

**BOARD MEETING**  
**April 20, 2023**  
**4600 East 63rd Trafficway**  
**Kansas City, Missouri 64130**

Members of the Board may attend this meeting via video conference.

**3:30 O'CLOCK P.M.**  
**BOARD MEETING**

Call to Order – President Jack Holland

Roll Call:

Board Members Present: President Holland, Commissioner Perez-Rico and Commissioner Smith joined the Board Meeting virtually.

Statement/Concerns:

Commissioner Perez-Rico and Commissioner Smith voiced their concerns regarding the recommendation made by the Director to move forward with the renovations of the Gorman Pool, as noted below.

We are concerned about Director Cotten's decision to present Resolution #32207 to repair the Anita Gorman Pool, after it he had previously recommended to the Board at an earlier meeting to delay the renovations of the pool.

Director Cotten's decision to present the resolution to repair the Gorman Pool is in direct response to the City Manager's request and a call from Anita Gorman. Therefore, making this decision about a community who has access to power. While other communities with less access, are not able to ensure such responsive action (as exemplified in the pool concern up North vs in the West side). The Westside residents have been advocating to repair the Jarboe Pool for some time. This is a problem that needs to be named and addressed. The Commissioners should acknowledge and address the lack of equity in this decision that is currently being displayed.

**After much discussion between the Board and Director, the Board approved the Board Minutes of April 11, 2023 with the understanding that the Jarboe Pool will be a priority of the Board and Director moving forward.**

**On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved the Minutes of April 11, 2023.**

### **Resolution #32208 – Facility Use with Concession Agreement with Jack Stack/Storia Fine Cat**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved the Agreement with Jack Stack/Soria Fine Cate and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** Jack Stack/Storia Fine Cat hopes to bring a happy hour experience to the Country Club Plaza, within the perimeter of the grass space located next to Jack Stack’s patio, Café Corner. The activation will include food and beverages, possible appearances, photo opportunities, games, giveaways, and exclusive merchandise.

Jack Stack/Storia Fine Cat wishes to enter into a Facility Use with Concession Agreement for the use of Café Corner located at the corner of Wyandotte Street and Ward Parkway, to hold their free activation event on April 27, 2023. There are no ticket sales. They are expecting approximately 200 participants.

The Kansas City Parks and Recreation Department will be compensated \$900 for this one-day event. Set-up for the festival will begin at 2:30p.m. and tear down will end at 7p.m. on April 27, 2023. The event hours are from 4p.m. to 7p.m. Private security will be on site and there will be no street closures.

The contractor will be responsible for providing the following items:

1. A list of items for sale
2. A plan for traffic and parking control
3. Safety and security plan
4. Marketing plan
5. Certificate of insurance per city requirements
6. Map of event layout
7. Copies of other City permits required in hosting the event.
8. A written-out plan to address litter and recycling during the event.

### **Resolution #32209 – Facility Use without Concession Agreement with KC Crew**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico, the Board approved the Agreement with KC Crew and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** KC Crew is requesting the use of the following facilities for the purpose of conducting adult softball, soccer, flag football, pickleball and kickball. Activities will take place at various times and various days throughout the week, depending on the field.

- Penn Valley Park (West 29<sup>th</sup> Street and Broadway Boulevard) Diamonds #1& #2.
- Swope Park (Swope Parkway and Meyer Boulevard) Diamonds #1, #2 & #3.

KC Crew will compensate a 40% revenue share and \$30/hour for lights for a total estimated payment of \$53,763.00. Payments of \$11,456.00 will be made May 1, 2023; July 1, 2023; and September 1, 2023. Estimated light usage of \$3,232.50 will be paid monthly.

This agreement runs from April 27, 2023, to October 13, 2023. KC Crew will provide insurance per City's requirements.

**Resolution #32210 – Facility Use and without Concession Agreement with KC Select**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved the Agreement with KC Select and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** KC Select, a non-profit organization, is requesting the use of facilities at Marlborough Community Center for the purpose of conducting youth basketball practice and associated activities. Practices will take place on Tuesdays and Wednesdays from 6:30p.m. – 8:30p.m. during the terms of this agreement.

They will compensate \$50.00/hour for a total estimated payment of \$9,300.00. The terms of this agreement will begin May 1, 2023 and end March 27, 2024. KC Select will provide insurance per City's requirements.

**Resolution #32211 – Facility Use without Concession Agreement with Forever Dancing**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico the Board approved the Agreement with Forever Dancing and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** Forever Dancing is requesting the use of the facilities at Gregg Klice Community Center for youth dance practice. Sessions will take place on Saturdays from 10:00a.m. – 3:00p.m. during the terms of this agreement.

City will be compensated \$45.00/hour, \$225.00 per day, for a total estimated payment of \$8,820.00.

The terms of this agreement will begin May 6, 2023 and end no later than April 27, 2024. Forever Dancing will provide insurance per City's requirements.

**Resolution #32212 – Facility Use with Concession Agreement with Exousia Equipping Center FI**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico, the Board approved the Agreement with Exousia Equipping Center FI and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** Exousia Equipping Center FI is requesting the use of facilities at Southeast Community Center for the purpose of conducting church services. Services will be conducted from 10:00am – 12:00pm each Sunday during the terms of this agreement. They agree to confine messaging only to participants of the church services. No messaging shall occur in any other space at the community center including the sidewalks, parking lots and common areas.

They have agreed to compensate the City \$50.00/hour of usage for a total estimated payment of

\$3,500.00.

The terms of this agreement will begin May 7, 2023 and end December 31, 2023. Exousia Equipping Center FI will provide insurance per City's requirements.

**Resolution #32213 – Facility Use without Concession Agreement with Heartland HEMA LLC**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico, the Board approved the Agreement with Heartland HEMA LLC and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** Heartland HEMA is one of the top HEMA (Historical European Martial Arts) schools in the country. Heartland HEMA specializes in instructing students of all levels and physical ability in the use of a variety of renaissance and medieval weaponry. Heartland HEMA is a living lineage school, meaning Heartland HEMA follows a tradition of technic and style passed down from master to student, reaching back hundreds of years. Heartland HEMA teaches the art of the sword as it would have been taught and practiced historically in Europe.

Heartland HEMA has requested the use of facilities at Kansas City North Community Center for the purpose of offering instruction in this ancient form of Martial Arts. Classes will be held on Mondays and Wednesdays from 6:00p.m. – 8:00p.m. for the term of this agreement. They will compensate City a 40% revenue share for an estimated payment of approximately \$2,640.00. Payments will be made monthly.

This agreement runs from May 1, 2023 to April 29, 2024. Heartland HEMA LLC will provide insurance per City's requirements.

**Resolution #32214 – Facility Use Agreement without Concession Agreement with Northland Static Volleyball**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico, the Board approved the Agreement with Northland Static Volleyball and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** Northland Static Volleyball Club, located in North Kansas City, prides itself on preparing young athletes physically and mentally while teaching proper techniques of volleyball fundamentals. The organization also prepares players for a higher level of play in high school and college while teaching character on and off the court.

Northland Static Volleyball Club is requesting renewal of a contract for the use of the facilities at Kansas City North Community Center for volleyball training and instruction on Mondays, 5:30p- 8:30p and Thursdays, 5:00p.m. – 8:30p.m. Total compensation is projected to be \$4,075.00.

Northland Static Volleyball will provide insurance per city requirements. The term of this license shall start on May 1, 2023 through July 13, 2023.

**Resolution #32215 – Amendment #1 to the Management Professional Services Contract with Midwest Pool**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez, the Board approved Amendment #1 with Midwest Pool Management in the amount of \$197,060 and authorized the Director or designee to execute the amendment on behalf of the Board.

**Background:** The Parks and Recreation Department entered into an agreement on March 26, 2019 with Midwest Pool Management to manage our outdoor aquatic facilities in the amount of \$158,123.00. The agreement is a five-year contract that expires on December 31, 2024.

This Amendment #1 increases the management fee to \$197,060.00 which is paid annually. This management fee covers expenses such as payroll administration, recruiting, facility operational oversight, accounting services, maintenance oversight and reporting, and facility supply procurement. In addition, MPM will receive funding for supplies, chemicals, maintenance items, salaries, and marketing as provided in the approved city operating budget. Security will be provided by the KCMO Police Department and the KCMO Parks Rangers.

Parks and Recreation will retain 100% of all gate revenue and share a 50/50 split of the net revenue generated by the supplemental programs such as swim lessons, water aerobics, after hour pool rentals, etc.

Facilities covered in this contract are: The Bay Water Park, Brush Creek Community Center Pool, Budd Park Pool, Gorman Pool, The Grove Pool, Line Creek Community Center Pool, and The Springs Aquatic Center.

Funds are available in accounts 2030-702580 (Aquatics), 2030-70584 (The Springs) and 2030-702585 (The Bay).

**Resolution #32216 – Agreement with US Soccer Foundation**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved the Agreement with US Soccer Foundation and authorized the Director or designee to execute the agreement on behalf of the Board.

**Background:** The Board has under its control various park lands and boulevards including one of Kansas City's oldest and most utilized parks, Central Park, located at 3409 E. 31<sup>st</sup> Street. This 12-acre park contains a baseball field, 3 basketball courts, multi-use field for football and soccer, 1 playground, 1 spray ground and 4 tennis courts. This park has adequate acreage and a variety of amenities to provide recreational opportunities and programs that benefit the public.

The US Soccer Foundation, Black Players for Change, Black Women's Player Collective, Adidas, and Musco Lighting, with the support of the South Round Top Neighborhood Association, is offering a grant opportunity that would replace two of the existing underutilized tennis courts with two 38' x 84' Mini Pitch Courts. This grant is part of an initiative to build 2 new mini pitches in Chicago, Cleveland, Kansas City, Miami and Portland by the end of 2023. These 10 new mini pitches build on the 18 mini pitches that the partners have installed together since 2020 in 14 cities across the country. These courts would

provide numerous opportunities for exercise and socialization through neighborhood pick-up games, youth programs and organized competitions. The grant agreement would provide that the afterschool program "Soccer for Success" would receive scheduling priority 3 days a week on the Mini Pitch for a minimum of 20 weeks per year operated by the Parks Department or another approved program operator. The US Soccer Foundation will also be granted usage of the Mini Pitch for one (1) day a year during the first five (5) years for special events to be organized by the US Soccer Foundation. The Parks Department would be responsible for park access, all permitting, electrical improvements for Musco Lighting, mini pitch maintenance and site safety.

**Resolution #32217 – Bid Award to Gunter Construction Company – Southeast Community Center Pool**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico, the Board approved the Bid Award to Gunter Construction Company for the Southeast Community Center Pool in the amount of \$2,902,000 and authorized the Director or designee to execute the contract on behalf of the Board.

**Background:** Southeast Community Center is located at 4201 E. 63<sup>rd</sup> St and was built in 2008. The community center was built to replace the old community center. The existing community center aquatics facility has three separate pool areas, and the maintenance and operation of the system has been a challenge to operate. In recent years the public and staff have requested a redesign of the aquatic area to accommodate a larger variety of users and age groups.

On May 22, 2020, the Parks Department received RFQs from two design firms for the Southeast Community Center Pool Renovation project. On September 15, 2020 an agreement with Water's Edge Aquatic Design was approved by the Park and Recreation Board for site analysis, community engagement, design approvals, bidding assistance, construction document preparation, and construction administration.

On February 1, 2023, the Parks Department received two bids for this SE Community Center Pool Renovation Project. Gunter Construction Company submitted the lowest, responsive and responsible base bid in the amount of \$2,902,000. There are three alternates. Alternate 1 provides installation of acoustical wall panels in the multipurpose room. Alternate 2 provides replacement of floor, wall and ceiling tiles in both steam rooms. Alternate 3 provides new flooring, shower re-grouting, locker and partition repairs, bench replacements and painting. The construction schedule is 255 calendar days from Notice to Proceed.

The Civil Rights and Equal Opportunity (CREO) Department set goals of 15% MBE and 15% WBE for this project. The Gunter Construction Company participation plan of 20.3 % MBE and 45.9 % WBE has been submitted to and approved by the CREO Department. Funding for this construction contract will come from the Parks GO Bond Package.

**Resolutions #32218 – Bid Award to Gunter Construction Company for Martin Luther King Jr. Parking Lot**

On a motion by Commissioner Smith, duly seconded by Commissioner Perez-Rico, the Board approved the Bid Award to Gunter Construction Company for Martin Luther King Jr. Park in the amount of \$764,124 and authorized the Director or designee to execute the contract on behalf of the Board.

**Background:** On January 11, 2023 Parks received three rebids from McConnell & Associates, Gunter Construction and PCC Precision Construction for a parking lot design for the Dr. Martin Luther King Jr. Park Parking Lot Project. Gunter Construction submitted the lowest responsive base bid with a bid amount of \$764,124.00.

The project scope would include removing the existing parking located west of the playground and design new parking lot to provide additional parking stalls, relocate existing handball court to the eastside of the tennis courts and convert existing handball area to a parking area and provide access driveway from the boulevard. The parking lot design and construction shall include parking lots, walkways, landscaping plantings, water runoff design, ADA compliance and lighting.

This project is funded from the Sunderland Foundation Grant of \$467,000.00 and a Bond fund of 400,000.00 in the account #70204927 3090708309.

The Civil Rights and Equal Opportunity (CREO) Department set goals of 15% MBE and 15% WBE for this project. The Gunter Construction Company participation plan of 18% MBE and 40% WBE has been submitted to and approved by the CREO Department.

**Resolution #32219 – Amendment #1 with OBI – Hodge Park Improvements**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved Amendment #1 with OBI Consulting Engineering for the Hodge Park Improvements the amount of \$58,890.00, extended the contract time to October 15, 2023 and authorized the Director or designee to execute the amendment on behalf of the Board.

**Background:** Robert H. Hodge Park was acquired in 1967 and contains 1,029 acres. The park runs from NE Shoal Creek Parkway/NE 96th Street on the north to NE Barry Road on the south and is roughly bounded by I-435 on the west and NE Shoal Creek Parkway on the east. The project location is along NE Shoal Creek Parkway and in the northern portion of the park. In 2020 a major park upgrade was completed that included construction of two new multipurpose fields, paving the existing gravel trail, improving parking lots, installation of parking lot lighting, and construction of a destination playground and park shelter. Since completion of these improvements, additional TIF funds were received to install waterline and add sports lighting at the park.

On March 8, 2022, the Board approved a SLBE Design Professional Agreement with OBI Consulting Engineering Inc. to design a waterline from the nearest City main into Hodge Park in the amount of \$99,830. This Amendment #1 in the amount of \$58,890.00 will add construction administration services and additional design to install sports lighting at the multi-purpose field and extend the contract time to October 15, 2023, bringing the total contract amount to \$158,720.00. Amendment #1 will be funded

from account no: 23-3090-708091-B-70234902

**Resolution #32220 – Amendment #3 to the Lease and Concession Agreement with Brush Creek Ambiance on the Water**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved Amendment #1 with Ambiance on the Water extending the contract term to April 20, 2024 and authorized the Director or designee to execute the amendment on behalf of the Board.

**Background:** The Board entered into a Brush Creek Lease and Concession Agreement with Ambiance on the Water in April 2020, for 5 years with the option to renew each year up to April 2025. This agreement allows Ambiance on the Water exclusive rights to use Brush Creek waterway to provide recreational boating opportunities consistent with permitted and approved public uses. Parks and Recreation is not responsible for any financial responsibility for this cooperative agreement.

Ambiance on the Water will pay rent for the months of operation at a minimum amount of \$100.00 per month, and 5% of gross receipts for all sales.

The Board approved Amendment #1, in April of 2021 for an additional year to April 30, 2022 and Amendment #2, in April of 2022, extending the term of the agreement to April 30, 2023. This Amendment # 3 will extend the contract term for an additional year to April 30, 2024.

Ambiance on the Water will also provide insurance per City's requirements."

**Resolution #32221 through Resolution #32223 – Ground Maintenance Services**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved the bid award for Grounds Maintenance Services for Right-of-Ways and authorized the Director or designee to execute the contracts on behalf of the Board.

**Background:** On March 15, 2023, an administrative bid opening was conducted for Grounds Maintenance services on Right-of-Ways at the Parks and Recreation Administration Building, beginning at 2:00 p.m. A total of 22 bids were received from 6 companies.

The anticipated average cost per turf acre per cycle for grounds maintenance services on parks for these new contracts will be \$86.43.

This year's contract grants the option during the term of this Contract, upon properly executed amendment, to extend the term of this Contract for up to (6) years ending in 2028, per the awarded bid rates.

The Board approved awarding the contracts at the following rates for the number of acres specified:

**Resolution #32221-** Central District (Central/West) to Lotus for \$90.42/acre for 76.68 acres.

**Resolution #32222-** Central District (Central/East) to Tru-Cut for \$51.94/acre for 51.50 acres.

**Resolution #32223 -** South District (South/North) to Lotus for \$78.00/acre for 58.1 acres.



Funding for these services is found in the Street Maintenance Fund and Right-of-Way Mowing Category, account number 2060-702225-616150.

**Resolution #32224 – Amendment #3 to the Parking Lot Agreement between Parks and Recreation, Starlight Theatre and the Kansas City Zoo**

On a motion by Commissioner Perez-Rico, duly seconded by Commissioner Smith, the Board approved Amendment #3 between Parks and Recreation, Starlight Theatre and the Kansas City Zoo extending the contract time to June 30, 2023 and authorized the Director or designee to execute the amendment on behalf of the Board.

**Background:** On May 17, 2017, the Board entered into a Parking Agreement with Friends of the Zoo and Starlight Theatre regarding the use and maintenance of the City owned paved and grass parking locations near the Zoo and Starlight. The First Amendment was approved on December 31, 2022, to extend the expiration of the initial term from December 31, 2022, to March 31, 2023. Amendment #2 was approved on March 28, 2023 to extend the contract time to April 30, 2023. Park staff and associations are currently discussing the contractual obligations, this Amendment #3 will extend the contract term to June 30, 2023.

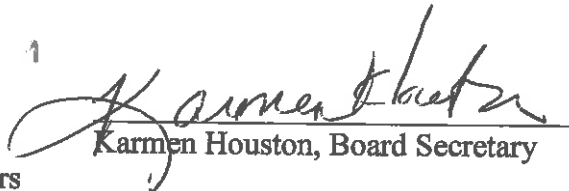
**Directors Update:** No Update

Public Hearing: No one appeared.

Meeting adjourned.



Jack Holland, President  
Board of Parks and Recreation Commissioners



Karmen Houston, Board Secretary