

Minutes

Audio Tapes No. 621-622

The City Council of the City of Leawood, Kansas, met in regular session in the Council Chambers, 4800 Town Center Drive, at 7:30 P.M., on Monday, March 1, 2004. Mayor Peggy Dunn presided.

Councilmembers present: James E. Taylor, Sr., Jim Rawlings, Patrick Dunn, Louis Rasmussen, Scott E. Gulledge, Mike Gill, Shelby Story and Gary Bussing.

Councilmembers absent: None.

Staff present:

Scott Lambers, City Administrator
Ben Florance, Fire Chief
Scott Barton, Captain, Police Dept.
Karl Weinfurter, Info Systems Specialist
Diane Binckley, Planning & Develop. Dir.
Colleen Browne, H.R. Director
Deb Harper, City Clerk

Patricia A. Bennett, City Attorney
Joe Johnson, Public Works Director
Chris Claxton, Parks & Rec Director
Kathy Rogers, Finance Director
Jeff Cantrell, Neighborhood Serv. Adm.
Emily Gleasure, Deputy City Clerk

108 **1. PLEDGE OF ALLEGIANCE**

162 **2. APPROVAL OF AGENDA**

Mayor Dunn noted that the Agenda had been amended, with Item "7D" having been removed, as it had been previously approved. Councilmember Dunn asked that a new Item "6B," to schedule a 15-minute Executive Session to discuss a matter of Attorney/Client Privilege, be added and the current Item "6B" be moved to "6C." Councilmember Gulledge made a motion to approve the amended Agenda. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.

217 **3. CITIZEN COMMENTS - None**

229 **4. PROCLAMATIONS - None**

230 **5. PRESENTATIONS/RECOGNITIONS - None**

- 233 **6. SPECIAL BUSINESS –**
- A. Presentation from the Shawnee Mission School District regarding upcoming School Bond Issue on the April 6, 2004 election ballot**
Ms. Lynn Hanrahan, Oak Park School Principal, and Mr. Bob DiPierro, Deputy District Superintendent for Operations, gave a presentation regarding the upcoming School Bond Issue that included an overview of how the money generated from this Bond would be spent at each district school. The bond is set to go before the voters on April 6th, 2004.
- 705 **B. Request to recess into a Governing Body Executive Session on Monday, March 1, 2004, to discuss matters involving attorney/client privilege**
Mayor Dunn stated the Governing Body would convene in the Main Conference Room for an Executive Session, reconvening in the Council Chambers at 8:12 P.M. Councilmember Gulledge made a motion to recess into the Executive Session. Councilmember Taylor seconded the motion, and the motion was approved unanimously, 8-0-0.
- 733 The Governing Body returned to the Council Chambers at 8:15 P.M. Mayor Dunn asked for a motion to extend the Executive Session for another ten minutes. Councilmember Dunn made a motion to extend. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.
- 778 The Governing Body returned to the Council Chambers at 8:27 P.M. Councilmember Rawlings made a motion to reconvene the Regular Session. Councilmember Taylor seconded the motion, and the motion was approved unanimously, 8-0-0.
- 799 **C. Resolution No. 2188 authorizing the Mayor to execute an Agreement to Stay Litigation and for Reconsideration of Amended Development Plan. [Leawood Country Club Partners, LLC v. City of Leawood].**
Councilmember Gill confirmed with Patty Bennett that there was currently no Amended Development Plan on file. Should the developer file a Plan, it would require a public hearing, with appeal rights by the residents. If the Amended Development Plan was denied, the City would again be party to a lawsuit by the developer. Councilmember Bussing made a motion to approve the Resolution. Councilmember Rawlings seconded the motion, and the motion was approved unanimously, 8-0-0.
- 606 **7. CONSENT AGENDA**
Consent agenda items have been studied by the Governing Body and determined to be routine enough to be acted on in a single motion. If a Councilmember requests a separate discussion on an item, it can be removed from the consent agenda for further consideration.
- A. Approval of Appropriation Ordinance No. 993**
B. Accept Minutes of the February 2, 2004, Governing Body Work Session meeting
C. Accept Minutes of the February 16, 2004, Governing Body meeting

- E. Accept Minutes of the February 4, 2004, Public Works Committee meeting
- F. Accept Minutes of the January 22, 2004, IRONHORSE Advisory Board
- G. Acceptance of Leawood Foundations Revised Bylaws
- H. Approve Massage Establishment License for Kounkel Chiropractic, located at 4835 West 135th Street, in accordance with Code § 5-520
- I. Approve Massage Establishment License for Deluxe Hair, located at 12914 State Line Road, in accordance with Code § 5-520
- J. Approve Massage Establishment License for d/b/a Richard Jackson, located at 3617 West 133rd Street [Infinite Fitness], in accordance with Code § 5-520
- K. Approve Massage Establishment License for d/b/a Sarah J. Elmore, located at 3617 West 133rd Street [Infinite Fitness], in accordance with Code § 5-520
- L. Resolution No. 2189 approving and authorizing the Mayor to execute a Software Licensing Agreement between the City and Vermont Systems, Inc., pertaining to the RecTrac and MainTrac Computer Software Systems for the Parks and Recreation Department
- M. Resolution No. 2190 approving a Final Plat for Tuscany Reserve 2nd plat located at approximately 137th Street and Canterbury ***[From the February 24, 2004, Planning Commission meeting]***
- N. Resolution No. 2191 approving a Final Site Plan for revisions to the elevations for Ironhorse Centre Lot 2 of Phase 1 located on the southeast corner of 151st Street and Nall Avenue ***[From the February 24, 2004, Planning Commission meeting]***
- O. Resolution No. 2192 approving a Final Plat for Village of Camden Woods 57th Plat located south of 143rd Street and west of Kenneth Road ***[From the February 24, 2004, Planning Commission meeting]***
- P. Resolution No. 2193 approving a Final plat for Village of Camden Woods 58th Plat located south of 143rd Street and west of Kenneth Road ***[From the February 24, 2004, Planning Commission meeting]***
Councilmember Taylor made a motion to approve the Consent Agenda. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.

876 **8. MAYOR'S REPORT**

- A. Attended a meeting of mayors from both sides of the State Line to hear presentations regarding major components of Bi-State II
- B. County Appraiser Paul Welcome met with Scott Lambers, Kathy Rogers and Mayor Dunn on February 27th. Leawood's reappraisal of residential properties without new construction was 5.5%, considerably lower than it had been in the past several years.
- C. Congratulated Officers Randy Wiler and Tony Woollen for launching the "Stop Bullying Now" campaign

965 **9. COUNCILMEMBERS' REPORT - None**

970 **10. STAFF REPORT**

Update on Ironwoods Park, 14701 Mission Road

Scott Lambers asked that this Item be moved to Item 14, Other Business.

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11. PLANNING COMMISSION

[from the January 27, 2004, Planning Commission meeting]

A. Ordinance No. 2052 approving a rezoning from AG [Agriculture] to RP-1 [Planned Single Family Low-Density], RP-2 [Planned Cluster Detached Residential], RP-3 [Planned Cluster Attached Residential], and SD[NCR] [Planned Neighborhood Retail], preliminary site plan and preliminary plat for LeaBrooke located at approximately 145th and Kenneth Road [Roll Call Vote] –CONTINUED FROM THE FEBRUARY 16, 2004, GOVERNING BODY MEETING

Phillip Owen, 555 Schwartz Road, Lawrence, KS, land planner and architect, gave a brief presentation on the development. Mr. Owen stated there were two parcels of land left to zone in Leawood: LeaBrooke (158 acres) and the acreage south of Ironwood Park (151 acres). The LeaBrooke project had conserved the most land possible, with the project's design dictated by the contours of the land.

Councilmember Gill stated his concern was with the density of the project, with LeaBrooke having the highest density of all compared properties. He questioned why the most difficult section of the property to develop would have the densest construction planned. Councilmember Gill stated residents would rather see single-family homes than triplexes that may not be maintained properly and might become rental units. Mr. Owen replied the commercial shopping center was added in to act as a mass barrier to the train horn noise. He added that maintenance for the RP-3 property would be provided for and funded perpetually by the developer.

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David McIntyre, 9241 W. 143rd Terrace, LeaBrooke developer, stated the reason the less expensive units were to be built at that location was that it was a wedge of land between Kenneth Road on the east and the power lines on the west. The land did not suit itself to single family lots. Additionally, it backed up to the traffic on Kenneth Road. He added that less expensive houses sold faster than more expensive houses. His demographic studies showed these units would sell, as would have duplexes had they been planned in the same area. Mr. McIntyre stated the project had been designed to meet the market and the demands of the site. He advised the land was not appropriate for single-family units.

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Councilmember Gill advised that the neighbors had not objected to the commercial area, the residential area or any other aspect of the development except for the RP-3 high-density property.

Mr. Owen stated that all of the single-family lots were committed for construction. Several offers had been received to develop the triplex units. However, Mr. McIntyre had already committed himself to develop those. He added that Mr. McIntyre had pledged \$300,000.00 privately towards the funding of the automated railroad horn system. After learning the cost would be \$94,000.00, Mr. McIntyre had stated he would take care of the horn system himself, without having to set up a Benefit District. Mayor Dunn asked Mr. Owen to explain the development's elevations. Mr. Owen explained the construction and building materials of the triplex units with their adjoining courtyards and interior-placed garages.

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Councilmember Bussing asked about the bridge that extended into the wooded estate lots. He confirmed with Mr. Owen that there would be no upstream flooding due to the bridge design. Councilmember Bussing stated for the record that should this project be approved, it would be his preference to keep the gate open at the western access to the subdivision during normal park hours. Councilmember Bussing added that he felt the railroad noise was not distinct to this development, and that the horn system should be a cost borne by the City and not the developer.

Lastly, while he felt this was a good plan, Councilmember Bussing had concerns about the requested deviations for the side yard setbacks of the RP-1 and RP-2 lots, specifically Stipulation No. 8, third and fourth bullet points (*A deviation to allow for a minimum interior side yard setback of 10' within the RP-1 portion of the development; also, A deviation to allow for a minimum side yard setback of 7.5' within the RP-2 portion of the development*). He felt that it created a visual congestion that the concerns about density promoted. He stated he did not have reservations about the other deviations requested. Councilmember Bussing said for the record, he would support the plan, but only *without* the two deviations acknowledged. Mr. Owen stated the request was to allow an increase in architectural variation from lot to lot. It would permit more side-entry garages and more three-car garages. Councilmember Bussing stated that while he understood the reasoning, he would not support the deviations.

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Mayor Dunn commented that the deviation requests were well within the Leawood Development Ordinance (LDO). Diane Binckley advised that Staff felt there was adequate open space provided to allow for the deviations, thus providing an improved housing product.

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Councilmember Dunn confirmed with Ms. Binckley that the Master Plan had this site designated as low-density residential that would include both RP-1 and RP-2.

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Councilmember Taylor confirmed with Ms. Binckley that the LDO did not allow for RP-3 within the RP-1/RP-2 designated area. She stated approximately 40% (165 of 360) of the units were designated for RP-3 construction. Councilmember Taylor requested a count of the total number of units that would be affected by the setbacks as set out in Stipulation No. 8, bullets one and two (*A deviation to allow for a minimum lot size of 10,976 sq. ft. within the RP-1 portion of the development; also, A deviation to allow for a minimum frontage of 80' within the RP-1 portion of the development*). Ms. Binckley estimated that 20% of the units would fall under the first bullet point, and another 20% under the second.

Councilmember Taylor questioned whether the excess of 500' in length of the cul-de-sacs could be in violation of the Fire Code. Chief Ben Florance stated he was not aware that it was, but that Leawood had stipulated the cul-de-sac length in the past due to the length of the fire hoses.

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Mayor Dunn asked to hear from the residents who had signed in to speak on this Agenda Item.

Robert Hoffman, 14443 Aberdeen Court, Camden Woods, stated he was concerned that the Comprehensive Plan for the development required single family, low-density units. LeaBrooke was not in compliance with the Comprehensive Plan and he asked that the City not compromise by accepting the triplexes.

Jeff Miller, 14459 Chadwick Street, Camden Woods, stated he was concerned this development would risk Leawood's reputation for its exclusiveness.

Joy Hays, 6700 Antioch, Overland Park, attorney for the developer, advised that covenants would run with the land, maintenance would be required, and a funded owners' association would exist similar to those set up for RP-1 subdivisions. Councilmember Gill confirmed with Ms. Binckley that Stipulation No. 26 (*The Owner/Applicant must establish a funding mechanism to maintain, repair and/or replace all common areas and common area improvements including, but not limited to, drives, walls, ponds and storm water system improvements*) required a funding mechanism be in place to fund retention basins.

- 3064 Councilmember Taylor questioned the guarantee of the architectural controls on the lots presold by Mr. McIntyre. Ms. Hays stated the City had control of the architectural designs of the units, as a building permit could not be pulled if it did not comply with the development plan. Ms. Binckley stated there would be an Architectural Review Board at the time of the Final Site Plan. She advised there would be no architectural control on the development. Mayor Dunn added there had never been control of this type on any development that she was aware of. Mr. Owen advised that the Council's assurance that the RP-3 units, villas and the commercial site would be architecturally correct to the design was the fact that he was designing the units, and Mr. McIntyre was building them from his designs. In the case of the RP-1 home designs, he would design typical home elevations to be used as a standard, publishing it in the sales literature.
- 3282 Councilmember Gill questioned Ms. Binckley concerning Stipulations No. 19 (*Design guidelines, sign designs and calculations will be required at final*), 21 (*A model must be submitted at the time of final site plan application*), and 22 (*Materials boards must be submitted at the time of final site plan application*). He confirmed with Ms. Binckley that the evaluations of the elevations would not take place until the Final Site Plan. Councilmember Gill reiterated that there was no commitment being made as part of the approval tonight to build the elevations as shown or otherwise. Mayor Dunn advised that it was on record tonight that the developer stated the units would be built according to the architect's renderings. At Final, the Governing Body could recall the statements and demand that the units comply.
- 3486 Mayor Dunn asked Ms. Binckley to include a Stipulation relating to the requirement of an automated horn system to diffuse the railroad noise.
- Councilmember Story questioned Ms. Binckley on the impact of the triplexes on home values in surrounding subdivisions. Ms. Binckley stated she felt there would be no detrimental impact. She said currently there was a mix of units including triplexes in Normandy Place, Patrician Woods, Leawood South, Huntington Farms and Leawood Falls subdivisions. Mr. Owen clarified that the term "villa" implied a small home unit that was attached to another unit. He added that the triplexes were attached villas.
- 3675 Councilmember Rawlings confirmed with Larry Parsons, 14504 Kenneth Road, Leawood, one of the two owners of the property, that the property had been for sale since 1991. Seventy acres of the property were sold to the City to use for Ironwoods Park, leaving 160 acres, of which two acres were sold to private individuals. He stated the presence of the power lines was detrimental to the ability to sell the property. Mr. Parsons said that Mr. McIntyre was the only person who had ever given serious consideration to developing the land, adding three individuals (including Mr. McIntyre) had approached them about purchasing the property.

Councilmember Rawlings discussed the deviation setbacks from the property lines with Ms. Binckley. Mr. McIntyre explained the reasons behind asking for the deviations was to be able to have more diversity of architectural choices and not have “cookie cutter” homes.

4159 Councilmember Bussing questioned the guarantee of having side entry garages. Mayor Dunn advised the Governing Body’s approval would be based upon the elevation boards and other illustrations as presented at tonight’s meeting. Mr. Lambers added the Governing Body could base their condition to the granting of the variance upon a side entry garage being constructed. Mayor Dunn asked that the condition be incorporated into the Stipulation. Mr. McIntyre advised that it would be unacceptable to expect that 100% of the properties would include side entry garages. Mayor Dunn stated that was not what was being asked of the developer.

4508 Councilmember Story asked if the deviations could be tied to the lots to be constructed with a side entry garage. Mr. Lambers stated the developer needed the variation to accommodate other than just the side entry garages. If the developer could indicate specifically which sites needed this type of variation, it would only be a more specific request in front of the Governing Body.

Tape 622, 67 Councilmember Taylor suggested tying the fact that 20% of each type of deviation occurred in the plan, to the approval process. Mr. Lambers advised he would recommend that the applicant give these percentages at Final Site Plan. Mr. McIntyre advised there would not be many side entry garages on the cul-de-sacs because the lots were neither wide enough nor on the corner of an intersected street, where such garages were typically placed. He brought up the possible circumstance of a buyer requesting another type of garage on a location dedicated to a side entry garage. Mr. McIntyre stated there would be side entry garages in a minimum of 22% of the total number of RP-1 and RP-2 lots.

188 Councilmember Gill discussed the Land Use/Zoning Grid depicted in the Staff Comments section of the Governing Body Staff Report. Ms. Binckley confirmed that the Density/F.A.R. numbers were the density without the streets included. The numbers would decrease with the addition of the streets. Councilmember Gill discussed the Bulk Regulations table in the same document with Ms. Binckley. He asked if it were possible to reduce the number of RP-3 units, maintaining the original courtyard design. Mr. McIntyre stated it would be an economic liability to do so, and would not work.

408 Mayor Dunn reiterated that all of the deviations requested were allowed under the LDO. Staff approved the deviations with the exception of two, and the developer had agreed to abide by Staff’s requests on those two deviations. Mr. Owen made a final statement as to the reasons they believed the plan was viable.

Councilmember Gill questioned whether the dwelling units per acre would be reduced if the plan could be reconfigured by taking a portion of the zoned RP-3 and rezone it as RP-2. Mr. Lambers stated it was his opinion the zoned RP-3 was a legitimate request. If there would be any changes made, it might be possible to rezone a portion of the RP-3 to RP-2. Mr. McIntyre stated that suggestion would require him to give up 39 lots for 12 lots of RP-2. He said he would prefer not to change anything on the plan, and proceed with the plan as approved by Staff.

749 Councilmember Taylor asked for a show by standing of Leawood residents in the audience who were opposed to the project. Approximately 15 people rose.

Councilmember Taylor made a motion to continue discussion on this issue to the March 15th Governing Body meeting. He stated he was concerned that 40% of the entire land was being zoned RP-3, which was contrary to the Master Plan. Councilmember Rasmussen seconded the motion.

814 Mayor Dunn asked that each Councilmember go on record as to what concerns they had about the project. Councilmember Gill stated that if he voted tonight, it would be in opposition to the plan. He saw the RP-3 section and its density as a problem. Councilmember Story had the same concern as Councilmember Gill. He suggested changing some of the triplexes into duplexes. Councilmembers Dunn and Rawlings stated they did not need further information from the developer. Councilmember Bussing advised that he was opposed only to the two side yard deviations that he had brought up earlier. Councilmembers Gullledge and Rasmussen stated they did not need further information from the developer.

1004 Mr. Owen asked the Governing Body if the RP-3 changed from triplexes to duplexes, or if the triplexes changed from 39 units to 12 or 13 RP-2 lots, would they approve the plan. He asked the Governing Body for direction. Councilmember Gill stated he was interested in the RP-3 being changed to RP-2.

Mayor Dunn advised that the next Governing Body meeting date would need to be changed due to Councilmembers Story, Rasmussen and Gullledge not being able to attend on March 15th. Councilmember Dunn stated he would also not be in attendance.

1083 Councilmember Gill stated he would make a motion to approve the plan substituting the RP-2 zoning with the Stipulations that had been discussed tonight. Councilmembers Taylor and Rasmussen removed their motion and second in favor of Councilmember Gill's motion. Councilmember Gill restated his motion, including Stipulations of the automated horn system, the clarifications of Stipulations 19, 21, and 22 to include the boards and limiting the designs and models to be in accord with elevations that were shown tonight, a 22% minimum of the total units in RP-1 and RP-2 to include side entry garages, and a revision of the plans, with architectural and elevation plans consistent, of the RP-3 to RP-2 for the 39 units as depicted by Mr. Owens and Mr. Lambers. Councilmember Dunn seconded the motion.

1256 A Roll Call vote was taken. The motion passed, 7-1-0. Yea: Councilmembers Rawlings, Story, Gill, Gullede, Rasmussen, Taylor, Dunn. Nay: Councilmember Bussing. Councilmember Bussing stated he was opposed for two reasons: 1) the side yard deviations as discussed, and 2) the Stipulation requiring the developer to pay for the automated horn system.

1300 **12. OLD BUSINESS - None**

1302 **13. NEW BUSINESS**

A. Schedule Governing Body Executive Session on Monday, March 29, 2004, at 6:00 P.M., regarding personnel matter; City Administrator's 6-month review
Councilmember Gullede made a motion to approve. Councilmember Rasmussen seconded the motion, and the motion was approved unanimously, 8-0-0.

Councilmember Taylor left the Council Chambers at 10:37 P.M.

1320 **B. Ordinance No. 2050, authorizing the issuance and delivery of \$10,360,000.00, principal amount of General Obligation Refunding Bonds, Series 2004-A, of the City of Leawood, Kansas for the purpose of providing funds to refund certain outstanding General Obligation Bonds of the City; prescribing the form and details of said Bonds; making provision for the levy and collection of an annual tax for the purpose of paying the principal of and interest on the Bonds as they become due; and making certain covenants with respect thereto [Roll Call Vote]**

David Arteberry of George K. Baum advised that the savings had proven significantly better than had been expected. The anticipated savings had been \$320,000.00; the actual result was \$429,463.00 in present value savings, reducing the average payment on the bonds to be refinanced by \$34,305.00 per year.

Councilmember Rasmussen made a motion to pass the Ordinance. Councilmember Dunn seconded the motion and a Roll Call Vote was taken. Councilmember Taylor returned to the Council Chambers at 10:40 P.M. and stated he would abstain from voting as he had not been in the Chambers at the time the Ordinance was read. The motion passed, 7-0-1. Yea: Councilmembers Rasmussen, Dunn, Story, Gill, Rawlings, Gullede, Bussing. Nay: None. Abstain: Councilmember Taylor.

- 1416 C. **Resolution No. 2180, prescribing the form and details of and authorizing the delivery of \$10,360,000.00, principal amount of General Obligation Refunding Bonds, Series 2004-A, of the City of Leawood, Kansas, authorized by Ordinance No. 2050, of the City; providing certain covenants and agreements with respect thereto; and providing for execution of certain agreements in connection therewith**

Councilmember Bussing made a motion to approve the Resolution. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.

- 1432 D. **Ordinance No. 2051, authorizing and providing for the issuance and delivery of temporary notes of the City of Leawood in the principal amount of \$6,800,000.00, to provide temporary financing of the cost of certain public improvement projects within the City of Leawood, Kansas [Roll Call Vote]**

Councilmember Dunn made a motion to pass the Ordinance. Councilmember Story seconded the motion. A Roll Call Vote was taken, with the Ordinance passing unanimously, 8-0-0.

- 1453 E. **Resolution No. 2181, authorizing and providing for the issuance and delivery of temporary notes for the Dykes Branch Drainage SMAC Improvement Project, DB-04-024-01 [106] in the principal amount of \$200,000.00, to provide temporary financing of the cost of the stormwater drainage improvement**

Councilmember Dunn made a motion to approve the Resolution. Councilmember Bussing seconded the motion, and the motion was approved, 7-1-0. Councilmember Rasmussen opposed, for reasons previously stated.

- 1475 F. **Resolution No. 2182, authorizing and providing for the issuance and delivery of temporary notes for the ILan Park Improvement Project, 12601 Nall Avenue [111] in the principal amount of \$100,000.00, to provide temporary financing of the cost of improvement**

Councilmember Gullede made a motion to approve the Resolution. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.

- 1490 **G. Resolution No. 2183, authorizing and providing for the issuance and delivery of temporary notes for the Roe Avenue, Nall Avenue and 137th Street Improvement Project [190] in the principal amount of \$200,000.00, to provide temporary financing of the cost of improvement**
Councilmember Bussing made a motion to approve the Resolution. Councilmember Dunn seconded the motion, and the motion was approved unanimously, 8-0-0.
- 1509 **H. Resolution No. 2184, authorizing and providing for the issuance and delivery of temporary notes for the 135th Street & Briar Improvement Project [193] in the principal amount of \$600,000.00, to provide temporary financing of the cost of improvement**
Councilmember Dunn made a motion to approve the Resolution. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.
- 1528 **I. Resolution No. 2185, authorizing and providing for the issuance and delivery of temporary notes for the 135th Street and Roe Avenue Improvement Project [194] in the principal amount of \$300,000.00, to provide temporary financing of the cost of improvement**
Councilmember Dunn made a motion to approve the Resolution. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.
- 1544 **J. Resolution No. 2186, authorizing and providing for the issuance and delivery of temporary notes for the Parkway Plaza Improvement Project [195] in the principal amount of \$3,400,000.00, to provide temporary financing of the cost of improvement**
Councilmember Bussing made a motion to approve the Resolution. Councilmember Story seconded the motion, and the motion was approved unanimously, 8-0-0.
- 1560 **K. Resolution No. 2187, authorizing and providing for the issuance and delivery of temporary notes for the Residential Street Program Phase I [200] in the principal amount of \$2,000,000.00, to provide temporary financing of the cost of resurfacing and repair of certain residential streets or portions thereof**
Councilmember Rawlings made a motion to approve the Resolution. Councilmember Dunn seconded the motion, and the motion was approved unanimously, 8-0-0.
- 1610 **14. OTHER BUSINESS**
Chris Claxton gave an update on Ironwoods Park. The first event, the Oxford Park Academy Annual Auction, was held February 27th in the Lodge. The move into the Nature Center would take place March 2nd. Ms. Claxton stated that there were currently 30 dates booked between now and the end of the year. Staff was working on the marketing plan for the facility, and the program guide would be out the first week in April.

Councilmember Taylor confirmed with Ms. Claxton that there had not been any traffic congestion on Mission Road during the Oxford Park Academy Auction. Mayor Dunn advised the Dedication and Open House for Ironwoods Park would be April 21st, 4:30-6:30 P.M. Additionally, there would be event honoring Leawood's Volunteers that day.

Mayor Dunn stated the Council had lost quorum for the March 15th Governing Body meeting. Councilmember Gullledge made a motion to reschedule the Governing Body meeting for March 22nd, at 7:30 P.M. following the 6:00 P.M. Special Call meeting to discuss 2005 Budget Assumptions. Councilmember Dunn seconded the motion, and the motion was passed unanimously, 8-0-0.

15. ADJOURN

There being no further business, the meeting was adjourned at 10:53 P.M.

Debra Harper, City Clerk

Emily Gleasure
Recording Deputy City Clerk