



**ADVISORY BOARD**  
**Meeting Minutes – April 11, 2017 - 5:30 p.m.**  
**Maple Room – Community Center**

Board members in attendance: Chair Karen Ward-Reimer, Steve McGurren, Doug Stevens, Gary Swanson and Amy Vlastic

Board Members absent: Bob Wright

Council Liaisons present: Julie Cain

Council Liaisons absent: Dr. Steve Kaster

Staff members present: Chris Claxton, April Bishop and Kim Curran

Staff members absent: Brian Anderson and Dalnita Holland

Karen Ward Reimer (Chair) called the meeting to order at 5:42 p.m.

Steve made a motion to approve the March 14, 2017 meeting minutes. Doug seconded the motion. The minutes were approved unanimously.

**I. Old Business**

**A. Outcome of Land Acceptance – Village of Leawood (Next steps)**

Chris stated that after much discussion and a presentation by Councilmember Julie Cain, the City accepted the 6.7 acres at the Village of Leawood.

Chris also stated that the Governing Body was able to get the developer to agree to put in 5 foot wide trail down below the residential development. The developer had already agreed to add a trail to the bridge and make improvements to the area.

Chris referred to the donation of the land for Gezer Park that was donated by Price Chopper. In the agreement, the parkland and \$132,000 was donated and the berms were installed along with seeding of the property.

Chris stated that she is not sure when the City will officially take ownership as there is work needs to be done on the retaining walls on the donated land.

Amy inquired if there are any trails currently on the land.

Chris answered that there are currently paths to the bridge and the lower part will follow where the current footpaths are. The trail will not be a loop but will provide waking access.

Steve inquired about what the developer received for his donation.

Julie stated that the developer wanted the upper 1.6 acres to be able to divide it into 4 lots that would be zoned RP-1. The City wanted the area zoned RP-2 to provide a buffer between those homes and the maintenance provided homes. The developer received the four lots to be developed.

Steve inquired if the land will be developed soon.

Julie stated that the developer said all 32 lots have been sold to builders.

Chris stated that she has received three suggestions for the name of the new park; Leawood resident, Martha Weber-Conradt; the owner of the land, Richard Jones; and “Savior Park” because the land was saved.

Chris commented that it looks more like a greenspace as opposed to a park.

Steve confirmed that only paths and benches would be on the land, no vertical structures or anything that can be washed away during a flood event.

Karen prefers the name Leawood Greenway Park.

## **B. Update on Inclusive Playground Project**

Chris stated that she is currently trying to work out logistics with Variety KC. They have adamant about having a poured in place surface across entire playground, which is a change from the original plan.

Chris stated that she is not entirely in agreement of the recommendation of having a poured in place surface across the entire playground due to opinions of other professionals in the field, including Brian Anderson who is a Certified Playground Safety Inspector.

Chris also mentioned that Variety KC is requesting a fence to be placed around the playground to curb the potential of children with autism running away from the playground. Variety Executive Director, Deborah Wiebrecht told Chris she was able to get a coated chain link fence donated.

Chris stated that she is not in favor of coated chain link fence. She is requesting guidance from the Parks & Recreation Advisory Board for other options. The option that was presented to Variety was a commercial grade aluminum powder coated fence that is more aesthetically pleasing.

Steve inquired about the position of the group forcing the fencing and poured in place surface issues.

Chris stated that they are in disagreement, engineered wood fiber mulch (EWF), which is ADA Accessible. When we originally started on the playground, the Foundation had a set amount to raise, and worked with GameTime from that budget amount. This design was completed quite some time before reaching out to Variety for the donation, which eventually ended up being naming rights.

Doug inquired about the cost of EWF compared to the poured in place surface.

Chris replied that EWF is about 1/3 the cost of the poured in place (PIP) surface and concrete does not need to be poured underneath.

Steve inquired about the life of both products.

Chris responded that long term maintenance is required with PIP surface.

Amy inquired about the request to place a fence around the perimeter of the playground

Chris responded that Variety is requesting a fence around the playground that will be approximately 500 linear feet. The cost of the fence will be about \$20,000 and the additional PIP could be \$80,000-\$90,000.

Chris stated that the original plan consisted of PIP on the areas of the playground where it was clear that access from those with physical disabilities would be able to do so. The other areas, such as belt swings and the able-bodied side of the zip line would have the EWF. It is the opinion of Variety KC that to be truly inclusive, all children need to play together. The difference of opinion occurs, as an example, the belt swings. When swinging, other children, regardless of ability, cannot be in close proximity for fear of being kicked.

Chris stated that staff was contacted by Deborah Wiebrecht stating that she is working to get the PIP donated at a lesser cost. The conflict is that the Leawood Foundation has a contract with GameTime for the construction of the playground and surrounding areas. She is planning to meet with Alice Hawk to seek resolution.

Chris did say that Deborah Wiebrecht from Variety KC recently received an email from a parent of a child who is on the autism spectrum and is excited about the fence.

Steve inquired if the fence can be moved out from the play structure.

Chris stated that the shelter, maintenance building and soccer fields are in close proximity to the playground so it will be tough to move back away from the structure.

Amy inquired if the fence will be around the entire structure.

Chris replied that the fence would enclose the entire playground structure and will have openings for access on the north and south side of the fence but no gates.

Chris stated that the fence is a substantial change to the project and will need to go back to the Planning Commission and Governing Body for approval, as per her discussion with Mark Klein.

Chris stated that the playground is the Leawood Foundation's project and it will belong to the city upon completion. She also stated that she and Alice Hawk are struggling with the new suggested modifications to the playground.

Steve inquired if Alice Hawk and Chris feel they are on the same page as Variety KC.

Chris stated that she is not in favor of the fence because she does not see it as warranted, based on the location of the playground.

Chris stated that she did speak with Ms. Wiebrecht and said that if the PIP is the number one issue then they need to sit down and discuss it, and discuss fencing options at a later date.

Steve inquired if the Parks & Recreation Advisory Board can deny the fence.

Chris stated that there needs to be amicable discussion between Variety KC, the City and the Leawood Foundation.

Gary inquired if there will be an increase in maintenance costs and concern about longevity of the fence.

Chris stated that the fence will require maintenance over time.

Julie inquired about the origin of the proposal of the fence.

Chris stated that there is not anything in sponsorship agreement about this nor the PIP for the entire playground. The agreement included information on signage, use with notification, etc. She also stated she would like to have a conversation with Variety KC about how they arrived at the proposed changes.

Steve inquired about what was approved in the original agreement

Chris stated that current configuration is what was approved.

Amy inquired about why Variety KC is requesting PIP across the entire playground.

Chris replied it is for wheelchair accessibility as well as those with a walker, crutches or other devices.

Steve inquired if all of the low elements are on the non-PIP section.

Chris stated all low elements have the PIP with the exception of the disc swing.

Steve stated that this feels like a scenario where the project is developed and they have to make project a little bigger.

Gary inquired if Variety KC signed off on the original design.

Chris stated that they were the last big donor and they were sent on more than one occasion the 2D schematic prior to agreeing to donate to the project.

Chris stated that to use poured in place across the entire playground surface, it would cost approximately \$80,000.

Steve inquired if there is a negative consequence for telling Variety KC we are not making the proposed changes.

Chris stated that if the proposed fence addition needs to go to the Planning Commission and Governing Body for approval, the project could be delayed by 2 months.

Steve stated that he doesn't see why fence is necessary if it is going to have openings.

Chris proposed the idea of natural barriers and a split rail fence early in the discussion but this was not favored.

Chris stated that she would like to have a weekday playground dedication and opening event during a Royals home date around 10:00am in order to request to have representatives from the Royals on site

Steve stated it seems like it should be ok to stick with original design.

Steve inquired if there has been a playground dedication event and opening date set.

Chris stated that we do not have a firm date for the dedication event. She also stated that if needed, she will tell the Mayor that the Parks & Recreation Advisory Board does not support the fence and that there is no real consensus on the additional PIP surface.

Karen stated that consensus is that the Parks & Recreation Advisory Board wants to stick with the original proposed plan.

Doug stated if Autism is an issue, it should be addressed

Chris stated that she would send the playground schematic to the Parks & Recreation Advisory Board via email.

### **C. Update on Trail Project**

Chris stated a mandatory pre-bid meeting was held today and a number of contractors attended.

Chris stated that the bids will be opened on April 20, which keeps the timeline of the project the same. She stated that she is anticipating the cost to go up slightly from the original estimate due to the need to replace two storm outlets that are made of corrugated metal and are rusted out.

Steve inquired what was the time frame that the corrugated metal was used for storm sewers in the city.

Julie responded that the corrugated metal was used in the 70's and 80's. The storm sewers from 119<sup>th</sup> Street to 135<sup>th</sup> Street need to be replaced. It is a \$42 million dollar project and is being spread out to complete a section every other year.

Chris stated that we are still deciding if we are going to use the trail along the east side of Tomahawk Park as the haul road as opposed to using the parking lot. The trail will be cheaper to repair but it may require closing the playground.

## **II. New Business**

### **A. Annual Review and Recommendation – Park Impact Fees (2016)**

Chris Reviewed highlighted areas in the policy for review. The Parks & Recreation Advisory Board is required to review the policy on an annual basis.

Steve inquired about where money comes from and what its purpose is.

Chris responded that most of the time, it is used for repair to facilities. She also stated that the funds come from new commercial development and remodeling as well as residential dwellings. The proceeds go into a separate fund and the Planning Department keeps track of the funds from each project.

Chris asked April about the increase to the Public Art Impact Fee by the Arts council and the reasoning behind the request.

April stated that the request was made in 2008 and the city is landlocked so there will not be much new development in the future, except for the 135<sup>th</sup> Street corridor. Most of the Public Art Impact Fee funds will come from remodeling projects as opposed to new development.

Steve mentioned that his homeowners association assess a \$250-\$300 fee for each new home and re-sale in the subdivision.

Chris stated that we did use part of the Park Impact Fee for payment on the South Park lease/purchase.

Steve inquired the Advisory Board if they want to propose and an increase in the fees.

Karen responded that we might be requesting an increase.

Chris stated that she agrees that most of the opportunities will be in connection to the development along the 135<sup>th</sup> street corridor.

Julie stated that it is not unreasonable to ask for additional funds via an increase in the fees.

Steve stated that it makes a lot of sense to not only ask for the fee for new construction but also remodeled structures. He inquired if it is only a one-time fee.

Chris responded that it is, only a one-time fee for new construction or remodeled structures. The current fee is \$.10 per square foot for commercial buildings and \$300 per residential unit.

April stated that it makes sense to increase the fee for residential units. The parks are a real selling point for living in Leawood and the residents receive the greatest benefit from the parks.

Steve inquired if the Parks & Recreation Advisory Board should look at a range of fees and determine what the impact would be by raising the fee.

Chris stated that any proposed fee increase will need to be approved by the Governing Body. They will want to know why the Parks & Recreation Advisory Board is requesting the increase.

Julie stated that since the fee has not increased in 20 years, why would the Advisory Board not request a fee increase; seems reasonable.

Chris stated that as the population increases and more residents utilize the facilities, they will receive more wear and tear.

Steve inquired if the Advisory Board could recommend \$300 per residential dwelling for new construction and \$100 for resale. He stated that this could establish new revenue stream.

Julie inquired about who would be responsible for collecting the fee for the re-sale of dwellings and how would they collect it. She stated that she would hesitate to establish a fee for resale. She also stated that it could be a hard sell by the Governing Body.

Karen stated that the Public Art Impact Fee was \$.10 per square foot for commercial buildings and is now \$.15 per square foot, since 2008.

Steve stated the residential and commercial fee should be raised.

Doug recommended raising the residential dwelling fee in a range of \$300-\$500 per dwelling and the commercial fee from \$.10 per square foot to a range of \$.15-\$.20 per square foot.

*A discussion ensued that a higher amount should be considered due to the length of time the fees had been idle.*

Steve made a motion to increase fees in both categories; residential dwelling raised to \$400-\$500, and the current \$.10 commercial rate for new construction and remodel increased from a range of \$.15-\$.20 per square foot of finished floor.

Amy seconded the motion

The motion passed unanimously

Chris stated that she will add statements regarding increased park use, development of Ironwoods Park, etc. in her memo to the City Administrator.

## **B. Staff Reports**

Kim reported the following:

- The Spring Soccer League has started, over 1,600 participants are enrolled which is an increase over last year.
- Eggstravaganza was held last Sunday; it is estimated that over 2,000 attended. A big thank you to Gary Swanson for volunteering at the event.
- The staff is in the middle of the seasonal employee hiring process. A paperwork and drug screen session will be held at City Hall on Saturday.
- The Trail Clean-up will be held on April 23, from 2:00-5:00pm.
- Pool Passes will go on sale on May 1.
- The registration deadline for the T-Ball / Coach Pitch Baseball League is next week. Current enrollment is just under 400 participants.

April reported the following:

- The spring has been busy with school field trips at the Oxford Schoolhouse
- Four performances of *Bonnie and Clyde* were completed at the end of March
- Passport to Adventure Kickoff was last weekend at Bass Pro Shops, April and Scott Gamerl, Outdoor Education Supervisor attended.
- The new stage surfacing at the Ironwoods Amphitheater has been completed. The Park Construction Crew replaced the deck surface and added concrete.
- National Dance Day was held last weekend with 40 different dance troupes.
- The Arts Council will be hosting an art show at the Leawood Fine Arts Gallery on Friday, April 28.
- The Senior Actors are rehearsing for the “Frowning Ladies of Shady Pines” which will be held in the Oak Room, April 29 & 30. It is free to attend.
- A lecture on the Orphan Train will be held at the Oxford Schoolhouse on May 6. It ties into the summer performance of “Annie”.
- Pooch Painting will be held on June 3<sup>rd</sup> at Leawood City Park

Chris reported the following:

- The Ironhorse Clubhouse is nearing completion
- The Lunar Dinner will be moved to the Ironhorse Clubhouse for 2018. The date will be February 18 and Bo Lings will be catering the event.
- The first event will be the UMKC School of Law Golf Tournament on May 19, followed by the JE Dunn Golf Tournament on May 22. Pricing for the Facility is complete, just reviewing the pricing structure for Food and Beverage
- Steve Lamb, Athletic Turf Supervisor has retired and Brian is in the process of filling his position. He has received over 50 applications.
- The pond at Gezer Park has been drained and cleaned. The Public Works Department assisted the Parks Department with the project.
- The Horticulture Crew has been putting plants around the new art piece at the Justice Center to get the site ready for the dedication of the art piece which will be held on Tuesday at 6:00pm.
- The Athletic Turf Crew completing a complete over seed of City Park and spraying dandelions.

- She is working with Marica and the Mayor on the sign that will be installed in I-Lan Park. It is a 3-sided sign that will contain; the relationship between the City of Leawood and the City of I-Lan, the location and demographics of the City of I-Lan and the Leawood Bridge.

Amy inquired about when the delegation from I-Lan was arriving.

- Chris responded that they would be here May 12-16

Amy inquired when the function at I-Lan Park will be held.

- Chris stated she was not sure, possibly Monday, May 15. The delegation will be attending an event at the Shatto Dairy and Royals game on Saturday.
- Brian's crews are painting and touching up I-Lan Park. The Horticulture Crew will landscape around the sign following installation.
- She is meeting with the City Administrator on Thursday to review the 2018 budget.
- Chris stated that the Leawood Foundation will probably be scaling back their funding in 2017 after the inclusive playground project. Most likely Annual Appeal only.

Julie stated that the Leawood Foundation will be fundraising for the Old City Hall. It will need to be moved to the north on the property.

### **III. Misc.**

Amy inquired if the middle lake is holding water. It is low.

Chris responded that it is still leeching but the problem remains unknown. She reminded the board that staff had requested some money to fix the problem however; Councilmember Rasmussen correctly suggested allocating money to determine the problem first. This money has been moved back to 2018.

The next meeting will be held on Tuesday, May 9 at 5:30 p.m.

Steve McGurren made a motion to adjourn the meeting.

Amy Vlasic seconded the motion. The motion was approved unanimously.

The meeting was adjourned at 7:07pm

Respectfully submitted,

Chris Claxton, Director

Parks and Recreation Department