

BOARD OF COMMISSIONERS MEETING MINUTES

**PORT KC
MONDAY, OCTOBER 26, 2020
3:00 P.M.**

Board: Chairperson Glynn, Chairperson Oates, Chairperson Terrebonne, Commissioner Cargile, Commissioner Tekeste, Councilperson O’Neill, and Councilperson Shields

Staff: Brian Rabineau, James Mulick, Joe Lohman, Joe Perry, Jolene Mead, Jon Stephens, Krishan Purvis, Mariah Shields, Mark Coulter, Mary Barnes, Renee Hultgren, and Richard Grenville

Guests: Corey Walker – Platform Ventures, Jan Parks – Coalition for Kansas City Economic Development Reform, Janice Bolin – Kansas City Public Library, Jason Romero – Platform Ventures, Kevin Hardy, Liam Dai, Mark Smid – Platform Ventures, Matt Girard, Mike Gardner, Rich Wood – Polsinelli, Stan Meyers – Terracon, Thomas Friestad – Kansas City Business Journal, Trent Dansel

- 1. **Call to Order** Chairperson Glynn
- 2. **Consideration of September 21, 2020, Minutes** Chairperson Glynn

Councilperson Shields made the motion to approve the September 21, 2020, meeting minutes.
Commissioner Tekeste seconded.

Roll call was taken:

Chairperson Glynn, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

- 3. **Consideration of Bond Inducement Resolution – Platform Ventures Spec Project**..... Commissioner Terrebonne

Councilperson Shields made the motion that the Board adopt a Resolution expressing the intent of Port KC to issue bonds in one or more series to finance the costs of constructing a speculative industrial facility at Richards-Gebaur in an amount not to exceed \$25,000,000.
Councilperson O’Neill seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O’Neill, Aye; and Councilperson Shields, Aye.

The motion passed with six Ayes and one abstention by Chairperson Oates.

**4. Consideration of Bond Authorization Resolution –
USDA/Penn Seven Commissioner Terrebonne**

Councilperson Shields made the motion that the Board adopt a Resolution authorizing the issuance of Port KC's Taxable Revenue Bond (USDA Relocation Project) in a maximum principal amount of \$15,500.00, and the execution of related documents.
Commissioner Tekeste seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Oates, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O'Neill, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

**5. Consideration of a Resolution Authorizing the Sale of
Certain Property Leased to Sioux Chief and the Amendment
of Related Bond Documents Commissioner Terrebonne**

Councilperson Shields made the motion to adopt a Resolution authorizing the sale of certain property to Sioux Chief and the amendment of related bond documents.
Councilperson O'Neill seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O'Neill, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

**6. Consideration of a Resolution Authorizing the Execution
of an MOU with the Surface Transportation Board –
MRT Project..... Commissioner Terrebonne**

Councilperson Shields made the motion to adopt a Resolution authorizing staff to execute a Memorandum of Understanding (MOU) in substantial form with the Office of Environmental Analysis (OEA) of the Surface Transportation Board (STB).
Chairperson Terrebonne seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O'Neill, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

7. Consideration of Resolution Declining Participation in the Missouri Consolidated Health Care Plan for the 2021 Plan Year.....Commissioner Oates

Councilperson Shields made the motion that the Board of Commissioners authorize Port KC to withdraw participation from the Missouri Consolidated Health Care Plan (MCHCP).
Commissioner Cargile seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O'Neill, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

8. Consideration of Amendment No. 1 to Port KC FY21 BudgetCommissioner Oates

Councilperson O'Neill made the motion to adopt the Resolution approving the FY21 Budget Amendment #1, as presented.
Councilperson Shields seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O'Neill, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

9. Consideration of Resolution Instructing Port KC Staff to Draft a Petition to Establish Port Improvement District No. 6 at Berkley Riverfront and Hold a Public Hearing Jon Stephens

Councilperson Shields made the motion to adopt a Resolution instructing Port KC staff to draft a petition to establish Port Improvement District No. 6 at Berkley Riverfront and hold a public hearing.
Chairperson Terrebonne seconded.

Roll call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; Councilperson O'Neill, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

10. Executive/ Staff Reports

- President's Report..... Jon Stephens**
- Development..... Joe Perry**
- Port..... Richard Grenville**

Asset Management	James Mulick
Finance	Joe Lohman
Legal	Mark Coulter
Communications	Mariah Shields

11. Other Business

12. CLOSED SESSION: Pursuant to Section 610.021 (1)(2)(3), RSMo for matters related to legal actions, real estate transactions and personnel issues

Councilperson Shields made a motion that the Board of Commissioners enter into a closed session pursuant to Section 610.021 (1) (2) (3), RSMo for discussion on a personnel matter, however no action was taken.
Commissioner Cargile seconded.

Roll Call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Cargile, Aye; Commissioner Tekeste, Aye; and Councilperson Shields, Aye.

The motion passed unanimously.

Councilperson Shields made a motion to end the closed session and to go back into the public Board of Commissioners Meeting.
Chairperson Terrebonne seconded.

Roll Call was taken:

Chairperson Glynn, Aye; Chairperson Terrebonne, Aye; Commissioner Tekeste, Aye; and Councilperson Shields, Aye.

13. Adjourn.....Chairperson Glynn