

**CITY OF MISSION, KANSAS**  
**COMMUNITY DEVELOPMENT COMMITTEE**

**WEDNESDAY, JUNE 7, 2017**

**6:30 p.m.**

**Mission City Hall**

**PUBLIC COMMENTS**

**PUBLIC PRESENTATIONS / INFORMATIONAL ONLY**

**ACTION ITEMS**

1. 2017 Chip Seal Program Contract - John Belger ([page 4](#))

Chip sealing is an intermediate street maintenance treatment which focuses on preserving the streets that are already in good condition by extending their useful life. It is a critical component of the City's annual street maintenance program. Streets are constantly deteriorating, and a proactive seal program helps maintain good streets, delaying more expensive repairs for as long as possible. If approved, the 2017 Program will chip seal approximately 5.38 lane miles of streets. Staff recommends approval of a contract with Harbour Construction for the City of Mission's 2017 Chip Seal Program in an amount not to exceed \$105,833.70.

2. Stantec Street Inventory Contract - John Belger ([page 8](#))

Stantec will inventory and assess all streets, curb and sidewalks in the City and assign a condition rating to each asset. The information will be delivered in GIS or Excel form, which can be easily translated to our current asset maintenance software. This information is critical in planning the residential street maintenance program in future years. Staff recommends approving a contract with Stantec to perform a Street Asset Inventory and Condition Update, including sidewalks and curbs in an amount not to exceed \$30,000.

3. Salt Contract - John Belger ([page 20](#))

Rock salt is an essential commodity for snow removal activities. Salt effectively lowers the freezing point of water and acts as a melting agent. When applied to the pavement, it prevents frozen precipitation from sticking to surfaces and works in conjunction with plowing activities to penetrate ice and snow in order to remove it from the roadway. The City solicits quotes every three years from salt suppliers who guarantee the product will be available for delivery during

winter storm events. Staff recommends approving a contract with Independent Salt Co. for the unit price of \$50.62 per ton of bulk deicing salt delivered.

4. Pole Sign Incentive Program - Laura Smith ([page 25](#))

After nearly a year of research, discussion and evaluation, the Planning Commission and the City Council recently made several revisions to the City's sign code. During the process, several Councilmembers expressed interest in creating an incentive program that might encourage businesses with detached non-conforming signs to make changes sooner. Staff has recommended using \$15,000 of the remaining MCVB Fund Balance to create a sign incentive program.

5. Contract for the Construction and Use of A Trash Dumpster Enclosure On City Owned Property at 5919 Woodson - Brian Scott ([page 29](#))

The commercial solid waste collection service for properties located at 5913 and 5917 Woodson was recently canceled due to the trash truck's inability to access the dumpsters at the back of the properties. Staff has proposed that a trash dumpster enclosure can be built on the City owned property (5919 Woodson) just to the immediate south of these properties so that a commercial solid waste collection hauler can access the dumpster.

6. Easement - 7080 Martway - Brian Scott ([page 35](#))

The City of Mission owns the property to the west and north of the existing Panera Bread restaurant at 7070 Martway. The City's property (7080 Martway) was the former site of the Neff printing company. Mr. Neff granted an access easement to Panera for use of the parcel immediately to the west of the restaurant. The restaurant is undergoing a change of ownership and has requested that the City consider granting a similar easement.

7. 2017 Public Works Capital Equipment Purchases - John Belger ([page 48](#))

Recommendations for the remaining capital equipment purchases budgeted in the 2017 Budget for the Public Works Department are detailed in the action item.

## **DISCUSSION ITEMS**

8. KLM Mowing Contract - John Belger ([page 51](#))

Since 2010, the regular mowing of City parks, facilities, and other public grounds has been performed as a contracted service. The decision was made to contract this service for two reasons, cost savings and reallocation of time. The initial contract with Kansas Land Management was established in 2014 and may be renewed in one year increments through 2018 at an amount not to exceed 3% annually. Kansas Land Management had requested a 3% increase for the 2017 contract, and staff intends to exercise the option to renew with KLM for the 2017 mowing season at a total annual cost of \$74,189.87.

9. Black & McDonald Streetlight Maintenance Contract - John Belger ([page 54](#))

Prior to 2013, KCP&L owned, operated, and maintained the streetlight infrastructure in Mission. During this time, many municipalities in the metro began purchasing these systems from KCP&L after realizing the potential cost savings of operating their own streetlights. Mission acquired the streetlight system in 2013, and a total of 843 streetlights are maintained as a part of this contract. The initial term of this agreement ran through December 31, 2014 with an option to renew for three additional one year periods. This contract will be rebid later this year. The contract stipulates that annual increases cannot exceed 3%. The 2017 contract renewal proposes a 3% increase, and staff intends to exercise the renewal option for a total estimated annual cost of \$40,885.50.

10. EPC Real Estate Mission Trails Preliminary Site Plan-Danielle Sitzman ([page 56](#))

Steve Coon of EPC Real Estate, is requesting a preliminary site plan approval for redevelopment of the former insurance office building at 6201 Johnson Drive into a 5-story mixed use building consisting of retail, office and housing. The Planning Commission held a public hearing and recommended approval of the site plan at their May 22, 2017 meeting. The preliminary plan advances directly to the City Council agenda for June 21st. Staff will provide an update on the project and answer any questions.

**OTHER**

11. Department Updates - Laura Smith

**Kristin Inman, Chairperson**  
**Suzie Gibbs, Vice-Chairperson**  
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