

**BOARD OF PARKS AND RECREATION COMMISSIONERS
KANSAS CITY, MISSOURI**

Tuesday, February 23, 2021

BOARD MEETING

Agenda

1:00 O'CLOCK P.M.

Workshop

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2:00 O'CLOCK P.M.

BOARD MEETING

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Workshop

- 1) Kansas City Museum Transition – Anne Marie Tutera
- 2) Parkland /Enclave for the Houseless - Roosevelt Lyons

1. Considering Board approval of the Board Minutes of February 9, 2021. **Attachment A**
2. **Resolution #31549** – Considering Board approval of a Construction Contract with Gunter Construction for the Chouteau and I-35 Interchange project in the amount of \$2,952,850.79, encumber an additional 10% contingency in the amount of \$295,285.08. **Attachment B**
3. **Resolution #31550** – Considering Board approval of a Professional Services Agreement with Renaissance Infrastructure Consulting for the Little Blue Valley Park Topographic Survey project in the amount of \$33,400.00 and advance to City Council for consideration, per Ordinance No. 200379 Sec. 2 which calls for City Council approval for any extensions or new professional, non-municipals, contracts and sole source contract waivers, except as authorized by the Council in separate ordinance. **Attachment C**

4. **Resolution #31551 – Considering Board approval of Amendment #2 with Amendment #2 with Safety Tree Service LLC in the amount of \$95,000.00 and requests Board authorization for the Director or designee to execute the amendment on behalf of the Board. Attachment D**
5. Public Comments
6. Coronavirus Update
7. Adjourn

Closed Session pursuant to R.S.Mo. Section 610.021.” for Legal matters, litigation, or privileged communications with attorneys, pursuant to Section §610.021(1), RSMo and Real estate, pursuant to Sec. 610.021(2), RSMo

“The Board may hold a closed session during the workshop or the meeting to discuss legal, real estate or personnel issues pursuant to R.S.Mo. Section 610.021.”

The Board may hold a closed session during the workshop or the meeting to discuss:

Legal matters, litigation, or privileged communications with attorneys, pursuant to Section §610.021(1), RSMo

Real estate, pursuant to Sec. 610.021(2), RSMo

Personnel, pursuant to §610.021(3) / (13); RSMo

Sealed Bids or proposals, pursuant to Section §610.021 (12), RSMo

The Board may return to the conference room following the regular meeting for additional discussion of items on the agenda of the Board’s Workshop that were not completed prior to the regular meeting.

“Any person with disability desiring reasonable accommodation to participate in this meeting may contact the 311 Action Center at 311 or (816) 513-1313 for TTY 513-1889 or by email.”

**BOARD MEETING
February 9, 2021**

Workshop

Join on your computer or mobile app

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[+1 872-212-5076.806687934#](#) United States, Chicago

Phone Conference ID: 806 687 934#

2:00 O'CLOCK P.M.

BOARD MEETING

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Those citizens wishing to participate can join the videoconference platform MICROSOFT TEAMS, on your computer or mobile app using the information above.

Workshop

Buck O'Neil Bridge project – James Wang

Board Members Present: President Holland, Commissioner Mecklenburg, Commissioner Wagner, Commissioner Williams-Neal

Board Members Absent: Commissioner Chris Goode

Members of the Board may attend this meeting via electronically.

Closed Sessions may be held by teleconference

Agenda

On a motion by Commissioner Wagner, duly seconded the Board approved the Minutes of the January 26, 2021 Board Meeting.

Resolution #31539 – Amendment #1 to the Agreement with Orion Management Solutions

On a motion by Commissioner Mecklenburg, duly seconded the Board approved Amendment #1 to the Contract Agreement with Orion Management Solutions to manage Heart of America, Minor Park and Swope Memorial Golf Courses to renew the contract term to begin on March 15, 2021 and authorized the Director or designee to execute the Contract on Behalf of the Board.

Background: The Parks Department requested RFP's from qualified golf course companies to operate the Heart of America, Minor Park and Swope Memorial Golf Courses. The department received a proposal from Orion Management Solutions. At the time, Orion Management Solutions operated these golf courses for the Parks Department. Their golf expertise and

management skills have greatly improved these golf courses over this partnership. After careful consideration, it was decided to offer the contract to Orion Management Solutions.

As defined in the agreement, this amendment extends the terms of the existing contract for two years, there is also an option for one more two-year renewal if both parties agree.

This renewal will begin on March 15, 2021 and end on March 14, 2023. The Parks Department will pay Orion Management Solutions a management fee of \$11,475.00 per month for the duration of this amended term. They will also receive an Incentive Management Fee not to exceed 25% of the annual Fixed Management Fee of 7% on combined revenues in excess of \$2,550,000.00 but less than \$2,850,000.00 and 5% of combined gross revenues over \$2,850,000.00. Incentive Fees will be contingent upon meeting all golf course expense obligations in full and meeting expense obligations of the City Golf Administration.

Resolution #31540 – Amendment #1 to the Agreement with Kemper Sports

On a motion by Commissioner Wagner, duly seconded the Board approved the Amendment #1 to the Contract Agreement to the Agreement with Kemper Sports to manage Hodge Park and Shoal Creek Golf Course to extend the term from March 1, 2021 – February 28, 2023 and authorized the Director or designee to execute the amendment on behalf of the Board.

Background: In 2016 the Parks Department requested proposals from qualified golf course companies to operate the Hodge Park and Shoal Creek Golf Courses. The department received a proposal from Kemper Sports and Orion Management Solutions. At the time, Kemper Sports operated these golf courses for the Parks Department. Their golf expertise and management skills have greatly improved these golf courses during this partnership. After careful consideration, it was decided to offer the contract to Kemper Sports.

As defined in the agreement, this amendment extends the terms of the existing contract for two years; there is also an option for one more two-year renewal if both parties agree.

This renewal will begin on March 1, 2021 and end on February 28, 2023. The Parks Department will pay Kemper Sports a management fee of \$11,958.75 per month for the duration of this amended term. They will also receive an Incentive Management Fee not to exceed 25% of the annual Fixed Management Fee of 10% on combined revenues in excess of \$3,150,000.00 but less than \$3,400,000.00 and 7% of combined gross revenues over \$3,400,000.00. Incentive Fees will be contingent upon the meeting of all golf course expenses including the Shoal Creek Golf Course debt service.

Resolution #31541 – Cooperative Agreement with UMKC Center for Neighborhoods

On a motion by Commissioner Mecklenburg, duly seconded the Board approved the Cooperative Agreement with UMKC Center for Neighborhoods in the amount of \$25,000.00, term of contract is from March 1, 2021 through November 30, 2021 and authorized the Director or designee to execute the agreement on behalf of the Board.

Background: The City of Kansas City, MO Parks Department would like to enter into a cooperative agreement with the UMKC Center for Neighborhoods (CFN). This agreement will create a clearly articulated public engagement process for the newly formed Quality of Life Investment District (QLID). The outcomes of this process are an academically sound and

evidence-based development and research process for the public engagement plan; and to build capacity of individuals, families, and neighborhoods in the QLID.

The CFN will achieve this by identifying past and current CFN leadership training cohort graduates/participants who reside in the QLID. These individuals will be recognized as the "experts" of their own communities throughout the engagement process. CFN will also create culturally appropriate training and outreach materials that will help to identify the issues and concerns regarding KC Parks infrastructure, programming, maintenance, and capital improvements in the QLID.

Outcomes will be Neighborhood *ParkCentric* plans that will include strategies for ongoing collaboration with the parks department, an asset map, a better understanding of PIAC and how to employ those resources, and a clearly articulated vision of neighborhood park related goals.

The total budget of this project is \$25,000.00 and the proposed term will begin on March 1, 2021 and end on November 30, 2021.

Resolution #31542 – AARP and FitLot Outdoor Fitness

On a motion by Commissioner Mecklenburg, duly seconded the Board approved the Agreement with AARP and FitLot Outdoor Fitness for the installation of an outdoor fitness park at the Brush Creek Community Center and authorized the Director or designee to execute the agreement on behalf of the Board.

Background: The City of Kansas City, MO Parks Department has been selected to receive an AARP Sponsored AARP Fitness Park. The park will consist of a circular base that supports multiple fitness and workout components. The area east of the outdoor pool at Brush Creek Community Center has been determined as an ideal site for this project.

This is a three-party agreement between AARP, Fitlot Outdoor Fitness Parks, and the KCMO Parks and Recreation Department. AARP will provide all the financing and will have signage attached to the structure. Fitlot will coordinate the planning, donation, and construction of the outdoor fitness park as well as administer a program grant. KCMO Parks and Recreation will maintain the outdoor fitness park once constructed and provide programming funded by the grant.

The Development Review Committee has reviewed this project and approved it to move forward. Plans are to have the project completed by May 2021.

Resolution #31543 – Amendment #4 to the Contract with A & T Commercial Mowing, Inc.

On a motion by Commissioner Wagner, duly seconded the Board approved Amendment #4 to the contract with A&T Commercial Mowing, Inc. in the amount of \$113,360.48 and authorized the Director or designee to execute the amendment on behalf of the Board.

Background: On Wednesday, January 9, 2019 the Department conducted a bid opening for annual mowing services in the South District. The contract was awarded to A&T Commercial Mowing, Inc. in the amount of \$154,000.00. Amendment #1 added additional \$1,870.56, bringing the contract amount to \$155,870.56; Amendment #2 added an additional \$155,870.56 and

extended the contract extended the contract time for one year, to December 31, 2020, bringing the total contract amount to \$311,741.12. Amendment #3 extended the contract to December 31, 2021.

This proposed Amendment #4 will add \$113,360.48 for 16 mowing cycles and bring the total contract amount to \$425,101.71; contract term remains the same.

Resolution #31544 – Amendment #2 to the Contract with Gateway

On a motion by Commissioner Wagner, duly seconded the Board approved Amendment #2 to the contract with Gateway to Outdoor Solutions. in the amount of \$256,300.00 and authorized the Director or designee to execute the amendment on behalf of the Board.

Background: On Wednesday, January 8, 2020 a bid opening was conducted for annual grounds maintenance of the Ward Parkway mowing contract in the South District. The contract was awarded to Gateway to Outdoor Solutions, LLC. for a total of \$274,300.00. Amendment #1 extended the contract time to December 31, 2021.

This proposed Amendment #2 in the amount of \$256,300.00 will add 25 mowing cycles and enhanced services, bringing the total amount of the contract to \$530,600.00; contract term will remain the same.

Resolution #31545 – Amendment #3 to the Contract with Lotus Lawncare and Services, LLC

On a motion by Commissioner Wagner, duly seconded the Board approved Amendment #3 to the contract with Lotus Lawncare and Services, LLC in the amount of \$115,184.00 and authorized the Director or designee to execute the amendment on behalf of the Board.

Background: On Wednesday, January 9, 2019 a bid opening was conducted for annual grounds maintenance of the CO3B Boulevards mowing contract in the Central District. The contract was awarded to Lotus Lawncare and Services, LLC for a total of \$158,378.00. Amendment #1 added \$158,378, extended the contract term for one year to December 21, 2020, bringing the total contract amount to \$316,756.00. Amendment #2 extended the term of the contract to December 31, 2021.

This proposed Amendment #3 will add \$115,184.00 for 16 mowing cycles and increase the total amount of the contract to \$431,940.00; contract term remains the same.

Resolution #31546 – Amendment #3 to the Contract with Lotus Lawncare and Services, LLC

On a motion by Commissioner Wagner, duly seconded the Board approved Amendment #3 to the contract with Lotus Lawncare and Services, LLC in the amount of \$110,400.00 and authorized the Director or designee to execute the agreement on behalf of the Board.

Background: On Wednesday, January 9, 2019 a bid opening was conducted for annual grounds maintenance of the CO4B Boulevards mowing contract in the Central District. The contract was originally awarded to DLLC-DuPree Landscaping & Lawncare, LLC but they were unable to keep up with the contract. Mid-season the contract was awarded to Lotus Lawncare and Services, LLC

for a total of \$144,900.00. Amendment #1, added \$151,800.00, increasing the contract amount to \$296,700.00 and extended the contract term for one year to December 21, 2020. Amendment #2 extends the term of the contract to December 31, 2021.

This proposed Amendment #3 will add \$110,400.00 for 16 mowing cycles and increase the total amount of the contract to \$407,100.00; contract term will remain the same.

Resolution #31547 – TIF Funding Agreement for Maplewoods Parkway Improvements from Shoal Creek Parkway to NE 111th

On a motion by Commissioner Wagner, duly seconded the Board approved the TIF Funding Agreement for Maplewoods Parkway Improvements from Shoal Creek Parkway to NE 111th Terrace and authorized the Director or designee to execute the agreement on behalf of the Board.

Background: Amendment to the Shoal Creek Parkway Tax Increment Financing (TIF) Plan and authorizing the Director of Parks and Recreation to execute a \$2,034,000 funding agreement with the TIF for Maplewoods Parkway Improvements from Shoal Creek Parkway to NE 111th Terrace.

Under the terms of the TIF funding agreement, the City will transfer surplus funds in the amount of \$2,034,000 in the Maplewoods Parkway account to the TIF. The TIF will provide an additional \$1,000,000 to fully fund Maplewoods Parkway Improvements from Shoal Creek Parkway to NE 111th Terrace.

This TIF funding agreement will be funded from account numbers: 3090-708209-619850-B-70172340 and 3519-708012-631980-B-70182903.

Resolution #31548 – Amendment #1 to the Agreement with IMG

On a motion by Commissioner Mecklenburg, duly seconded the Board approved the Amendment #1 to the Agreement with IMG to extend the contract time to December 31, 2023 and authorized the Director or designee to execute the agreement on behalf of the Board.

Background: In June 2017, Union Station opened “Mummies of the World,” a temporary traveling exhibit created by Exhibitions International (now IMG). As part of that exhibition, two items from the Kansas City Museum’s collections were placed on display in this exhibit. They are two South American basket mummies that the museum acquired at the very beginning of their founding in 1939.

The opportunity to present these extraordinary artifacts once again, in a meaningful educational way, is one the museum could not pass up. Once the exhibition left Union Station, the Kansas City Museum loaned the objects to IMG to become part of the exhibition through 2020. They were seen at venues in Prague and Budapest, and the exhibition is currently opening at the St. Louis Science Center on Feb. 6. The museum’s loan agreement includes provisions for IMG to pay for all expenses related to the artifacts travel and display as well as a compensatory fee for their use in the exhibition. The original loan ended in June 2020, and IMG is requesting an extension of the loan through 2023. None of the provisions of the original loan has changed.

Public Testimony Hearing – No one appeared before the Board.

Meeting Adjourned.

On a motion by Commissioner Wagner duly seconded the Board unanimously by roll call vote, approved to enter a Closed Session pursuant to R.S.Mo. Real estate, Sec. 610.021(2) matters.

On a motion by Commissioner Wagner, duly seconded the Board unanimously approved by roll call vote to exit the Closed Session.

Jack Holland, President
Board of Parks and Recreation Commissioners

Karmen Houston, Board Secretary



Intra-Departmental Communication

DATE: February 23, 2021
TO: Board of Parks and Recreation Commissioners
FROM: James Wang, P.E., Chief Engineer – Eng., Pln., & Design Division
SUBJECT: Bid Award to Gunter Construction for Chouteau Parkway and I-35 Interchange

Background:

Four (4) bids were received and opened on November 18, 2020 for the Chouteau Parkway and I-35 Interchange project.

This project will improve the interchange of Chouteau Parkway and I-35 by adding a dedicated left turn lane on Chouteau Parkway and replacing traffic signals at the I-35 ramps. The Chouteau Parkway and I-35 Interchange project will also extend a multi-use trail along Chouteau Parkway from N Cleveland Ave to the north side of I-35.

Gunter Construction submitted the lowest and best bid with a bid amount of \$2,952,850.79. This project will be funded from federal funds in account no. 3090-708011-G70171305 and 3090-708011-G70171306, MoDOT Cost Share funds in account no. 3090-708011-G70171307, and GO Bond funds in account no. 3520-708011-70008822.

The DBE goal set by the Missouri Department of Transportation and the Federal Highway Administration is 12%. Gunter Construction's proposed DBE participation is 12.18%.

Recommendation:

Staff recommends Board approval of the Construction Contract with Gunter Construction for the Chouteau and I-35 Interchange project in the amount of \$2,952,850.79, encumbering an additional 10% contingency in the amount of \$295,285.08 and request Board authorization for the Director or designee to execute contract on behalf of the Board.



B I D T A B U L A T I O N

70171305 (CMAQ3319-412 MODOT)

CHOUTEAU AND I-35 INTERCHANGE IMPROVEMENTS

BID OPENING

11/18/20

ESTIMATE

\$2,989,228.30

	MEGA KC	JM FAHEY CONSTRUCTION	LEAVENWORTH EXCAVATING	GUNTER CONSTRUCTION
Project Manager James Wang	BBOYLES@MEGAKC.COM	STEVE.KASPAR@JMFHEY.COM	MATT@LEXECO.COM	CHRISTINA@GUNTERKC.COM
BASE BID	3,084,151.00	3,079,258.28	3,375,831.05	2,952,850.79
TOTAL BID	3,084,151.00	3,079,258.28	3,375,831.05	2,952,850.79
TOTAL BID	0.00	0.00	0.00	0.00



Intra-Departmental Communication

Date: February 23, 2021
To: Board of Parks and Recreation Commissioners
From: Richard Allen, Senior Park Planner – Planning and Design Division
Subject: Professional Services Agreement with Renaissance Infrastructure Consulting for the Little Blue Valley Park – Topographic Survey

Background:

In July of 2020 an SLBE Request for Proposals/Qualifications was issued for a Professional, Specialized or Technical Services contract for topographic survey for Little Blue Valley Park. The submittal date of July 27, 2020 passed with zero proposals being received.

In August of 2020 a Request for Proposals/Qualifications was issued for a Professional, Specialized or Technical Services contract for topographic survey for Little Blue Valley Park. Two firms submitted proposals on September 18, 2020. The two firms were rated and scored with Renaissance Infrastructure Consulting achieving the higher score.

The scope of work consists of providing a scaled survey drawing showing existing conditions such as all structures, size and location of public and private utilities, 6" contours, 100 floodplain, pedestrian bridge elevation, Little Blue River water elevation, and extents and types of ground surface materials. Per the contract agreement with Renaissance Infrastructure Consulting, this work shall be completed for \$33,400.00 in a 45 day time period.

Funds for the Little Blue Valley Park Topographic Survey project are available in the account 3090-611060-708509-70204915.

Recommendation:

Staff recommends Board approval of the Professional Services Agreement with Renaissance Infrastructure Consulting for the Little Blue Valley Park Topographic Survey project in the amount of \$33,400.00, requests Board authorization for the Director or designee to execute the Agreement on behalf of the Board and advance to City Council for consideration, per Ordinance No. 200379 Sec. 2 which calls for City Council approval for any extensions or new professional, non-municipals, contracts and sole source contract waivers, except as authorized by the Council in separate ordinances.



Intra-Departmental Communication

Date: February 23, 2021
To: Board of Parks and Recreation Commissioners
From: Stephen VanRhein, Environmental Manager
Subject: Amendment #2 for Tree Maintenance Services FY19 contract with Safety Tree Service LLC.

BACKGROUND AND DESCRIPTION

The Board entered into an agreement with Safety Tree Service LLC on June 19, 2019 to provide tree maintenance services. The contract addresses tree maintenance pruning and removals on public properties and Right of Ways, including citizen's 311 requests and Ash tree removals. This contract also required the contractor to provide storm response services. The total amount of this contract was \$1,500,000.00.

Amendment #1 approved on June 4, 2020 provided for additional tree maintenance services in the amount of \$1,000,000.00 to address an estimated 1,500 trees, and tree removal services in the amount of \$500,000.00 to remove an estimated 750 Ash trees and extend the contract term to June 19, 2021, bringing the total contract amount to \$3,000,000.00.

Amendment #2 will provide additional funds for tree maintenance including hazardous tree pruning and removals, and severe storm related tree works. Funding in the amounts of \$55,000.00 and \$40,000.00 are available in accounts #3090-707771 and #2060-702000 respectively, for a total amendment amount of \$95,000.00, contract expiration date remains the same.

The Contractor's Utilization Plan meets MBE/WBE goals for this contract of 0% MBE and 10% WBE respectively and will apply to this amendment #2, and any future amendments, to this contract.

RECOMMENDATION

Staff recommends Board approval of Amendment #2 with Safety Tree Service LLC in the amount of \$95,000.00 and requests Board authorization for the Director or designee to execute the amendment on behalf of the Board.