

## **MINUTES OF THE MISSION COMMUNITY DEVELOPMENT COMMITTEE**

April 5, 2017

The Mission Community Development Committee met at Mission City Hall, Wednesday, April 5, 2017 at 6:30 p.m. The following committee members were present: Pat Quinn, Arcie Rothrock, Nick Schlossmacher, Debbie Kring, Kristin Inman, Ron Appletoft and Suzie Gibbs. Absent: Tom Geraghty. Councilmember Rothrock called the meeting to order at 6:30 p.m.

Also present were City Administrator Laura Smith, City Clerk Martha Sumrall, Assistant City Administrator Brian Scott, Chief Ben Hadley, Public Works Director John Belger, Public Information Officer Emily Randel, City Planner Danielle Sitzman, Captain Kirk Lane, Recreation Supervisor Kathy Lockard.

### **Traffic Signal at Johnson Drive and Woodson**

Ms. Smith stated that as part of the Johnson Drive street rehabilitation project, the traffic signal at Johnson Drive and Woodson was removed. This signal has been discussed over the past few months, along with traffic and pedestrian safety concerns in the area. The signal was removed because it was not warranted and because of the use of Federal funding it could not be included in the project if unwarranted. The City can put a signal in at this location using City funds. She stated that the warrant analysis was included in the packet and discussed the anticipated cost of a new signal (Olsson bid \$307,000 which is a very conservative estimate). She stated that the actual cost may come down should Council decide to move forward. The next step in the process would be a task order for plans and specifications and it is anticipated that a signal could be installed by the fourth quarter of 2017. She stated that this signal is not in the budget and would require using fund balance to pay for it

Councilmember Quinn asked if other bids for this signal have been received. Ms. Smith stated that this is not a bid, but is a project estimate. Councilmember Kring asked what an estimated \$250,000 would cover for this project. Ms. Smith stated that it would cover equipment, ADA required improvements, and sidewalks. Councilmember Gibbs stated that she believes everyone is interested in this issue, as well as possibly restriping Johnson Drive to three lanes, and she would like to have more time to fully discuss all options fully before moving forward.

Councilmember Gibbs recommended that this item be tabled and reconsidered at an additional Community Development Committee Meeting to be held on Wednesday, April 12th. She would like for Olsson Associates to be available at the meeting and stated that there are many questions Council would like to ask and discuss. Councilmember Quinn stated that whether or not restriping Johnson Drive is considered, he feels the signal is still needed. Councilmember Schlossmacher stated that he would like to have additional feedback from both residents and businesses prior to making a final decision, and suggested residents and businesses be encouraged to email Council or that a survey be provided to them. Mayor Schowengerdt stated that he has been concerned with this intersection for the past three years and, with the budget

process getting underway (additional meetings), he would like to consider this issue now as he feels we need to act quickly on this issue. Councilmember Inman expressed her concerns with spending money that is not in the budget and the need to develop a long-term master plan of what is needed on Johnson Drive. She stated that Council needs additional information on whether a signal at this intersection would still be needed if restriping occurs. She discussed the recent changes that have been implemented in the area (installation of pedestrian beacons, adding LED lights to the beacons, reducing the speed limit) and stated that she would like to have an overall plan rather than a “band aid” approach to solving safety issues on Johnson Drive. Councilmember Gibbs again recommended that this issue be placed on a CDC agenda for April 12th at 6:00 p.m.

Councilmember Schlossmacher asked for additional information on why a signal warrant is needed during projects if the City has the option to install a signal even if it is not warranted. Mr. Belger stated that if a signal is unwarranted it opens the City to liability, there are often unexpected consequences (pushes traffic elsewhere, increases speeds), and provides us with information to “back-up” the decision and work within recognized standards. Mayor Schowengerdt again expressed his desire to address this issue as soon as possible.

Further discussion and consideration of the traffic signal at Johnson Drive and Woodson will be placed on the Community Development Committee agenda for Wednesday, April 12th at 6:00 p.m.

### **Stormwater BMP Contract Renewal**

Ms. Sitzman reported that Johnson County’s Stormwater BMP Cost Share Program allows Mission residents and businesses to receive County financial assistance for specific stormwater projects on their property. Mission has participated in the program for the past two years and must renew annually. The program is a “pass through” for funds and participants can receive up to 50% of the cost of eligible projects. Last year two people participated, but this year we have already started receiving applications, so the word is getting out about the program. There was no discussion on this item.

Councilmember Gibbs recommended that the Interlocal Agreement to participate in Johnson County’s Stormwater Best Management Practices (BMP) Cost Share program in 2017 be forwarded to Council for approval. All on the committee agreed. This will be a consent agenda item.

### **Interlocal Agreement for Cooperative Use of Pools (Super Pool Pass Program)**

Ms. Lockard stated that the Super Pool Pass Program offers residents and qualified non-residents of participating cities the option of purchasing a pass that provides access to other participating outdoor aquatic facilities. The cities of Fairway, Leawood, Merriam, Mission,

Prairie Village, Roeland Park and Johnson County Parks & Recreation participate in the program. Mission has been a part of the program for eight years. Ms. Lockard provided information on the cost of passes and funds generated through the program. Councilmember Krings asked if the program causes any over-crowding of the pool. Ms. Lockard stated that it does not.

Councilmember Quinn recommended that the Interlocal Agreement allowing Mission to participate in the Super Pool Pass Program for 2017, including the Swim Meet Letter of Understanding, be forwarded to Council for approval. All on the committee agreed. This will be a consent agenda item

### **Mission Family Aquatic Center Pool Painting**

Ms. Lockard provided information on the bids for the painting of the Mission Family Aquatic Center. The shells of the competition pool and the walls/seats in the leisure pool both require painting. The MFAC is entering its fourth year of operation and pools typically need to be painted every four to five years. Three bids were received and it is recommended that the contract be awarded to Dayco Painting, Inc. as the lowest and best bidder at a cost not to exceed \$26,240. There was no discussion on this item.

Councilmember Gibbs recommended that the bid from Dayco Painting, Inc. in the amount of \$26,240 for the painting of the entire shell of the competition pool and the walls and seating bench of the leisure pool at the Mission Family Aquatic Center be forwarded to Council for approval. All on the committee agreed. This will be a consent agenda item.

### **Resolution Approving 2018-2022 CARS List**

Mr. Belger stated that the CARS program provides funds to cities to construct and maintain eligible streets. Each year, we submit a 5-year road improvement plan to the County. The projects submitted are scored and the County selects which projects will receive funding. This proposed resolution identifies the projects that Mission has targeted for inclusion in the 2018-2022 CARS Program. He also stated that a few of the projects have been "shuffled" around - Foxridge Phase II has moved to 2020 and Broadmoor is slated for 2019. The recent traffic count associated with the left-turn signal warrant at Broadmoor and Martway has assisted in identifying Broadmoor as a CARS eligible street.

Councilmember Gibbs recommended that the resolution adopting the Five Year City/County Street Improvement Program for the City of Mission be forwarded to Council for approval. All on the committee agreed, but this will not be a consent agenda item.

### **Traffic Signal Modifications - Martway & Broadmoor**

Mr. Belger stated that the recently approved traffic signal warrant study at Martway and Broadmoor is complete and it is recommended that protected left turn signals be installed for all remaining movements. When the traffic signal was originally installed, only one portion of the intersection warranted a left turn signal. He stated that Olsson estimates the cost for installing the remaining three left turn signals to be approximately \$6,000. Discussion continued on when the actual costs will be available and the original warrant study that was completed prior to the area being built out so all four left turn signals were not warranted at that time.

Councilmember Kring asked when repairs to Broadmoor and Johnson Drive will be completed. She stated that there are dips and potholes in the area. Mr. Belger stated that they anticipate completing these repairs this spring and that a contractor will need to do the work at night as the intersection will need to be closed. Councilmember Kring also expressed her concerns with the condition of 60th Street and Shawnee Mission Parkway. Mr. Belger stated that we are aware of the issue and that KDOT will not help with improvements. Councilmember Kring requested an update on the signal at Johnson Drive and Broadmoor that is in disrepair. Mr. Belger discussed the condition of the pole and stated that the "interior workings" are in equally poor condition. We anticipate replacing this signal in 2019 in connection with the Broadmoor rehabilitation project.

Councilmember Gibbs recommended that the authorization for staff to execute any and all documents necessary to complete modification of the traffic signal at Martay and Broadmoor to accommodate protected left turns in all directions be forwarded to Council for approval. All on the committee agreed, but this will not be a consent agenda item.

### **Community Center Parking Lot Engineering and Inspection Services**

Mr. Belger stated that the parking lot surrounding the Community Center is budgeted for repair this summer. Olsson Associates has provided a task order to prepare contract documents, project specifications, and provide construction inspection services for the project. This will also include ADA modifications, as-built documents when completed, and materials testing during the project. Councilmember Gibbs said that she was excited to see this project get underway.

Councilmember Gibbs recommended that the task order with Olsson Associates for design and construction inspection services for parking lot improvements at the Sylvester Powell, Jr. Community Center in an amount not to exceed \$17,928 be forwarded to Council for approval. All on the committee agreed. This will be a consent agenda item.

### **Revisions to Sign Code Ordinance**

Ms. Smith stated that the planning commission has recommended changes to the sign code. These changes will be considered by ordinance under "Planning Commission" at the April 19th

City Council Meeting. Ms. Sitzman provided an update on the specific changes recommended to the following areas of the sign code, including:

- Limiting the area of window signs
- Requiring sign permits and permit fees for temporary signs
- Limiting the time temporary signs may be posted during a calendar year
- “Costume characters” have been removed from the section on attention attracting devices
- Removed any amortization schedule from pole signs
- Continuing to regulate/prohibit pole signs - the previous exemptions have been removed
- Added corporate merger, consolidation or other legal name changes as allowable reasons to change the copy or logo without being considered sign refacing of pole signs

Councilmember Gibbs asked when these changes will become effective. Ms. Smith stated following Council approval and publication, which would make them effective around May 1st. Ms. Sitzman stated that a letter will be sent to all businesses with a business license letting them know of the changes and providing an opportunity to meet in small groups to for questions regarding the changes and how they may impact their business. We will share this information, including the dates and times of the small group meetings, via social media/website. A letter updating businesses on the changes will also be included with business license renewals in May. Ms. Sitzman stated that code enforcement of these new regulations will start slowly.

This item is being recommended to Council from the Planning Commission so no recommendation from the committee is required. The items will be on the Council Agenda under “Action Items - Planning Commission.”

### **Rental Licensing Ordinance Amendments**

Mr. Scott provided background information on recent changes by the State to rental inspections. He stated that Mission has always required the consent of the tenant prior to inspection so we are in compliance with these changes. Staff would like direction on possibly expanding the inspection program to include single-family rental properties. Mr. Scott provided a handout detailing the cost breakdown (personnel and administrative costs) to administer this program. Inspections of single-family residences would occur every three years.

Discussion continued on revenues generated by the current multi-family inspection program and the limited number of reinspections required now that most of the apartment complexes are compliant with the health and safety requirements, Code Enforcement Officers conducting the inspections (both have their Property Maintenance and Housing Inspection Certification and both would need to be present at inspections), the benefits of having both Code Enforcement Officers present at inspections, and whether this is a common practice in other communities. Ms. Scott asked for direction for staff and stated that if Council would like to move forward with this program, a public meeting would be held to get additional input.

The committee agreed that they would like to move forward with a single-family rental property inspection program. Additional information on this proposed program will come back before the committee in the coming months.

### **2017 Street Program**

Mr. Belger provided an update on the 2017 Street Program, highlighting those streets identified for mill and overlay, seal application, spot curb replacement, and ADA improvements. He stated that Public Works will be transitioning to a new data collection software this year as our current software (Cartegraph) has a significant fee increase. ADA ramps will be installed on Roeland Drive. We have had a request for this improvement by a resident in the area who utilizes a wheelchair. He stated that four ramps will be installed at an estimated cost of \$2,500-\$3,000 each. A section of curb and sidewalk north of 53rd and Horton has deteriorated and this will be replaced in 2017.

Ms. Smith stated that in the past those streets that are on the deferred list have been considered alternates if funds are available. Mr. Belger stated that staff will do this again this year and they will be included on the bid list as alternates.

Discussion continued on the cost of chip seal (approximately \$2.20/s./yard including sweeping), improvements needed to Dearborn north of 51st street, and a section of 61st St. behind Target that has totally deteriorated (PCI score of "0"). Councilmember Kring expressed her concerns with the condition of Johnson Drive between Lamar and Metcalf which is deteriorating. Mr. Belger stated that this section of Johnson Drive received micro seal in 2012 and that it typically lasts about 5-8 years. The committee also discussed CARS eligibility and SMAC funding for this section of Johnson Drive as a future project.

Councilmember Kring asked that there be a greater Police presence on Johnson Drive during rain events as she is concerned with drivers who do not use their headlights in the rain. She feels there are also many speeders in the area. Chief Hadley discussed staffing levels in the Police Department during training events and when there are injuries. He stated that there will be a greater effort to get more traffic enforcement along Johnson Drive. He also noted that officers are regularly patrolling neighborhoods which has greatly helped to reduce burglaries. Capt. Lane stated that they want officers in residential areas and discussed the benefit of using motorcycle officers for traffic patrol.

This item was informational only and no action was taken.

### **Other - Departmental Updates**

Ms. Smith reported that she was contacted by Dial Development who has chosen to pull their senior living project from consideration in Mission. Following 30-60 days to receive all bills

associated with work on this project, the remaining balance of their deposit will be returned to them.

Ms. Smith stated that the City of Fairway has signed-off on our SMAC project for stormwater improvements in Rock Creek behind the Mission Bowl. She stated that 19 projects were submitted to SMAC county-wide in 2017 and that 7 were funded. Mission's project is not yet funded.

There will be a Mission Farm & Flower Market Food Truck Kick-Off Party on Tuesday, May 2nd, and the Jo Co Go Scavenger Hunt is scheduled for Thursday, May 18th.

Ms. Sitzman stated that six projects received funding through the BIG program. All went through the review process and are now being notified. This number of approved projects is up from last year. Councilmember Rothrock asked if there are projects that apply for funding but do not finish their project. Ms. Sitzman stated that there may be one or two but that they usually do not total much in funding.

#### **Meeting Close**

There being no further business to come before the Committee, the meeting of the Community Development Committee adjourned at 7:55 p.m.

Respectfully submitted,

Martha Sumrall  
City Clerk