development. Chapter

Eight: Planning Beyond Our Boundaries of the City's adopted *Parkville Master Plan* recommends involving close coordination and collaboration with multiple area jurisdictions for Priority Annexation Areas identified on the Annexation Priority Areas Map of the *Parkville Master Plan*; and subject property area for the proposed Thousand Oaks – 24th Plat is located within this area.

Unincorporated Platte County's previous Land Use Plan (adopted October 2002) recognizes municipalities' need to logically grow and calls for appropriate considerations by the County and coordination with the nearby jurisdictions. The plan also includes the principles of discouraging County land use policies that will keep local cities from annexing adjacent lands to their municipal boundaries, as well as exploring partnerships and joint policies with area cities to allow for the orderly annexation of suitable land into local communities.

A solution to the staff's concerns regarding the municipal boundary is voluntary annexation of all subject property area within Thousand Oaks – 24th Plat into the City of Parkville's municipal boundaries. <u>Staff is willing to guide the applicant through the City's voluntary annexation process; and based on the City's adopted plans, studies and polices, staff would be supportive and recommending of this process.</u>

<u>Final Plat Comments</u>

7. **Golden Oak Ct. Median Island** – The public improvement plans submitted to the Public Works Department and fire hydrant location plans submitted to the Southern Platte Fire Protection District show a 44 ft. wide (more or less) median island within the Golden Oak Ct. cul-de-sac area. This is not shown/reflected on the submitted Thousand Oaks – 24th Plat, Final Plat drawing. Please revise either final plat drawings set to reflect inclusion of this median island; or please remove the median island from the public improvement plans and fire hydrant location plans. If you desire to retain the median island in the subdivision within the Golden Oak Ct. cul-de-sac area, please designate the area as a Tract on the final plat. Additionally, if you desire to retain the median island, staff recommends implementing low apron curbs / "lazy-back" curbs to allow fire response vehicles to easily access the fire hydrant located within the median island.
8. **Extension of Drainage Easements** – Please extend the 15 ft. D/E between Lots 981 and 982, Lots 985 and 986, Lots 1006 and 1007, Lots 1012 and 1013, Lots 1020 and 1019, and Lots 1027 and 1028 into Tract "A" so that the drainage easement terminates in the private open space area.

Staff cannot recommend approval of the Thousand Oaks – 24th Plat, Final Plat until the issues described in General Comments No. 5 and 6 above have first been addressed, along with the other comments above. Again, please distribute these comments to your team, and if the issues can be addressed, revise the final plat and provide 2 paper and 1 electronic PDF copies to the Community Development Department by **4:00 p.m. on Friday, October 30, 2020**.

Please let us know if you have any questions. Thank you.

Sincerely,

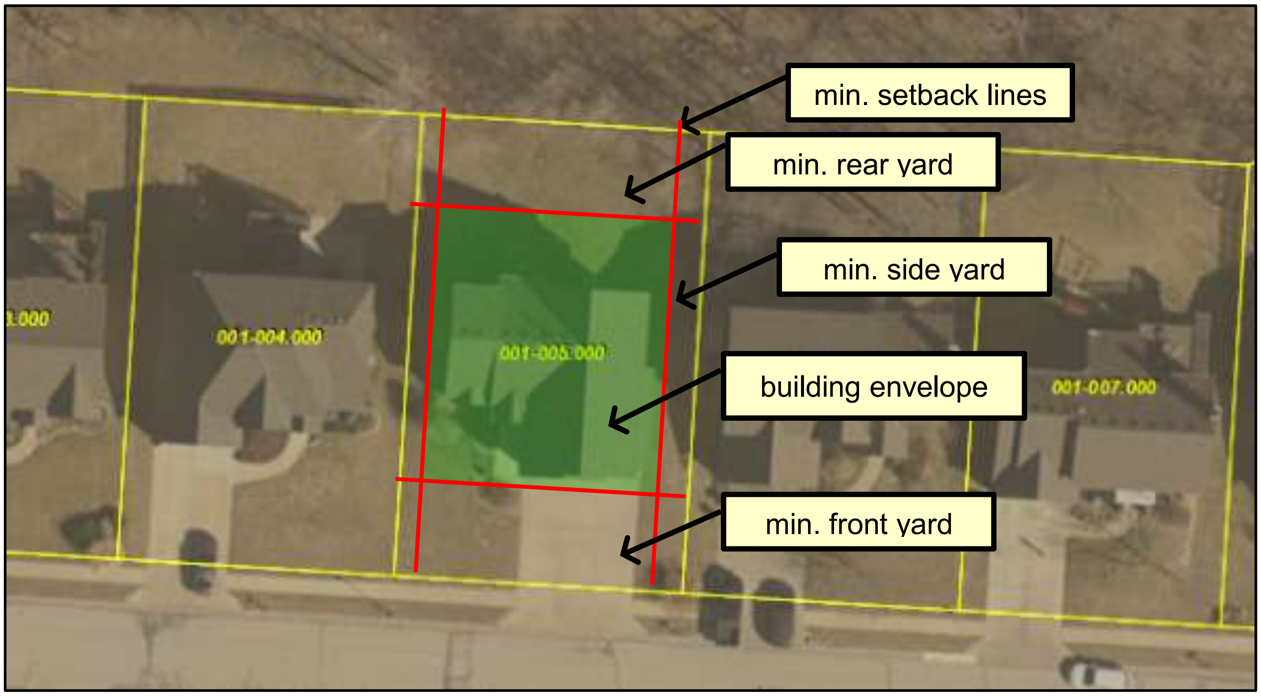
CITY OF PARKVILLE

Stephen Lachky, AICP, CPM, CFM

Community Development Director

CC: Alysen Abel, Public Works Director
Chris Ashley, Public Works Project Manager
Paul Giarratana, Jr., Building Official
Brad Stanton, Planner
Dean Cull, Fire Marshall

Illustration of Building Setback Standards

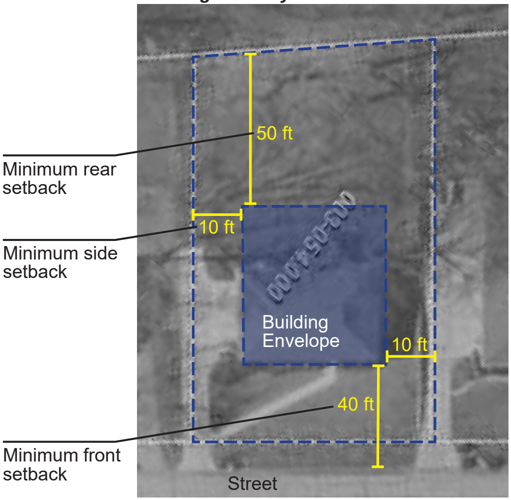


EXAMPLE ONLY. Note: Lot areas and setbacks in diagrams are NOT drawn to scale. Additionally, lot sizes are NOT applicable to “R-3” Single-Family Residential District. Buildings can be located anywhere within the building enveloper (green area) created by the minimum front, side and rear setback lines.

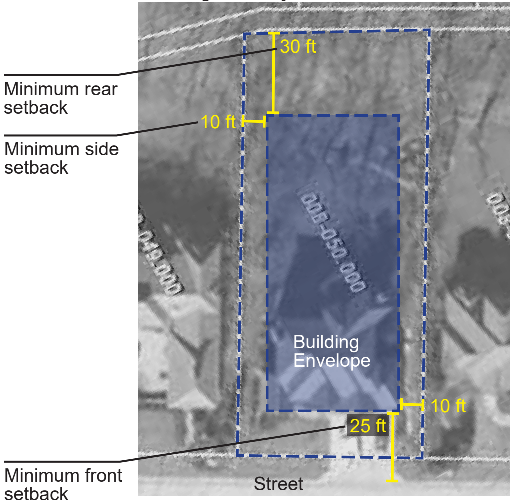
EXAMPLE: 20 ft. front-yard setback at 9525 Limestone Rd in the Townhomes at the National 1st Plat (“R-2-P” district).

EXAMPLE: 21 ft. front-yard setback (via variance; Case No. BZA17-04) at 5910 N Nevada Ave in Thousand Oaks Phase 13B (“R-3” district)

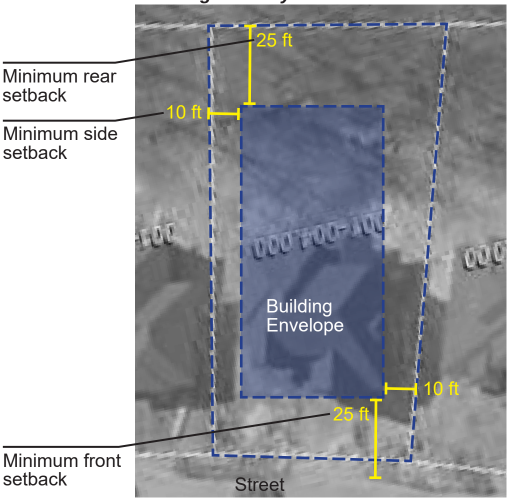
R-1 Single Family Residential



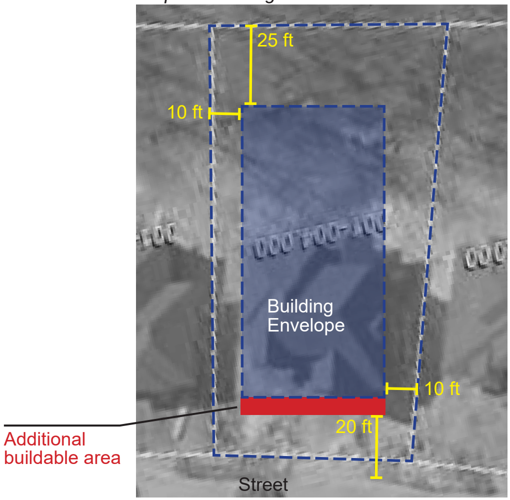
R-2 Single Family Residential



R-3 Single Family Residential



Proposed Changes



CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Memorandum

To: Planning and Zoning Commission
Cc: Brad Stanton, Planner
From: Stephen Lachky, Community Development Director
Date: Friday, December 4, 2020
RE: Update on Application for Subdivision Waiver to Section 404.030, Subsection D.5 for the Thousand Oaks – 23rd Plat, Final Plat; and the Thousand Oaks – 24th Plat, Final Plat, to allow 20 ft. front-yard setback building lines.

Background

On November 10, 2020 the Planning and Zoning Commission considered applications for two final plats within the Thousand Oaks master development — The Thousand Oaks – 23rd Plat, Final Plat; and the Thousand Oaks – 24th Plat, Final Plat. The plats also involved consideration of an Application for Subdivision Waiver to Section 404.030, Subsection D.5 to allow the reduction of front-yard setbacks from 25 ft. to 20 ft. The Commission discussed the waiver request, voted to postpone consideration of the request and final plats to the next regular meeting in December, and in the meantime requested the following additional information:

1. **At the January 9, 2018 meeting of the Planning and Zoning Commission, a similar 20 ft. front-yard setback request was considered and approved for three subdivision plats within Thousand Oaks. What was the consensus the Planning and Zoning Commission came to?**

   On January 9, 2018 the Planning and Zoning Commission considered an Application for Subdivision Waiver to allow 20 ft. front-yard setbacks for all lots within the Thousand Oaks – 16th Plat, Thousand Oaks – 19th Plat, and Thousand Oaks – 22nd Plat. While the Commission ultimately approved the request unanimously (by a vote of 9-0), discussion ensued for over an hour and similar questions, pros and cons that were brought up were also discussed during our November 10th meeting last month. Staff has attached the adopted meeting minutes as Exhibit I. Since the minutes don't include the full discussion, staff re-watched the meeting's full video recording to summarize the discussion, questions asked and conclusions/consensus/precedent agreed to by the Planning and Zoning Commission:

   Comments from Developer & Surveyor

   - *It's not uncommon for new residential subdivisions to have 20 ft. front-yard setback standards, as evidenced by Forest Park Development Company LLC of Kansas City's recent developments in Riverside, Mo. — Montebella and Palisades of Riverside.*
   - *Thousand Oaks (especially the southern portion) is unique compared to other neighborhoods in Parkville due to its 100 ft.+ hills and ridges.*
   - *Typically 10-15 ft. of ground is being cut off the top of these ridges in order to flatten the ground for a road, yet there's still substantial drop-off on the land. Sometimes it can be difficult to further flatten the ground when there's rock under the ground.*

- *While it seems small, an extra 5 ft. of area closer to the street can make the difference for a builder having to construct a double-walkout in the rear-yard, or needing to engineer a retaining wall greater than 4 ft. in height. This also prevents the builder from having to dip the driveway downward on the lot to the house (occurs when driveways are too long) and can preserve trees in the backyard from having to be cleared.*
- *Homes in Thousand Oaks have an average depth of 50 ft., and builders tend not to construct them on a slope greater than 10 ft. in height across this 50 ft. of depth.*

Comments from members of the Planning and Zoning Commission

- *No matter what the minimum front-yard setback standard is established at, most homeowners prefer to have a 25-30 ft. setback as it provides for* a larger driveway and front yard space.
- *A 5 ft. front-yard setback difference between adjacent homes is practically unnoticeable as one drives down a street. This is partially due to the layout and design of homes, as well as landscaping placed along the sides of houses and in front yards.*
- *For existing Parkville neighborhoods with 20 ft. front-yard setbacks, it's highly uncommon for a house to be built along the 20 ft. setback line, and then have adjacent homes aside it being setback to 30 ft.*
- *For neighborhoods in Riss Lake and The National Golf Club of Kansas City that have 20 ft. front-yard setbacks, there's been no issues related to parking (mainly because these neighborhoods have Homeowners Associations). Whereas the Pinecrest neighborhood has 25 ft. front-yard setbacks, but has issues related to on-street parking due to the lack of an HOA.*
- *As evidenced by the Cider Mill Ridge – 7th Plat subdivision in the South National, homes with 4,000+ sq. ft. can still be placed on lots with 20 ft. front-yard setbacks.*
- *Even for subdivisions with 25 ft. front-yard setbacks that are platted in a specific fashion, there are instances where individual builders & homeowners go against the layout and orient their home differently (by having their front-door entrance, garage or bedroom face an opposite side of the lot), breaking up the aesthetic unison among homes along the street.*

Questions

- *Are there really negatives to reducing the front-yard setbacks by 5 ft., or are we regulating to solve a problem we haven't seen yet, but are anticipating might occur?*

Conclusions

- *Planning and Zoning Commission feels the southern portion of Thousand Oaks is unique enough compared to other neighborhoods in Parkville (considering its steep topography) that allowing 20 ft. front-yard setbacks would NOT be establishing a precedent. Furthermore, approving such requests does not undercut the integrity/standard of the 25 ft. front-yard setback for other areas of the City.*
- *General consensus is that if a developer brings in a similar request for another area of the City on relatively flat ground, the Commission will likely deny such request.*
- *Establishing a blanket front-yard setback standard across entire subdivision plats are preferred, as requiring specific conditions on a lot-by-lot basis adds more regulatory burden to City staff, property owners and home builders.*
- *Furthermore, establishing a blanket front-yard setback standard across entire subdivision plats prevents individual homeowners and builders from having to go before the Planning and Zoning Commission (a year or two in the future) to make a similar request.*

Recommendations for Future Requests

- *Future subdivision waiver requests for reduced front-yard setbacks to 20 ft. should indicate the percentage of total lots within the subdivision containing slopes greater than a 1-to-4 ratio.*
- *Generally, if the total number of lots within a subdivision with 1-to-4 ratio slopes is greater than 50%, the Planning and Zoning Commission should likely consider approving a blanket front-yard setback reduction across the entire plat.*

2. **<u>The Planning and Zoning Commission requested the applicant provide an exhibit identifying specific lots within the Thousand Oaks – 23rd and 24th Plats that would need 20 ft. front-yard setbacks due to unique lot topographical conditions.</u>**

   The Planning and Zoning Commission requested the applicant identify specific lots within the Thousand Oaks – 23rd and 24th Plats needing reduced front-yard setbacks in order to make them buildable. The purpose is to determine whether or not specific streets or areas of the plats should follow the "R-3" Single-Family Residential district's 25 ft. front-yard setback standard, or if it makes sense to apply the 20 ft. setback waiver across the entirety of the plats.

   The applicant has provided two exhibits — one for each plat — showing such information (see Exhibits D.3 and D.4). Based on feedback from the Commissioners, the applicant has included topographic contours, and shaded specific lots in blue where the slopes following grading still exceed a 1-to-4 slope ratio (25%).

3. **<u>One of the conditions for approval is the installation of automatic sprinkler systems in all dwelling units along Terrace Park Drive deemed necessary by the Southern Platte Fire Protection District (SPFPD) in order to be in compliance with and meet the requirements of the 2018 International Fire Code. What specific lots would this requirement apply to?</u>**

   Following the November 10th meeting of the Planning and Zoning Commission staff reached out to Dean Cull, Fire Marshall with SPFPD, to get clarification on the question above. Dean said he plans to reach out to the International Code Council (ICC) to get definitive clarification on the requirement based on the layout of the Thousand Oaks – 24th Plat, Final Plat; but he believes the sprinkler systems requirement would apply to all lots fronting Terrace Park Drive (i.e., all lots with Terrace Park Drive property addresses). And that lots fronting Golden Oak Ct. and Silverleaf Ct. would be excluded from the requirement.

CITY OF PARKVILLE
Policy Report

Date: December 8, 2020

Prepared By:
Stephen Lachky, Community Development Director

Reviewed By:
Alysen Abel, Public Works Director

ISSUE:
Approve the first reading of an ordinance to amend Parkville Municipal Code Section 405.050 to allow office uses of low traffic generation in residential districts along Bell Road via a Conditional Use Permit - Case No. PZ 2020-52 (Community Development)

BACKGROUND:
Hinkle Hardscapes, a Riverside-based landscape and hardscape business, wishes to relocate their headquarters and operations to Parkville and they have interest in a property along NW Bell Road. The location they would like to relocate to is subject parcel # 20-7.0-26-300-001-047.001 (west of NW Bell Road, approx. 400 feet south of NW 59th Terrace). Hinkle Hardscapes would like to use the property as a training center for their employees and an office and design showroom for their customers. The subject property is currently zoned "R-1" Single-Family Residential; therefore, Hinkle Hardscapes would either have to rezone the property to a commercial district or wait until the Development Code is amended to allow their desired use via a conditional use permit.

Currently, office uses of low traffic generation are allowed in residential zoned districts along state highways with an approved conditional use permit. This proposed text amendment would also allow for office uses of low traffic generation along Bell Road with an approved conditional use permit. If approved, this text amendment would allow Hinkle Hardscapes to apply for a conditional use permit in the future to relocate their headquarters along Bell Road, as it would constitute as an office use of low traffic generation.

BUDGET IMPACT:
With the exception of required codification, there is no impact to the budget.

ALTERNATIVES:
1. Approve the first reading of an ordinance to amend Parkville Municipal Code Section 405.050.
2. Approve the first reading, subject to changes.
3. Do not approve the item.
4. Postpone the item.

FINANCE COMMITTEE RECOMMENDATION:
This item was not brought before the Finance Committee; rather, this item was first discussed at a special workshop with the Planning & Zoning Commission on September 8, 2020.

PLANNING COMMISSION RECOMMENDATION:
The Planning & Zoning Commission discussed a concept plan presented by Hinkle Hardscapes and stated they were supportive of the idea of the text amendment which would allow consideration of a proposal in the future. The video recording of the special workshop is available through this link: https://vimeo.com/457112137.

The Planning & Zoning Commission formally considered the text amendment at a public hearing held at their December 8, 2020, regular meeting. Following discussion, the Commission concurred with staff's conclusions and recommendations and voted unanimously (8-0) recommending approval of the text amendment to Parkville Municipal Code, Section 405.050.

STAFF RECOMMENDATION:
Staff recommends approval of the proposed text amendment to Parkville Municipal Code, Section 405.050 to allow office uses of low traffic generation along Bell Road via a conditional use permit.

POLICY:
Per RSMo 89.050 and Parkville Municipal Code Chapter 403 Applications & Procedures, text amendments to the Development Code are to be approved by the Board of Aldermen by ordinance, after the Planning & Zoning Commissions considers the amendment at a public hearing and forwards their recommendation.

SUGGESTED MOTION:
I move to approve Bill No. 3109, an ordinance amending Parkville Municipal Code Section 405.050 to allow office uses of low traffic generation along Bell Road via a conditional use permit, on first reading and postpone the second reading to January 5, 2021.

ATTACHMENTS:
1. Ordinance
2. Text Amendment
3. Application
4. Subject Property Area Map
5. Staff Analysis

BILL NO. 3109 ORDINANCE NO. ____

AN ORDINANCE AMENDING PARKVILLE MUNICIPAL CODE SECTION 405.050 TO ALLOW OFFICE USES OF LOW TRAFFIC GENERATION IN RESIDENTIAL DISTRICTS ALONG BELL ROAD VIA A CONDITIONAL USE PERMIT

WHEREAS, the City of Parkville submitted an application for text amendment to amend Parkville Municipal Code Section 405.050 *Conditional Uses* to include provisions that would allow office uses of low traffic generation in residential districts along Bell Road via a conditional use permit (Case No. PZ 2020-52); and

WHEREAS, currently office uses of low traffic generation are allowed in residential zoned districts along state highways via a conditional use permit; and

WHEREAS, the Planning and Zoning Commission held a special workshop on September 8, 2020, to discuss a concept plan for Hinkle Hardscapes at a property along NW Bell Road; and

WHERAS, at the special workshop the Planning and Zoning Commission stated they were supportive of staff initiating a text amendment to Parkville Municipal Code Section 405.050 to include provisions that would allow office uses of low traffic generation in residential districts along Bell Road via a conditional use permit; and

WHEREAS, a public hearing was held on December 8, 2020, at the regular meeting of the Planning and Zoning Commission to consider the application; the Planning and Zoning Commission concurred with staff's conclusions and recommendation and unanimously voted (8-0) to recommend approval to the Board of Aldermen for the text amendment; and

WHEREAS, the Board of Aldermen concurs with the conclusions of the Planning and Zoning Commission and accepts their recommendation.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF PARKVILLE, MISSOURI, AS FOLLOWS:

SECTION 1. Parkville Municipal Code Section 405.050 *Conditional Uses* is hereby amended, as shown in Exhibit A which is attached hereto and incorporated herein by reference.

SECTION 2. This ordinance shall be effective immediately upon its passage and approval.

PASSED and APPROVED this 5th day of January 2021.

____
Mayor Nanette K. Johnston

ATTESTED:

____
City Clerk Melissa McChesney

405.050 Conditional Uses

In addition to the general uses enabled by Table 405-2 as permitted or conditional uses, the following specific uses are conditional uses enabled through the discretionary review process in Section 403.050. For example, use categories that are designated as a "C" in Table 405-2, all specific types of uses in that category need a conditional use permit even though they are not on the list below; use categories designated as a "P" in Table 405-2 are generally permitted, but if a more specific type of that category is listed below it needs a conditional use permit. The uses in this section may involve more specific types or formats, or include more specific performance criteria than the uses generally enabled in Table 405-2, and due to their typical scale, intensity and potential impacts require special and site specific review different from generally enabled uses.

The following uses may be approved as conditional uses subject to the review process in Section 403.050:

1. Airports, heliports and landing fields.
2. Circus or carnival grounds, temporary for a specified time period.
3. Dwellings in an Industrial, Special Flood Hazard Area, or floodway.
4. Extraction, processing, and removal of sand and gravel or stone.
5. Fairgrounds.
6. Hospitals.
7. Marina.
8. Public or government buildings or public or governmental use of land.
9. Public utilities or public service uses, buildings, structures, or appurtenances thereto.
10. Sanitary land fill.
11. Sports arena or stadium.
12. Swimming pool, commercial, or private swimming club.
13. Race track.
14. Modular or prefabricated structures.
15. Pawnbrokers in non-residential zoning districts.
16. Office uses of low traffic generation such as real estate, accounting, law, dental, financial services, and those similar in nature in residential districts that front and have access to a State highway **or Bell Road**.
17. Home occupations that provide care or instruction to more than two children at a time, or which do not otherwise clearly meet the criteria for accessory home occupations in Section 405.040.C.
18. Animal shelters in residential districts.
19. Emergency shelters for homeless or indigent persons and boarding, rooming and lodging houses where not permitted by matter of right.
20. Off-site storage, staging and assemblage of heavy equipment and materials for public utility and infrastructure construction, fronting on or with reasonable access to a State or County highway.
21. Sales and service of vehicular motor scooters with stock muffler and exhaust systems, as defined and regulated in Title III, Traffic Code, of the Parkville Municipal Code, in non- residential districts and subject to limited hours of operation, limited outdoor display or storage, and mitigation of general impacts on the surrounding properties and district on a case-by-case basis.
22. Sales of automobiles, new or used, and subject to limited hours of operation, limited outdoor display or storage, and mitigation of general impacts on the surrounding properties and district on a case-by-case basis.
23. Refined fuel storage, distribution and accessory uses on sites: previously used for the same; zoned "I-3" Heavy Industrial District; containing at least ten (10) and not more than forty (40) contiguous acres; abutting the Missouri River; abutting a State highway; abutting rail; and utilizing pipeline distribution as a primary source of intake delivery, all subject to conditions as necessary to mitigate impacts, if any, to surrounding uses. Said use may not include on-site refinement of petroleum products.

Parkville
Missouri

Application #: PZ 2020-52
Date Submitted: 11/13/2020
Public Hearing: 12/8/2020
Date Approved:

CITY OF PARKVILLE • 8880 Clark Avenue • Parkville, MO 64152 • (816) 741-7676 • FAX (816) 741-0013

Application for Text Amendment

Applicable to Chapters, Sections and Subsections within Parkville Municipal Code Title IV *Development Code*

1. Applicant / Contact Information

Applicant(s)

Name: City of Parkville - Joe Parente, City Administrator

Address: 8880 Clark Avenue

City, State: Parkville, MO

Phone: Fax:

E-mail:

Primary Contact(s), if different from applicant(s)

Name:

Address:

City, State:

Phone: Fax:

E-mail:

We, the undersigned, do hereby authorize the submittal of this application and associated documents and certify that all information contained therein is true and correct. We acknowledge that all text amendments are subject to statutory requirements and the Municipal Code of the City of Parkville. We do hereby agree to abide by and comply with the above-mentioned codes, and further understand that any violations from the provisions of such shall constitute cause for fines, punishments and revocation of approvals as applicable.

Applicant's Signature *(Required)* Joe Parente *Date:* 11/13/20

2. Proposed Text Amendment

The following information may be submitted on a separate sheet if necessary.

Amendment proposed to (Chapter, Section and Subsection number): 405.050 B.16

Section / Subsection Title: Conditional Uses

Existing text:

Office uses of low traffic generation, such as real estate, accounting, law, dental, financial services, and those similar in nature in residential districts that front and have access to a State highway.

Proposed text:

Office uses of low traffic generation, such as real estate, accounting, law, dental, financial services, and those similar in nature in residential districts that front and have access to a State highway or Bell Road.

Reason for amendment:

To allow the Hinkle Hardscape relocation to Parkville

Last modified January 2020

3. Potential benefits / effects

Generally, amendments are evaluated based on whether their benefit will likely outweigh any potential pitfalls, and their ability to implement community goals and objectives and improve the existing code. Describe below or on a separate sheet potential benefits and effects of the proposed amendment.

General benefits to property and residents in the City of Parkville (i.e., does the amendment make the code conform more closely with the City's Master Plan; improve public health, safety or general welfare; clarify or better implement the intent of the Code; or other):

Allows for increased flexibility in uses

General effects to property and residents in the City of Parkville:

Allows for low impact office uses along Bell Road, noting the corridor's residential and commercial uses

4. Checklist of required submittals

- [x] Completed application, including all required details and supporting data.
- [ ] Nonrefundable application fee of $300.00. Separately, the applicant will be billed to recover costs for required publication notice per Parkville Municipal Code Title IV, Section 403.010, Subsection E.

For City Use Only

Application accepted as complete by: Brad Stanton, Planner (Name/Title) 11/13/2020 (Date)

Application fee payment by N/A ☐ Check # ______ ☐ M.O. ______ ☐ Cash

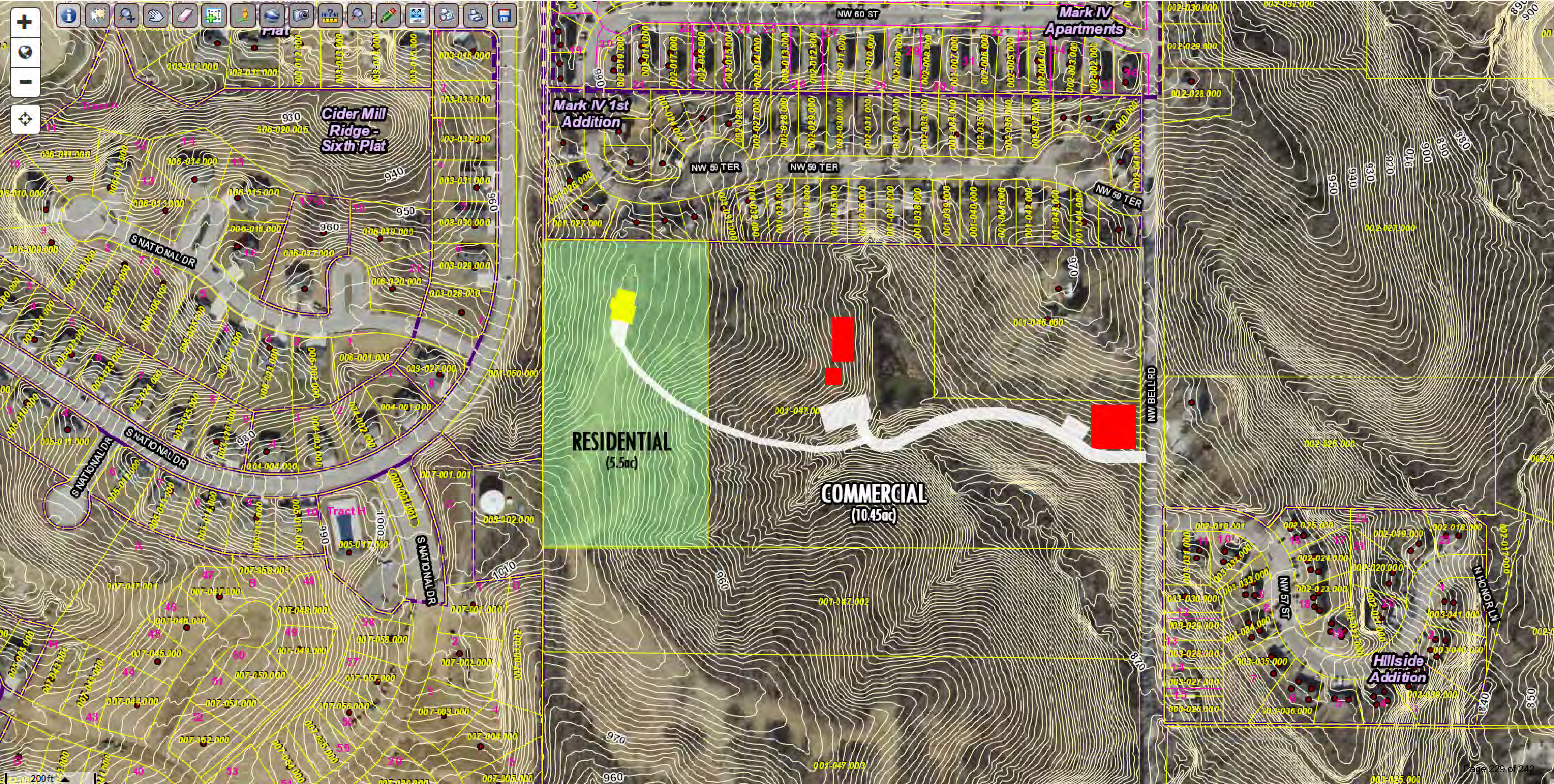
Accepted by: ______________________ (Name/Title) ________ (Date)

☐ Hearing notice published in: ______________ Date of publication: ______________

☐ Final reimbursable costs paid (if applicable). Date of Action: ______________

Planning Commission Action: ☐ Approved ☐ Approved with Conditions ☐ Denied Date of Action: ______________
Conditions if any: ______________________

Board of Aldermen Action: ☐ Approved ☐ Approved with Conditions ☐ Denied Date of Action: ______________
Conditions if any: ______________________


Mark IV Apartments
NW 60 ST
Mark IV 1st Addition
Cider Mill Ridge - Sixth Plat
NW 59 TER
NW 59 TER
NW 59 TER
S NATIONAL DR
S NATIONAL DR
S NATIONAL DR
S NATIONAL DR
Tract H
NW BELL RD
RESIDENTIAL
(5.5ac)
COMMERCIAL
(10.45ac)
NW 57 ST
N HONOR LN
Hillside Addition
200 ft

CITY OF PARKVILLE ▪ 8880 Clark Avenue ▪ Parkville, MO 64152 ▪ (816) 741-7676 ▪ FAX (816) 741-0013

Staff Analysis

Agenda Item: **6.A**

Proposal: Request for text amendment to Parkville Municipal Code, Title IV, Section 405.050 Conditional Uses to allow for office uses of low traffic generation in residentially zoned districts along Bell Road.

Staff Recommendation: Approval

Case No: PZ20-52

Applicant: City Staff

Exhibits:
A. This staff report
B. Application for Text Amendment
C. Subject Property Area Map
D. Public Hearing Notice (published in The Platte County Citizen newspaper on November 18, 2020)
E. Additional exhibits as may be presented at the public hearing

By Reference: A. Parkville Municipal Code, Title IV, Chapter 405. Zoning Districts & Use Standards, Section 405.050 Conditional Uses (https://www.ecode360.com/27901178)

Background

Hinkle Hardscapes, a Riverside-based landscape and hardscape business wishes to relocate their operations to Parkville and have interest in a property along NW Bell Road. Hinkle Hardscapes would like to use the property as a training center for their employees and a design showroom for their customers. Currently, office uses of low traffic generation are allowed in residentially zoned districts along state highways with an approved Conditional Use Permit. This proposed text amendment would also allow for those uses to be allowed along Bell Road with an approved Conditional Use Permit. If approved, this text amendment would allow Hinkle Hardscapes to apply for a Conditional Use Permit to utilize their proposed property.

Overview

Hinkle Hardscapes currently operates at 4124 NW Riverside Street #C in Riverside, however, would like to move their operations to Parkville on a parcel along NW Bell Road. The location Hinkle Hardscapes would like to relocate to is subject parcel #20-7.0-26-300-001-047.001 (West of NW Bell Road, approx. 400-ft. south of NW 59th Terrace). The applicant proposes to develop a new training center and design showroom on the property which is classified as a low traffic generating office use. Staff is proposing the following text amendment to allow this use with a Conditional Use Permit (proposed additional language is underlined):

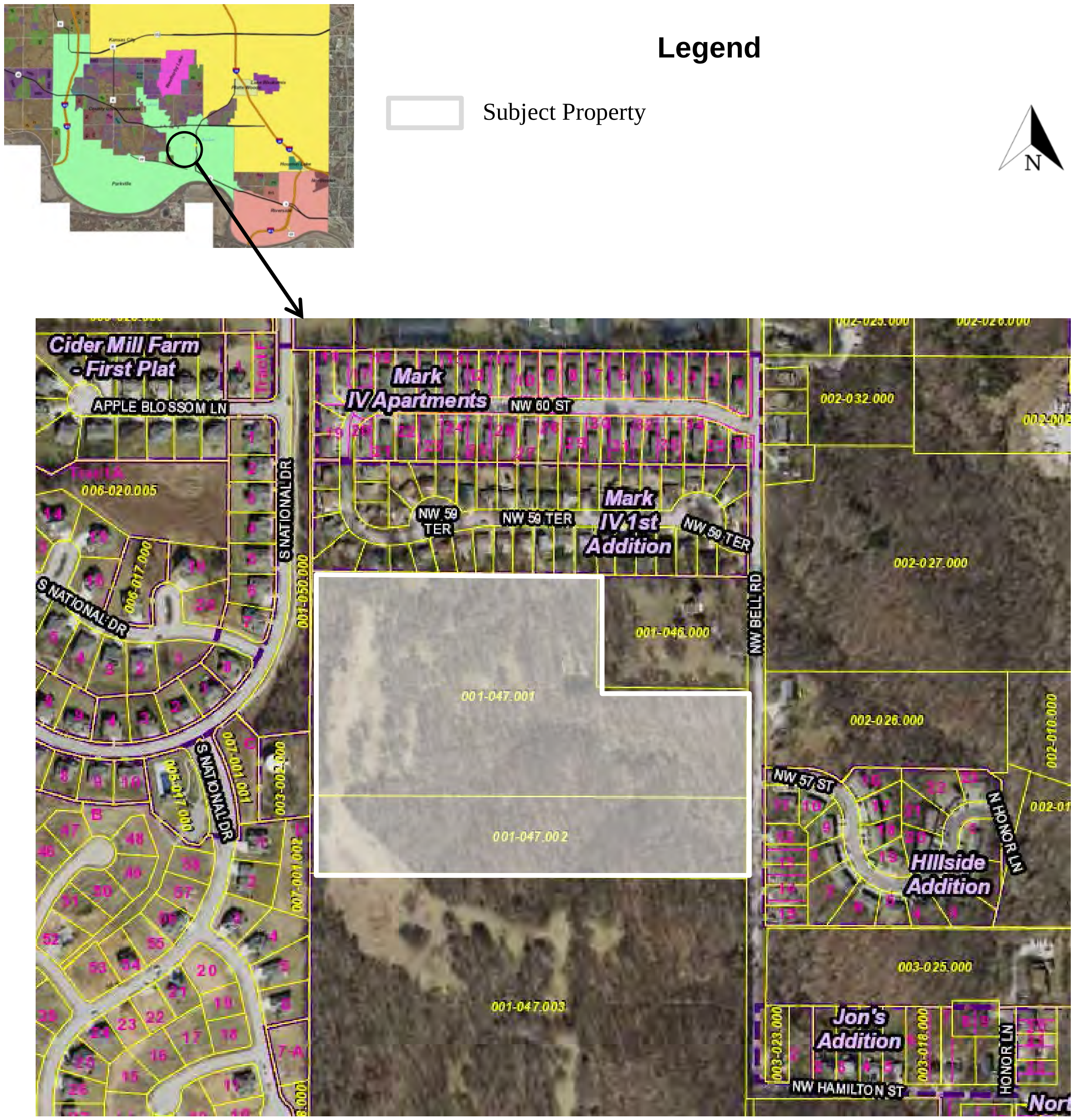


Exhibit C: Subject Property Area Map

Parkville Municipal Code, Title IV, Chapter 405. Zoning Districts & Use Standards, Section 405.050 Conditional Uses Subsection B.16:

> Office uses of low traffic generation, such as real estate, accounting, law, dental, financial services, and those similar in nature in residential districts that front and have access to a State highway <u>or Bell Road</u>.

The subject property is currently zoned R-1 Single Family Residential. Thus, if this proposed text amendment is approved, Hinkle Hardscapes could apply for a Conditional Use Permit to allow their office use of low traffic generation along NW Bell Road.

If these uses are allowed along Bell Road, staff believes it is appropriate they be a Conditional Use permitted via Section 405.050 so the application can go through the review process before the Planning and Zoning Commission to evaluate the proposal, proposed uses, site plan, and potential impacts on adjacent property. Planning and Zoning Commission has been open to expanding areas where similar landscaping office uses have been allowed in residential zoning districts (see: By the Blade in 2016 and Heritage Landscaping in 2017).

Staff Conclusion and Recommendation

Staff recommends approval of the proposed text amendment to Parkville Municipal Code, Title IV, Section 405.050 Conditional Uses. Consideration of a text amendment requires a public hearing. Required public hearing notices were published and no comments have been received as of the date of this staff analysis report. It should be noted that the recommendation contained in this report is made without knowledge of any facts and testimony which may be presented during the public hearing, and that the conclusions herein are subject to change as a result of any additional information that may be presented.

Necessary Action

Following consideration of the proposed text amendment, the factors discussed above and any testimony presented during the public hearing, the Planning and Zoning Commission must recommend approval (with or without conditions) or denial of the text amendment, unless otherwise postponed. Unless postponed, the Planning Commission's action will be forwarded to the Board of Aldermen along with any explanation thereof for final action.

End of Memorandum

/s/ Brad Stanton 12-4-2020
Brad Stanton Date
Planner

Cc: Stephen Lachky, ACIP, CFM, CPM
Community Development Director

ITEM 5.F.
For 12/15/2020
Board of Aldermen Meeting

CITY OF PARKVILLE
Policy Report

Date: December 10, 2020

Prepared By:

Alysen Abel, Public Works Director

Reviewed By:

Anna Mitchell, Assistant to the City Administrator

ISSUE:
Approve Resolution No. 20-012 endorsing an application for the Platte County Parks and Recreation Outreach Grant Program for improvements to Watkins Park (Public Works)

BACKGROUND:
In 2009, the voters of Platte County approved a 10-year, half-cent sales tax for parks, recreation, and stormwater control. A portion of the sales tax proceeds are allocated for the Outreach Grant Program to promote the development of local parks, recreation facilities, and programs. Approximately $250,000 is available each year through this program. In 2020, the voters of Platte County approved the sales tax renewal, supporting parks at a quarter-cent sales tax.

The Platte County Commission developed the Outreach Grant Program to promote the development of local parks, recreation facilities, and programs to enhance the quality of life for all residents. The program strengthens partnerships between the County, local governments, and non-profit organizations to strategically meet our common goals. Applicants must be a local government, school district, or other public subdivision of the State of Missouri.

Groups who are awarded grants can use the funds for a number of purposes related to parks and recreation. Eligible projects include, but are not limited to, the development or improvement of recreational facilities such as playgrounds, ball fields, and trails.

During the October meeting, the Community Land and Recreation Board (CLARB) discussed potential candidates for the 2021 Outreach Grant application. Watkins Park was discussed at great length. With the new master plan, which was recently adopted by the Board of Aldermen, the neighborhood park would be a great candidate for the grant. Instead of providing several options for the County to choose from, with the City typically only receiving one project each year, we have decided to only apply for one single grant in 2021.

Following the meeting, staff met to discuss potential upgrades that could be added to Watkins Park as part of this grant application. Phase 1 of the Watkins Park Master Plan includes the installation of a parking area, relocation of the existing shelter building and chat trail. With the grant application, we could upgrade the plan to also include a new shelter building. Also in 2021, the Capital Improvements Program includes upgrades to the English Landing Park (ELP) playground. As part of the local match, the ELP playground equipment can be repurposed for Watkins Park.

BUDGET IMPACT:
Each year, the City programs funding for Parks projects and staff is finalizing the proposal for the 2021 budget. The total project cost is $50,000 and the City will be requesting $25,000 from Platte County.

ALTERNATIVES:
1. Approve Resolution No. 20-012 to endorse an application for the Platte County Parks and Recreation Grant Program for the improvements to Watkins Park.
2. Approve Resolution No. 20-012 with changes recommended by the Board of Aldermen.
3. Do not submit an application for this grant cycle.
4. Postpone this item.

FINANCE COMMITTEE RECOMMENDATION:
The item was not presented to the Finance Committee, but is being taken directly to the Board of Aldermen for consideration.

STAFF RECOMMENDATION:
Staff recommends that the City submit an outreach grant application for the improvements to Watkins Park for the 2021.

COMMUNITY LAND AND RECREATION BOARD (CLARB) RECOMMENDATION:
At the meeting on December 9, 2020, CLARB voted 8-0 to recommend that the Board of Aldermen direct staff to prepare and submit an application for the Platte County Parks and Recreation for the improvements to Watkins Park.

POLICY:
Parkville Municipal Code Section 150.050(A) directs CLARB to act in an advisory capacity to the Board of Aldermen to develop and administer a writer plan for the care, preservation, pruning, planting, replanting, and removal or disposition of trees and shrubs along streets and in other public areas. As CLARB serves in an advisory capacity, its recommendations must be approved by the Board of Aldermen.

SUGGESTED MOTION:
I move to approve Resolution No. 20-012 endorsing an application for the Platte County Parks and Recreation Outreach Grant Program for phase 1 improvements to Watkins Park.

ATTACHMENTS:
1. Resolution No. 20-012
2. Watkins Park Master Plan

CITY OF PARKVILLE • 8880 Clark Avenue • Parkville, MO 64152 • (816) 741-7676 • FAX (816) 741-0013

CITY OF PARKVILLE, MO.
RESOLUTION No. 20-012

A RESOLUTION APPROVING AND ENDORSING AN APPLICATION TO THE PLATTE COUNTY COMMISSION FOR FUNDING UNDER THE PARKS AND RECREATION OUTREACH GRANT PROGRAM, FUNDED BY THE COUNTY-WIDE DEDICATED PARKS AND RECREATION QUARTER-CENT SALES TAX

WHEREAS, the County of Platte and the City of Parkville deem it a high priority to improve quality of life for all citizens through parks and recreation programs; and

WHEREAS, the County Commission of the County of Platte seeks to support local parks and recreation efforts, create effective partnerships, and increase the level of cooperation between County government and cities, schools, and non-profit community service organizations within the county; and

WHEREAS; the citizens of Platte County in August 2020, approved a renewal of the-quarter cent sales tax for purposes related to parks and recreation; and

WHEREAS, the County Commission of the County of Platte has developed the *Parks and Recreation Outreach Grant Program*, funded by the citizen approved quarter-cent county-wide sales tax; and

WHEREAS, the City of Parkville wishes to make application to the County for consideration of specific projects for Outreach Grant Program funds; and

WHEREAS, the City of Parkville agrees to comply with all program guidelines and requirements of said Outreach Grant Program if such application shall be funded by the County Commission.

NOW, THEREFORE, BE IT RESOLVED that the Board of Aldermen approves and endorses an application for the Platte County Parks and Recreation Outreach Grant Program to help fund improvements to Watkins Park.

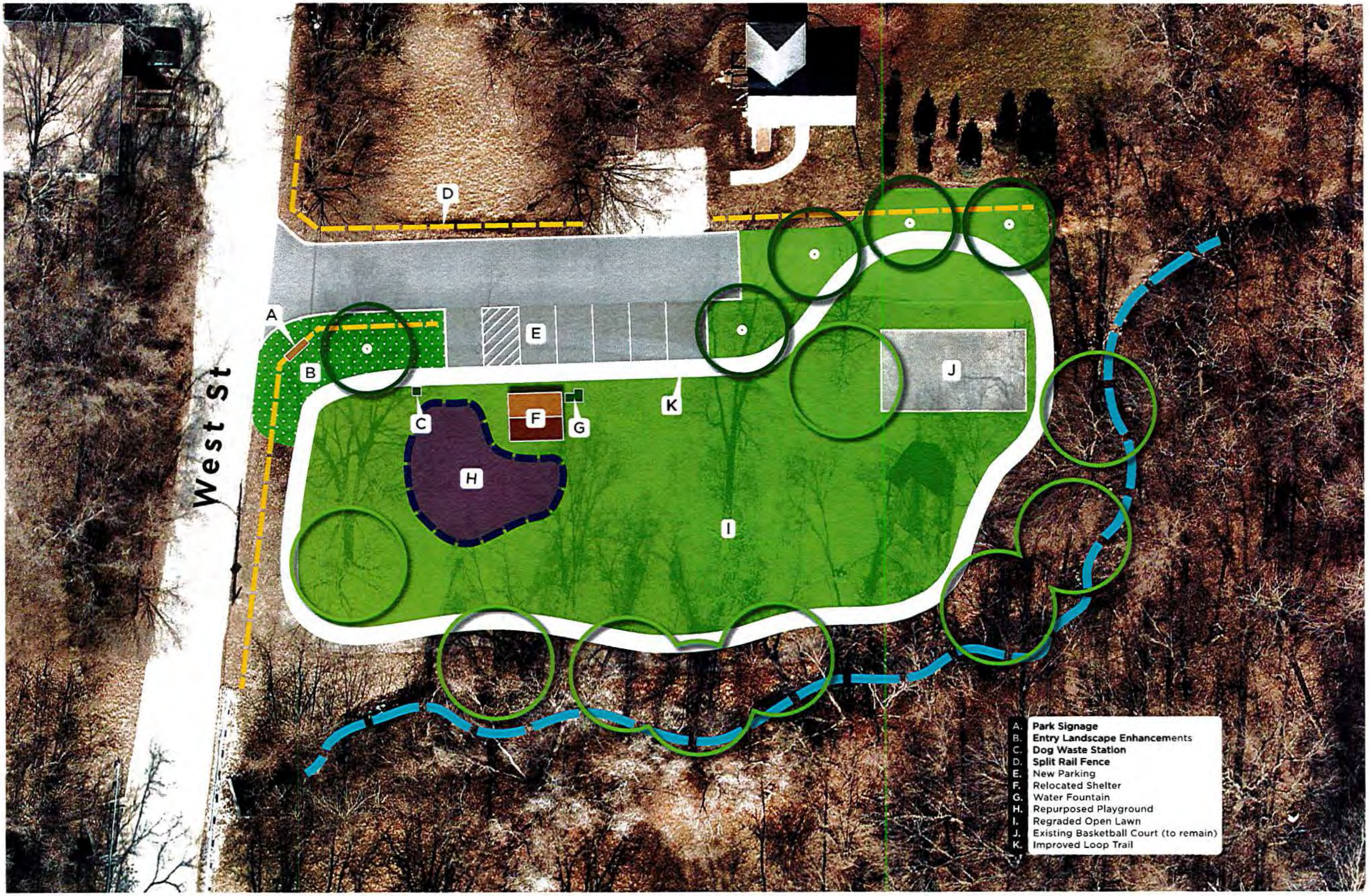
BE IT FURTHER RESOLVED that the Board of Aldermen directs City Administration to complete and submit the required grant application documents.

IN TESTIMONY WHEREOF, I have hereunto set my hand in the City of Parkville this 15th day of December 2020.

____
Mayor Nanette K. Johnston

ATTESTED:

____
City Clerk Melissa McChesney



WATKINS PARK

PARKVILLE, MO

PHASE I IMPROVEMENTS

SEPTEMBER 2020

WATKINS PARK

PARKVILLE, MO

MATER PLAN

SEPTEMBER 2020

ITEM 5.G.

For 12/15/2020

Board of Aldermen Meeting

CITY OF PARKVILLE
Policy Report

Date: December 10, 2020

Prepared By:

Alysen Abel, Public Works Director

Reviewed By:

Anna Mitchell, Assistant to the City Administrator

ISSUE:

Adopt the Pocket Park Master Plan (Public Works)

BACKGROUND:

In August 2014, the Board of Aldermen adopted Vision Downtown Parkville, a plan that included several improvements to downtown, including Pocket Park and the intersection of 1st and Main streets.

On October 3, 2017, the Board of Aldermen approved a professional services agreement with BBN Architects who was selected because of their extensive experience with downtown revitalization projects. On April 28, 2020, the City Administrator approved Work Authorization No. 5A for the research and preliminary sketches of Pocket Park. On June 16, 2020, the Board of Aldermen approved Work Authorization No. 5B with BBN Architects for the public engagement and preliminary design of Pocket Park.

The City formed a stakeholder committee comprised of downtown business owners adjacent to Pocket Park, Main Street Parkville Association (MSPA), Parkville Old Towne Market Community Improvement District (POTMCID) representatives, and elected officials. The stakeholder committee met at the end of June to review the opportunities and challenges associated with the Pocket Park area. The stakeholders were encouraged to provide feedback associated with their future vision of the area.

Based on the feedback received in the first stakeholder meeting, BBN Architects developed two distinct options to improve the Pocket Park area. These options were presented to the stakeholder committee at the end of July.

A work session was held in August with members of the Board of Aldermen and the Community Land and Recreation Board. Based on the feedback received from the work session, along with the feedback from the stakeholder committee, BBN Architects will finalize the design concept for the preferred option.

The finalized options for the Pocket Park Master Plan were developed and released to the public for a 30-day review period. A public forum was held in October with members from the MSPA and POTMCID. The final concepts were presented during the December 9th Community Land and

Recreation Board (CLARB).

BUDGET IMPACT:
There is no budget impact associated with the adoption of the Pocket Park Master Plan. Improvements will need to be approved with future Capital Improvement Programs.

ALTERNATIVES:
1. Adopt the final concepts associated with the Pocket Park Master Plan.
2. Provide comments associated with Pocket Park.
3. Postpone this item.

FINANCE COMMITTEE RECOMMENDATION:
The item was not presented to the Finance Committee, but is being taken directly to the Board of Aldermen for consideration.

STAFF RECOMMENDATION:
Staff recommends that the Board of Aldermen adopt the Pocket Park Master Plan.

COMMUNITY LAND AND RECREATION BOARD (CLARB) RECOMMENDATION:
At the meeting on December 9, 2020, CLARB voted 8-1 to recommend that the Board of Aldermen adopt the Pocket Park Master Plan.

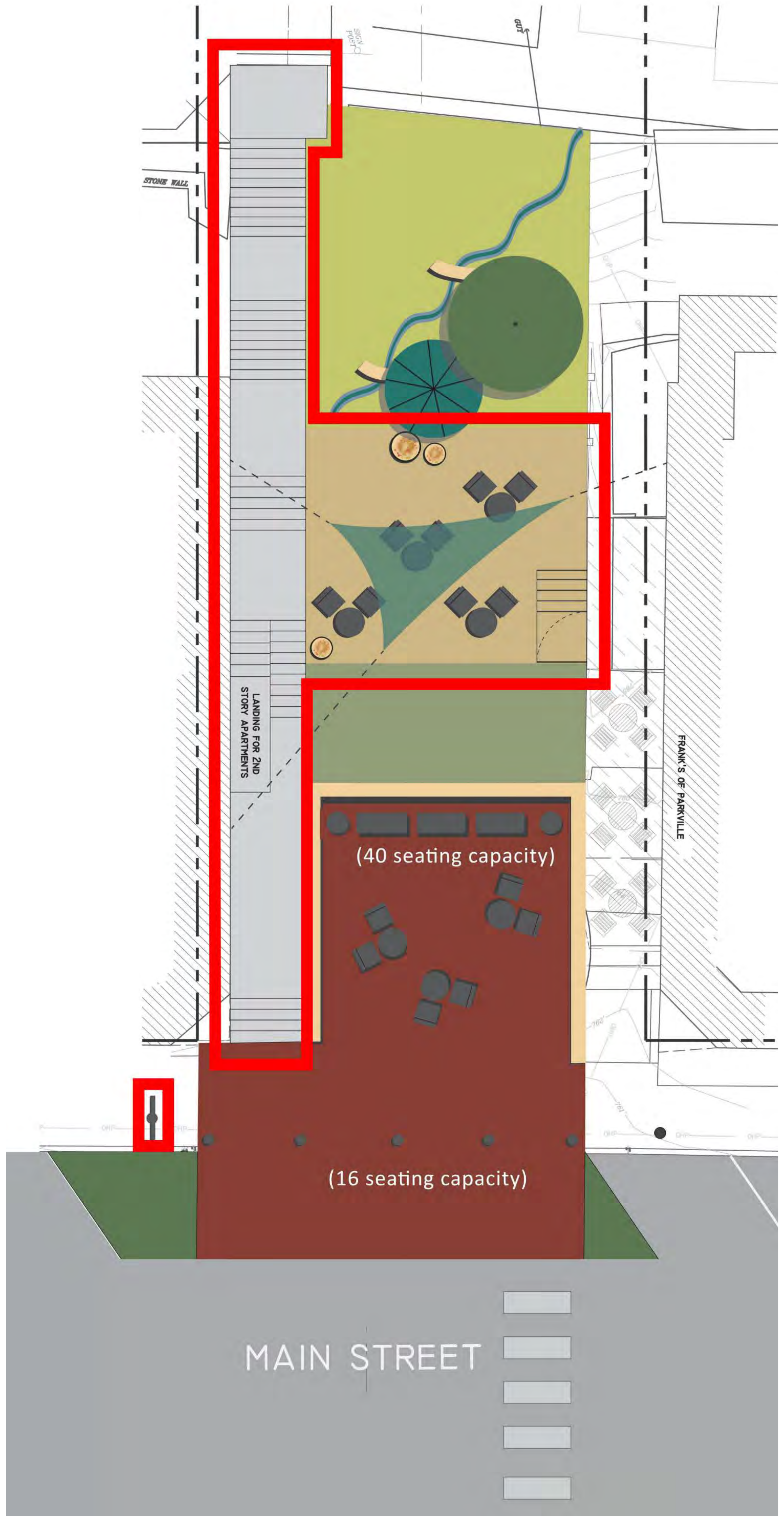
POLICY:
Parkville Municipal Code Section 150.050(A) directs CLARB to act in an advisory capacity to the Board of Aldermen to develop and administer a writer plan for the care, preservation, pruning, planting, replanting, and removal or disposition of trees and shrubs along streets and in other public areas. As CLARB serves in an advisory capacity, its recommendations must be approved by the Board of Aldermen.

SUGGESTED MOTION:
I move to adopt the Pocket Park Master Plan.

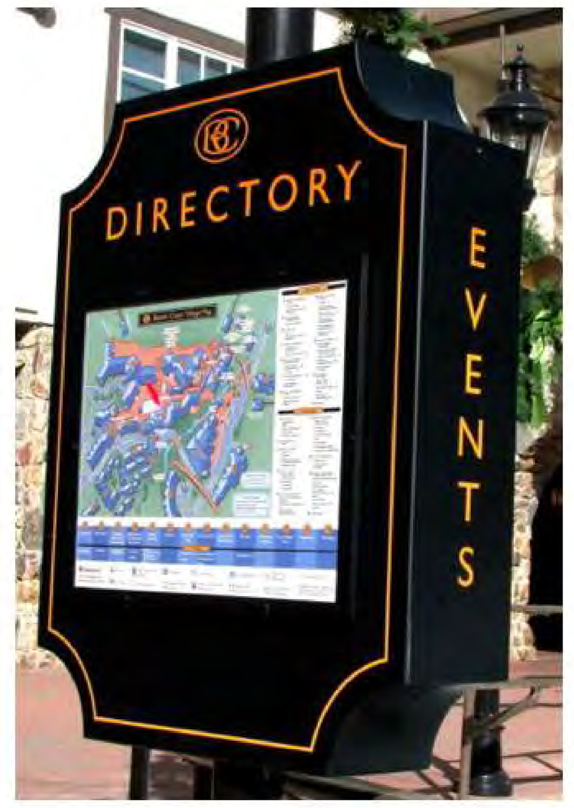
ATTACHMENTS:
1. Pocket Park Master Plan

PHASE 1

Master Plan
Downtown Parkville Pocket Park



: Plan View



Informational Kiosk

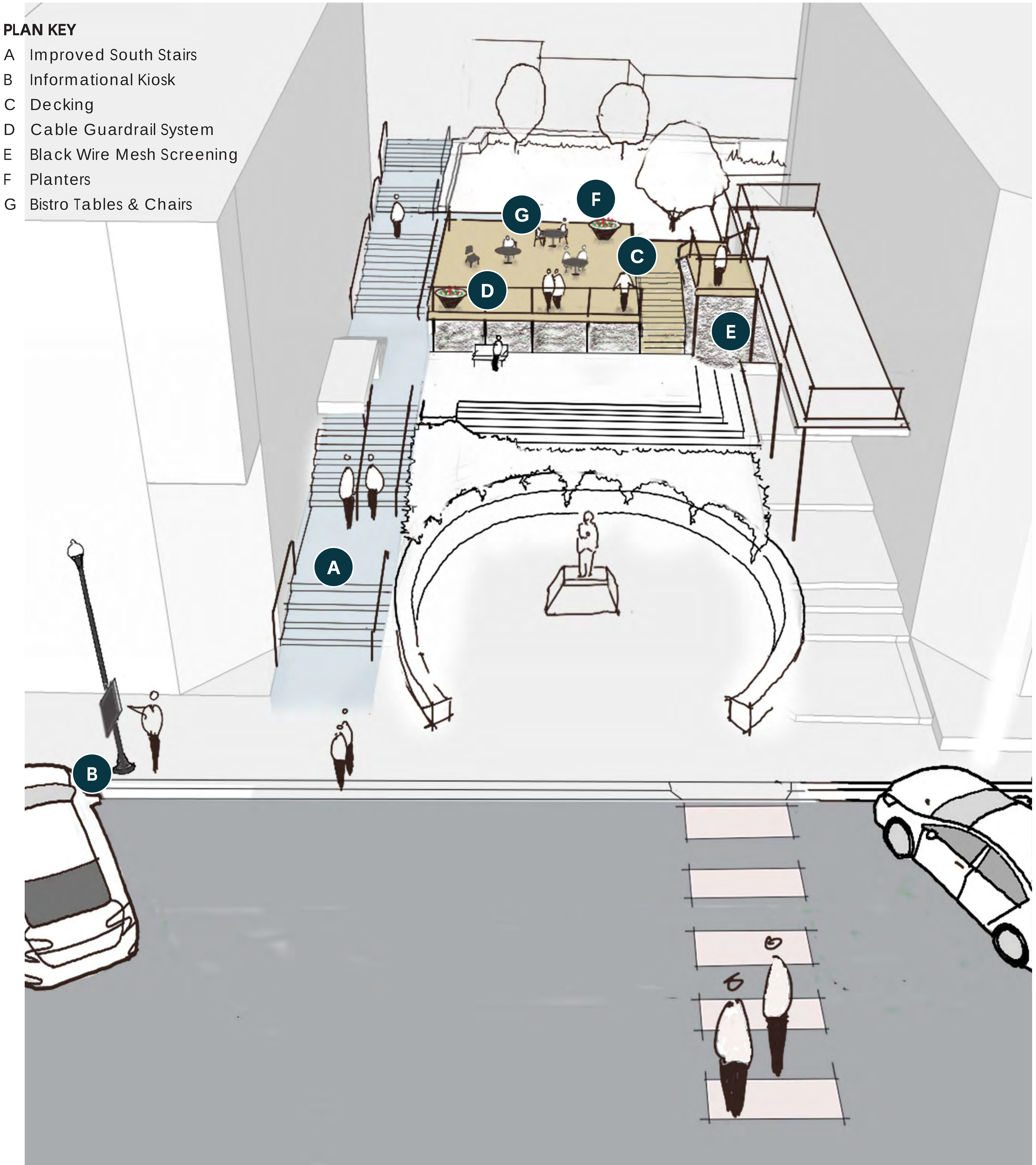
Decking & Aluminum Railing

Cafe Seating

Black Wire Mesh Screening

PLAN KEY

- A Improved South Stairs
- B Informational Kiosk
- C Decking
- D Cable Guardrail System
- E Black Wire Mesh Screening
- F Planters
- G Bistro Tables & Chairs



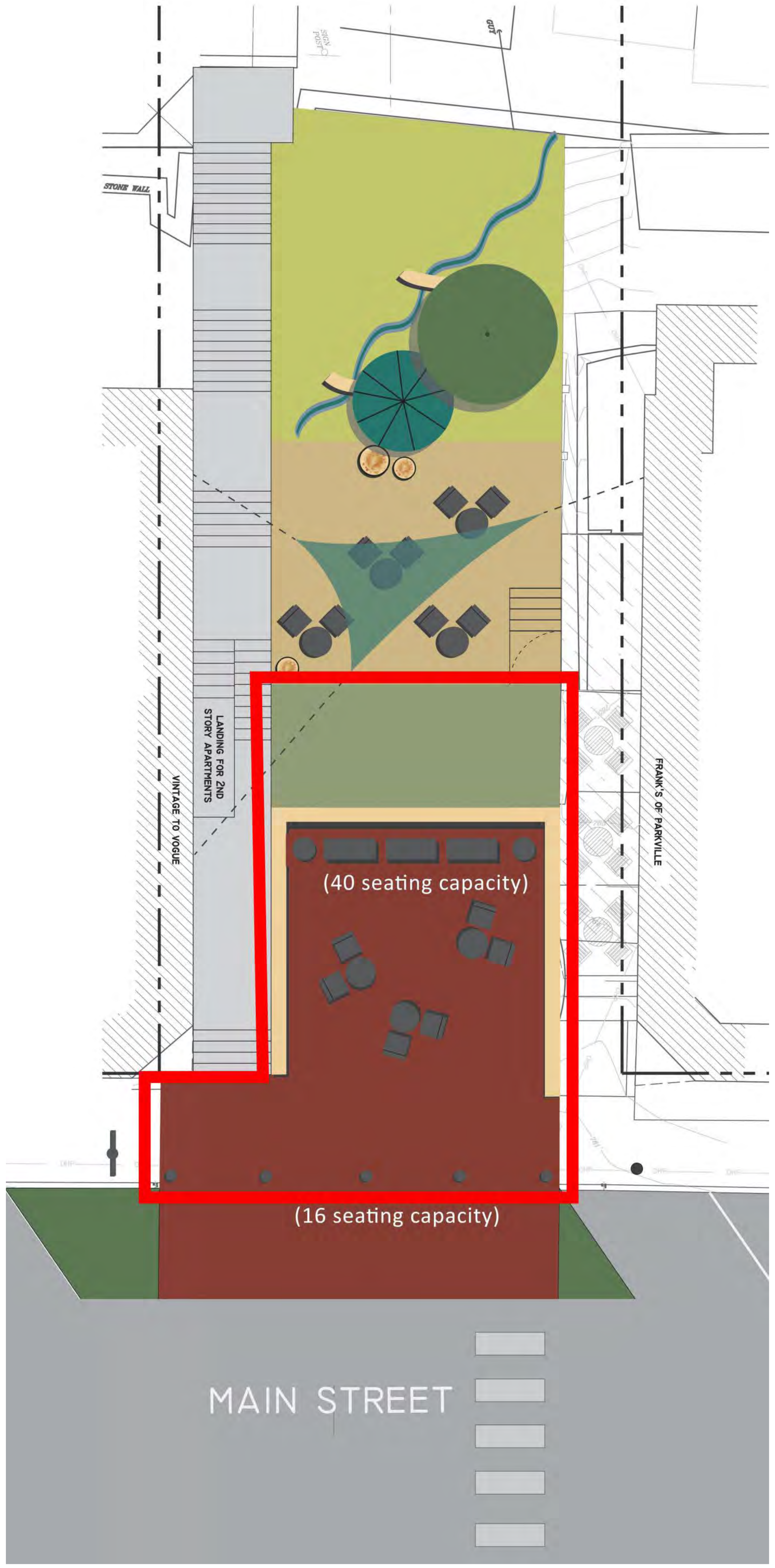
: Aerial View Facing West from Main Street

BBN ARCHITECTS INC — INTEGRATING NATURE AND ARCHITECTURE

Parkville Missouri

PHASE 2

Master Plan
Downtown Parkville Pocket Park



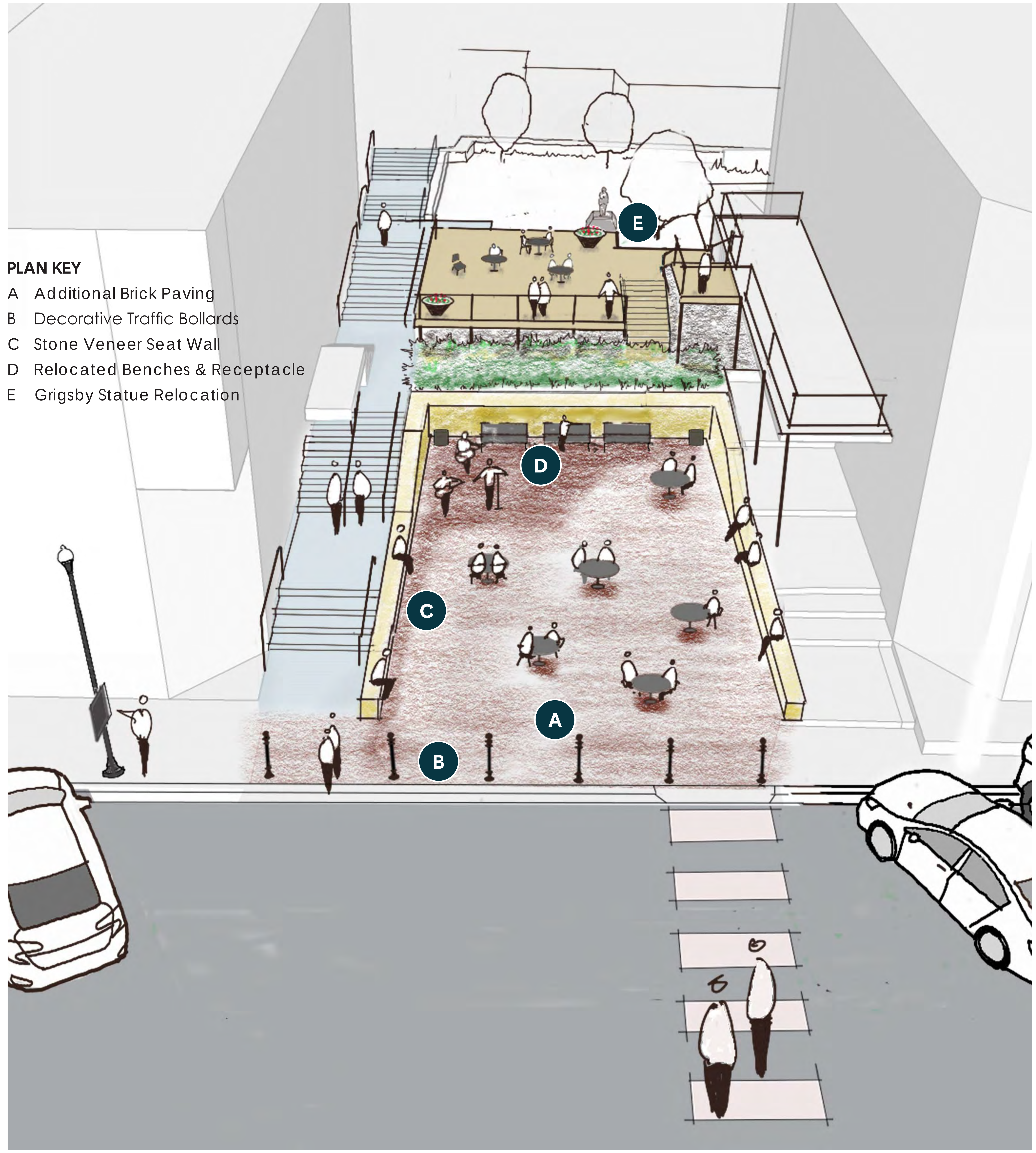
Plan View

Flagstone Pavers

Path Lighting

Decorative Bollards

Limestone Seat Wall



PLAN KEY

- A Additional Brick Paving
- B Decorative Traffic Bollards
- C Stone Veneer Seat Wall
- D Relocated Benches & Receptacle
- E Grigsby Statue Relocation

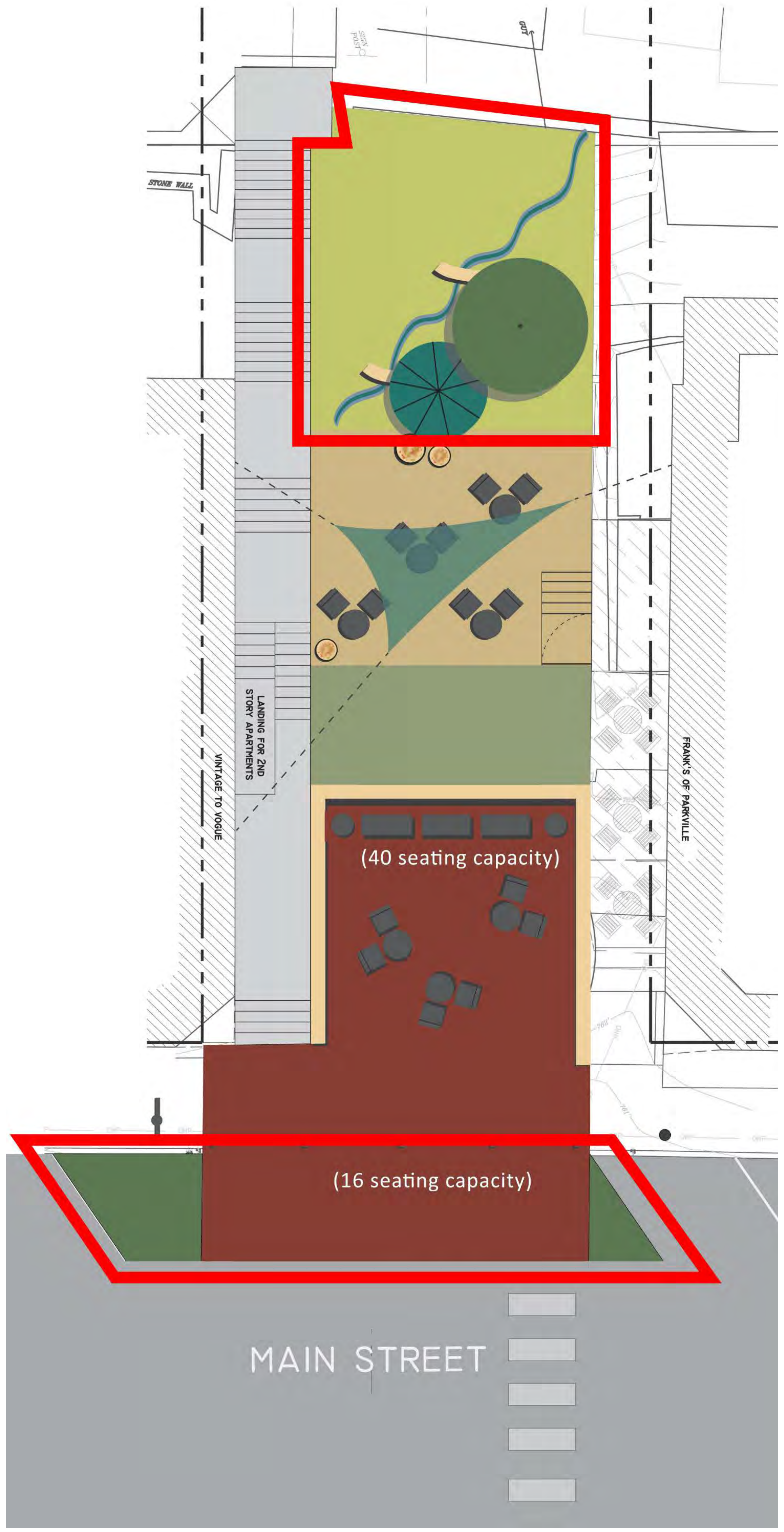
Aerial View Facing West from Main Street

BBN Architects Inc — Integrating Nature and Architecture

Parkville Missouri

PHASE 3

Master Plan
Downtown Parkville Pocket Park



Plan View

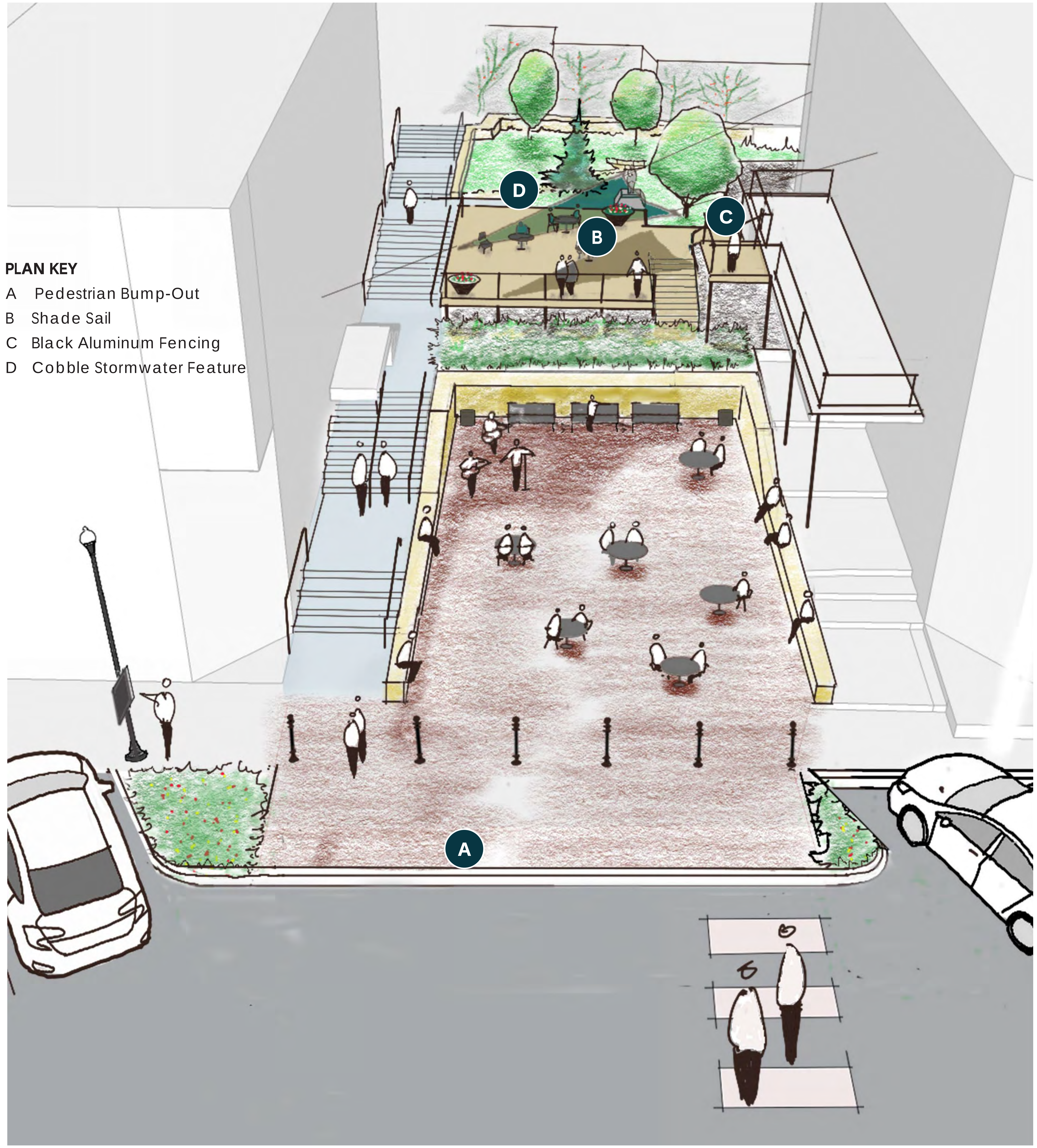
Stormwater Feature

Shade Sail and Lighting

Fencing

PLAN KEY

A Pedestrian Bump-Out
B Shade Sail
C Black Aluminum Fencing
D Cobble Stormwater Feature



Aerial View Facing West from Main Street

INTEGRATING NATURE AND ARCHITECTURE BBN ARCHITECTS INC

Parkville Missouri