

# City Council Action Summary – July 22, 2019

- Held public hearing to consider the BluHawk Sales Tax and Revenue (STAR) Bond Project Plan within the BluHawk STAR Bond District generally located at the southwest corner of 159th Street and U.S. 69 Highway.
- Held public hearing to consider amending a Transportation Development District (TDD) to modify district boundaries and increase the maximum project cost of the TDD project generally located at the southwest corner of 159th Street and U.S. 69 Highway (SWC 159th Street and U.S. 69/BluHawk TDD).
- Held public hearing to consider the creation of a Community Improvement District for the BluHawk development, related to a proposed economic development project generally located at the southwest corner of 159th Street and U.S. 69 Highway.
- Held public hearing to consider the issuance of Federally Taxable Private Activity Economic Development Revenue Bonds (EDRBs) in an amount not to exceed \$83,500,000 and granting a property tax abatement related to financing the acquisition, construction, equipping, and furnishing of an Arena and Multi-Sport Athletic Complex within the BluHawk development located at the southwest corner of 159th Street and U.S. 69 Highway.

- Approved the following Consent Agenda items:

## FINANCE, ADMINISTRATION AND ECONOMIC DEVELOPMENT – Committee Items:

- 1) Approve selection of pharmacy benefit manager and authorization to negotiate an agreement with MedTrakRx for a three-year period, with the option to extend for two (2) additional one-year periods.
- 2) Approve selection of a Municipal Court management software application, approve a project budget, and provide authorization to negotiate an agreement for project implementation and operation – Pioneer Technology Group for the Benchmark Court Management Software application.

## FINANCE, ADMINISTRATION AND ECONOMIC DEVELOPMENT – Staff Items:

- 1) Council Minutes – June 17, 2019.
  - 2) Expenditure Ordinance No. 7A – Outlining the expenditures from the General Operating Fund for June 26 through July 9, 2019.
  - 3) Capital Projects Expenditure Ordinance No. 7C – Outlining the expenditures from the Capital Projects Fund for July 11 through July 17, 2019.
- Presented informational item indicating that the Community Development Committee meeting is to be held at 7 p.m., on Wednesday, August 7, 2019, in the Council Chamber.
  - Accepted low bid from Miles Excavating, Inc., for the Quivira, 159th Street to 179th Street, project in the amount of \$21,401,865.13.
  - Approved Ordinance No. SB-3233, A, approving and adopting a Sales Tax and Revenue (STAR) Bond Project Plan within a STAR Bond Project District located at the southwest corner of 159th Street and U.S. 69 Highway (BluHawk STAR Bond Project).
  - Approved Ordinance No. TDD-3000, C, amending Ordinance No. TDD-3000, as amended by Ordinance Nos. TDD-3073; TDD-3000,A; TDD-3121; TDD-3149; TDD-3170 and TDD-3000,B; to modify the boundaries and increase the maximum project cost of the SWC 159th Street and U.S. 69 Transportation Development District (SWC 159th Street and U.S. 69/BluHawk TDD).
  - Approved Ordinance No. CID-3260, making findings as to the nature and advisability of creating a Community Improvement District (CID) at the southwest corner of 159th Street and U.S. 69 Highway; creating a CID, authorizing a CID project; approving the estimated cost of the CID; establishing the boundaries of the CID; and providing for the method of financing the CID (BluHawk CID Project).
  - Approved Ordinance No. RD-3248, terminating a redevelopment district generally located west of U.S. 69 Highway, between 159th Street and 167th Street, and existing Ordinance No. RD-2634 (BluHawk Multi-Sport Athletic Complex and Arena Project).
  - Approved Resolution No. 4544, declaring the intent to issue Federally Taxable Private Activity Revenue Bonds in the principal amount not to exceed \$83,500,000 for the purpose of financing the acquisition, construction, equipping and furnishing of an Arena and Multi-Sport Athletic Complex and to grant a property tax abatement (BluHawk Multi-Sport Athletic Complex and Arena EDRB Project).

- Approved Resolution No. 4496, A, amending Resolution No. 4496 relating to the intent of the City to issue Federally Taxable Private Activity Revenue Bonds for the purpose of financing construction materials, equipment, labor and furnishings of a mixed-use commercial development (BluHawk – Phase 1 EDRB Project).
- Approved Resolution No. 4495, A, authorizing the execution of an Amended and Restated BluHawk Development Agreement with BluHawk Land, LLC; BluHawk Marketplace, LLC; BluHawk Holdings, Inc.; DMP 159/69, LLC; KAP 159/69, LLC; JEP 159/69, LLC; and BluHawk Sports Properties, LLC, relating to an economic development project generally located at the southwest corner of 159th Street and U.S. 69 Highway (SWC 159th Street and U.S. 69 (BluHawk) Project).
- Approved Resolution No. 4543, declaring the intent to enter into a Payment in Lieu of Taxes (PILOT) Agreement with BluHawk Sports Properties, LLC, relating to the issuance of Federally Taxable Private Activity Revenue Bonds for the purpose of financing the acquisition, construction, furnishing and equipping of a Multi-Sport Athletic Complex and Arena and granting a Property Tax Abatement (BluHawk Multi-Sport Athletic Complex and Arena Project).
- Approved Ordinance No. B-3254, authorizing the City to issue Federally Taxable Private Activity Revenue Bonds, Series 2019, in the principal amount not to exceed \$3,600,000 for the purpose of financing the acquisition of construction materials, equipment, labor and furnishings of a commercial development and related improvements and authorizing the execution of certain documents in connection with the issuance of the bonds including: 1) Trust Indenture between the City and BOKF, N.A.; 2) Base Lease Agreement between J-DOR Real Estate, LLC, and the City; 3) Lease Agreement between the City and J-DOR Real Estate, LLC; and 4) Bond Purchase Agreement between the City and J-DOR Real Estate, LLC (Jack Stack EDRB Project).
- Approved Ordinance No. B-3255, authorizing the City to issue Federally Taxable Private Activity Bonds, Series 2019, in the principal amount not to exceed \$18,000,000 for the purpose of financing the acquisition of construction materials, equipment, labor and furnishings of a mixed-use commercial development and related improvements and authorizing execution of certain documents in connection with the issuance of the bonds including: 1) Trust Indenture between the City and Security Bank of Kansas City; 2) Base Lease Agreement between Overland Park Real Estate, LLC, and the City; 3) Lease Agreement between the City and Overland Park Real Estate, LLC; and 4) Bond Purchase Agreement between the City and Overland Park Real Estate, LLC (Edison OP EDRB Project).