

MINUTES

Meeting of the Board of Directors
The Martin City Community Improvement District
MAY 21, 2015

The Board of Directors approved a motion in April to reschedule the May meeting from the standing second Thursday of the month to May 21, 2015.

Attendees: Debbie Van Noy, Jess & Jim's; Carol Siegel, Suburban Lawn & Garden; Curtis Stroud, Rosehill Gardens; Warren Keith, TapanAm Associates.

Staff: Missy Wilson

Guest: : Officer Mike Hammer, KCMO South Patrol; Vickie Wolgast, South KC Chamber; Brad Schaffner, George's Imports; Steve Rinne, EDC of KCMO; Anne Cull, ThinkViral, Inc., Cathy Cull, ThinkViral, Inc.; Farrah Walker, Laser Equipment Inc.

Place: Jess & Jim's Restaurant - 517 East 135th Street, Kansas City, Missouri

I. CALL TO ORDER – 8:38 a.m.

Introductions of guests and CID Board

Hardees Martin City breakfast served

II. Approval of Minutes from Board Meetings

(Motion to approve is not necessary. The minutes are either approved as read or as corrected, but without a vote.)

The April 9, 2015 and April 28, 2015 special called meeting minutes were emailed to the Board prior to this meeting.

III. MC-CID Marketing, Social Media & Website Development Presentation

(Anne Cull)

1. See attached monthly activity report.
2. Future marketing, social media and website development matters

IV. Announcements:

• South Kansas Chamber Upcoming Events: See Attached

Vickie Wolgast updated the Board of Directors on Kansas City, MO discussion of putting a ballot issue on the August 2015 ballot to increase the minimum wage in Kansas City. The City Council will not be putting the issue on an August ballot. The Council has decided to form a Committee to discuss the matter and present recommendation to the City Council before the third week of July. Vickie has been appointed to the Committee to represent businesses in South Kansas City. She is seeking input from all South Kansas City businesses so their position is correctly reflected at the Committee meetings. The first Committee meeting is scheduled for June 1, 2015.

South Kansas City Chamber held the May morning mingle at Universal Floor Products in the Centerpoint Business Park off Highway 150. At the mingle, the developer of the business park mentioned they would be breaking ground soon on an additional 400,000+ sq.ft. warehouse. Additionally, a developer has put land under contract for a retail stripe center and a possible hotel.

- **EDC Announcements**-Steve Rinne thanked the Board members who could for attending the EDC Cornerstone Award event Wednesday night. He did not have any new projects to report upon at the meeting.

V. 135th Street Phase

1, 2 & 3 Construction Update (Missy Wilson)

Phase 1: Rosehill's subcontractor has submitted hanging basket pole and bracket designs to the City for review and approval of the designs. Missy Wilson reported the subcontractor was told the designs have been sent to the City's streetlight department for review and comments should be forthcoming any day.

Phase 2 and 3: Missy Wilson reported the City Public Works Department is waiting on Water Services is to complete their review of Phase 2 designs so the City can be advertise the project for construction bids. Missy also shared Councilman Taylor is aware of the delay due to Water Services review. Councilman Taylor will work with Damon to see if the bid package can be advertised while Water Services reviews the designs.

Missy stated all parties still working with the goal to select a contractor and have the current City Council approve contract with contractor by the 3rd week of July.

At the meeting, Missy updated the Board about the upcoming PIAC hearings for 6th District. Currently the 6th District In-District hearings are scheduled for June 17th and June 29th. Citywide hearings will be in August. Missy is working with the City staff and TapanAm to prepare a PIAC application for Phase 3 of the 135th Street Public Improvements.

VI. Financial Report:

Bank Accounts:

Checking Account Information through May 19, 2015 – Commerce Bank

Available balance as of 05/19/15: **\$267,425.06**

Sales Tax Assessment Deposit for April 2015 deposited 05/07/15: **\$8,555.68** (This amount does not include the March and April sales taxes from the majority of the restaurants in the District. Those sales taxes deposits should be reflected in the May 2015 deposit.)

DOR Local Option Disbursement 05/07/15: **\$654.71**

Savings:

Money Market Information through May 7, 2015 – Commerce Bank: **\$401,905.69**

Commerce Bank Account Interest:

(January = \$66.02 February = \$61.63; March = \$70.45.) First Quarter Interest = \$ 198.10

(April = \$66.06; May = \$; June. = \$) Second Quarter Interest = \$

(July = \$; August = \$; September = \$) Third Quarter Interest = \$

(October = \$; November = \$; December = \$)Fourth Quarter Interest = \$

| |
|--|
| Total Expenses for April 8, 2015 thru May 19, 2015 = \$ 32,871.47 |
|--|

135th Street

√Rosehill Gardens, Inc.-paver installation: **\$350.00**

√Rosehill Gardens, Inc.-Hanging basket monthly payment: **\$1,000.00**

√Rosehill Gardens, Inc.-Partial payment for design and manufacturing of hanging basket poles & brackets: **\$10,450.00**

Beatification:

- √A&T Mowing & Landscape-mowing along Hwy 150 and 135th Street Intersection: **\$1,672.00**
- √KC Banner: installation of spring banners **\$725.00**
- √Suburban Lawn & Garden-mowing & landscaping at Hwy 150 and 135th Street monument sign: **\$768.60**

Board Expenses:

- √Hardees: food for monthly board meetings **\$63.89**
- √Office Max: office supplies for board meeting **\$42.10**
- √South Kansas City Chamber: color copies for board meetings **\$17.20**

Business Development

- √Anne Cull, ThinkViral KC, April Monthly marketing and social media management fee: **\$2,050.00**
- √Constant Contact-March monthly fee: **\$20.00**
- √Michelle Wilson Consulting-May monthly Executive Director services fee & April mileage reimbursement: **\$5,856.76**

Insurance

- √The Gerber Insurance Group-Liability Insurance fee for additional documentation to City of Kansas City: **\$300.10**

Legal Expenses

- √Husch Blackwell, March monthly fee = **\$562.50**

MCBCA

- √St. Patrick's Parade 2nd payment of MCCID Grant **\$5,000**

Mobile Phone

- √Monthly phone bill through 2/22/15- 3/21/15:**\$150.46**
(Direct bill pay from checking account monthly – April 14, 2015)

Security Program

- √Orion Security Inc. – 6/2/15-07/1/15 fee: **\$3,642.29**

Storage Unit

- √Storage Mart – monthly unit rental fee:**\$143.99**
(Direct bill pay from checking account monthly)

Utilities:

- √Kansas City Power & Light – monthly electricity for sign at 990 W. 135th St: **\$36.64**
(This account is paid online monthly for service)

Web Service:

- √Drop Box-monthly fee: **\$9.99**
- √Host Gator Monthly Hosting fee: **\$9.95**

2015 Monthly Sales Tax Revenue Budgeted vs. Actual
 Deposits made at the first of the month reflect sales tax collected from the previous month.

| Month | Budget | Actual | Difference |
|--------------|--|---------------|---|
| January | 20,000.00 | \$13,506.96 | -\$ 6,493.04 |
| February | 20,000.00 | \$35,979.92 | +\$15,979.92 |
| March | 20,000.00 | \$18,298.24 | -\$1,701.76 |
| | 1st Qtr. Sales Tax Gain/Loss | | \$7,785.12 (2014 1st Qtr. \$55,579.81 vs 2015 1Qtr. \$67,785.12) |
| April | 20,000.00 | \$8,555.68 | -\$11,444.32*This amount does not include the March and April sales taxes from the majority of the restaurants in the District. Those sales taxes deposits should be reflected in the May 2015 deposit. |
| May | 20,000.00 | \$ | \$ |
| June | 20,000.00 | \$ | \$ |
| | 2nd Qtr. Sales Tax Gain/Loss | | \$ |
| July | 20,000.00 | \$ | \$ |
| Aug | 20,000.00 | \$ | \$ |
| Sept. | 20,000.00 | \$ | \$ |
| | 3rd Qtr. Sales Tax Gain/Loss | | \$ |
| Oct. | 20,000.00 | \$ | \$ |
| Nov. | 20,000.00 | \$ | \$ |
| Dec. | 20,000 | \$ | \$ |
| | 4th Qtr. Sales Tax Gain/Loss | | \$ |

VII. Security Program Report for Martin City Area-Officer Mike Hammer
- Martin City area KCMO Police crime report for MC-CID and surrounding
businesses.

Police
 KC/MO

Community Group Statistics For
Martin City Business District

Kansas City, Missouri
 Police Department
 1125 Locust Street
 Kansas City, MO 64106

Part 1 Crime Only

Month And Year Of The Report Data -----> April / 2015

| | Curr Month | Prev Month | Monthly Difference | Curr YTD | Prev YTD | Year To Date Difference | Prev Year Curr Month | Prev Year Curr Mo Difference |
|--------------|------------|------------|--------------------|-----------|-----------|-------------------------|----------------------|------------------------------|
| Homicide | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Rape | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Robbery | 0 | 0 | 0 | 1 | 2 | -1 | 1 | -1 |
| Agg Assault | 0 | 0 | 0 | 0 | 1 | -1 | 0 | 0 |
| Burglary | 1 | 0 | 1 | 5 | 7 | -2 | 2 | -1 |
| Larceny | 13 | 17 | -4 | 58 | 49 | 9 | 10 | 3 |
| Auto Theft | 1 | 3 | -2 | 5 | 3 | 2 | 0 | 1 |
| Arson | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| TOTAL | 15 | 20 | -5 | 69 | 62 | 7 | 13 | 2 |

April 2015 Orion Security Incident Summary –See Attached

VIII. Other Business:

Laser Equipment Introduction-Farrah Walker, CEO with Laser Equipment attended the May Board Meeting. She introduced herself and her company to the attendees at the meeting. Laser Equipment moved into the multi-tenant building on Wyandotte owned by Mike Rice. Laser Equipment helps companies save money on their costs of printer and copier toner. Laser Equipment also helps companies in evaluating their methods of printing and copying so the companies can be as efficient as possible thus saving money. Currently Laser Equipment has 42 employees and will be hiring additional staff in the next six months.

Real Estate Report

Missy Wilson reported the real estate activity in Martin City is very busy right now. The former church building on Oak Street has been sold and is scheduled to close sometime the week of May 21st. She also reported the car wash on Holmes has been sold to a car wash operator who owns a few other car washes in the metro area. The real estate report was concluded reminding everyone Big Lot's opens the first week in June.

MC-CID Closed Session: MO statute 610.021 RSMO (1), (2), (3) or (12)

June 4, 2015-6th District City Council Candidate Forum Breakfast: RC's Restaurant, 7:45 a.m. to 9:00 a.m.

The next Board Meeting –June 11, 2015

Jess & Jim's Steakhouse 8:30 – 9:30 am

IX. ADJOURN 9:45 a.m.

Motion: Warren Keith Second: Curtis Stroud Vote:4-0(all members present)

Minutes submitted by Missy Wilson, Executive Director Consultant


Howard Barewin, Secretary

Monthly Security Incident Summary

| Month | Business | Type of Incident | | Incidents |
|--|----------|---------------------|--|-----------|
| April 2015 | | | | |
| Babcock & Wilcox Construction | | | | |
| 4/8/2015 | 12:16 AM | Exterior Lights Out | | 1 |
| Incidents 1 | | | | |
| Central Plumbing | | | | |
| 4/22/2015 | 12:28 AM | Open Overhead Door | | 1 |
| Incidents 1 | | | | |
| Infinite Energy | | | | |
| 4/9/2015 | 12:57 AM | Unsecured gate | | 1 |
| Incidents 1 | | | | |
| Jack Stack BBQ | | | | |
| 4/22/2015 | 4:31 AM | Suspicious vehicle | | 1 |
| Incidents 1 | | | | |
| Rob Sight Ford | | | | |
| 4/24/2015 | 12:42 AM | Car w/out wheel | | 1 |
| Incidents 1 | | | | |
| Monthly Total | | | | 5 |

| Month | Business | Type of Incident | |
|----------|----------------------------|----------------------|----|
| May 2015 | Central Plumbing | | |
| | 5/8/2015 3:03 AM | 911 Call | |
| | 5/12/2015 12:31 AM | Open Overhead Door | |
| | | Incidents | 2 |
| | Georges Imports Ltd | | |
| | 5/2/2015 12:38 AM | Light Out | |
| | | Incidents | 1 |
| | Infinite Energy | | |
| | 5/15/2015 12:40 AM | Unsecured gate | |
| | | Incidents | 1 |
| | Martin City Sports Complex | | |
| | 5/7/2015 1:09 AM | Unsecured gate | |
| | | Incidents | 1 |
| | MMC Contractors | | |
| | 5/7/2015 12:28 AM | Contractor on site | |
| | | Incidents | 1 |
| | Penny's Concrete, Inc. | | |
| | 5/8/2015 12:15 AM | Truck Lights Left On | |
| | | Incidents | 1 |
| | Suburban Lawn & Garden | | |
| | 5/1/2015 12:59 AM | Unsecured gate | |
| | | Incidents | 1 |
| | Volleyball Beach | | |
| | 5/5/2015 12:46 AM | Suspicious activity | |
| | | Incidents | 1 |
| | | Monthly Total | 9 |
| | | Yearly Total Inciden | 14 |