

CITY OF MISSION, KANSAS
COMMUNITY DEVELOPMENT COMMITTEE

WEDNESDAY, MAY 1, 2019

6:30 P.M.

Mission City Hall

PUBLIC COMMENTS

PUBLIC PRESENTATIONS / INFORMATIONAL ONLY

1. Lot Split, 5539 Reeds Road - Brian Scott ([page 4](#))

The applicant proposes to split the subject property, Lot 119 of Missionhill Acres, into two lots. The dimensions of both of the proposed lots would be 60 feet wide by 140 feet deep. The applicant is the current owner of the subject property. If the lot split is approved, the applicant will sell the north lot (which does not have any improvements on it) to a home builder, who will build a home on the lot for sale. The proposed lot split meets all applicable code requirements. No non-conformities would be created. The Planning Commission, at their April 22, 2019 meeting, voted 8-0 to adopt the findings of fact contained in the staff report and recommend approval of the proposed lot split Case #19-01 to the City Council.

ACTION ITEMS

2. Acceptance of the April 3, 2019 Community Development Committee Minutes - Martha Sumrall ([page 11](#))

Draft minutes of the April 3, 2019 Community Development Committee meeting are included for review and acceptance.

3. 2019-2020 Rock Salt - Brent Morton ([page 20](#))

Rock salt is an essential commodity for snow removal activities. The City solicits quotes every year from salt suppliers who guarantee the product will be available for delivery during winter storm events. The City's salt storage dome holds approximately 1,800 tons of salt. Based on the activity during the winter of 2018-2019, current salt stores were significantly reduced, leaving the dome approximately half full. Quotes were solicited and staff recommends a contract with Independent Salt Co. at a cost of \$59.54 per ton delivered.

4. Biennial Bridge Inspection Contract - Brent Morton ([page 23](#))

KDOT requirements specify that every bridge over twenty (20) feet in length must be inspected and inventoried every two years. Staff recommends approval of a contract with George Butler

& Associates (GBA) who is pre-qualified for the inspection work through KDOT and has completed this project for the City in the past. The contract would include inspection and inventory for all nine (9) of the bridges that require inspection within the City's jurisdiction as well as the concrete box structures under the Gateway site. The contract is in an amount not to exceed \$9,300.

5. Purchase of Carpet Extractor and Clorox Sprayer for Community Center - John Vaughn ([page 32](#))

The Sylvester Powell, Jr. Community Center has several carpeted spaces used for recreation programs, rented for business meetings, family events, church services or provided at no cost to civic groups. Staff currently uses a carpet cleaner purchased in 2012 to clean the carpets prior to each rental. The carpet cleaner was scheduled to be replaced in 2018 with a budget of \$16,000. Staff was not positioned to narrow the scope to move forward with the purchase in 2018, but following additional research and evaluation staff now recommends the purchase of a Clarke Carpet Extractor from Bill's Floor Machine Service in an amount not to exceed \$11,200. Based on the savings realized in the bids, staff also recommends adding a Clorox Total 360 Sprayer to the purchase. Currently staff is hand-wiping or mopping these areas throughout the day. Adding the Clorox Total 360 Sprayer, which is readily portable, will increase the area that can be efficiently treated in less time. The sprayer would be purchased from Pur-O-Zone in an amount not to exceed \$4,248.96.

DISCUSSION ITEMS

6. Financing and Design of Rock Creek Improvements - Laura Smith ([page 40](#))

In the summer of 2017, subsidence of the parking lot/parking area of the Roeland Court Homes Association (RCHA) occurred. The failure accelerated the conversation surrounding the stormwater creek channel project that extended from Roeland Drive to just east of Nall. The Rock Creek Channel improvement was submitted to the Johnson County SMAC program in 2017 and was on the approved project list. However, following a review of SMAC Projects in February/March of this year, it has been determined that no County funding would be available for this project in the foreseeable future. In order to address the issues at the Roeland Court Townhomes, and the erosion issues that are impacting the MD Management parking lot, the City needs to make a decision about the scope of the project to advance both design and construction in 2019. Staff will review financing and design considerations.

7. Selection of Committee Chair & Vice Chair - Laura Smith ([page 67](#))

In accordance with Section 130.010 (B) of the City's Municipal Code, "On an annual basis, on or before the first June Council meeting, the City Council shall vote to elect the chairperson and vice chairperson of the Finance and Administration Committee and the Community Development Committee." Committee Chairs are appointed for one year. City Council Policy 104 outlines the practices and procedures of the Council Committees. This item will be placed under "New Business" on the May 15, 2019 City Council agenda.

OTHER

Department Updates - Laura Smith

Kristin Inman, Chairperson
Sollie Flora, Vice-Chairperson
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