

PORT KC
BOARD OF COMMISSIONERS MEETING MINUTES
MONDAY, February 26, 2024
3:00 P.M.
110 Berkley Plaza, Kansas City, MO 64120

Join Zoom Meeting

<https://us02web.zoom.us/j/87338376942?pwd=RGJPcHl5N3JsTnNrc3h0YUlxVW85Zz09>

Meeting Attendance

Board:

Commissioner Claire Terrebonne (*Acting Chairperson for meeting.*)
Commissioner Katheryn Shields
Commissioner Matt Oates
Commissioner Morgan Said
Commissioner Yolanda Cargile

Not in Attendance:

Chairperson Deb Hermann

Guests:

Aaron Carson - Copaken Brooks, Jon Copaken – Copaken Brooks, and Stan Meyers

Staff:

Aaron Plump, Brian Rabineau, Chase Johnson, Jocelyn Knight, Joe Lohman, Joe Perry, Jolene Mead, Maitland Mehlhaff, Mary Barnes, Megan Elder, Meredith Hoenes, Rhonda Miller, and Richard Grenville

1. Call to Order Chairperson Hermann

The meeting was called to order at 3:10 p.m.

2. Consideration of January 22, 2024 Minutes Chairperson Hermann

Commissioner Oates made a motion to approve the January 22, 2024, meeting minutes as written.

Commissioner Cargile seconded the motion.

Roll call vote was taken:

Commissioner Claire Terrebonne, Aye
Commissioner Katheryn Shields, Aye
Commissioner Matt Oates, Aye
Commissioner Morgan Said, Aye

Commissioner Yolanda Cargile, Aye

[There were no questions or comments from the Board, Staff, or Public.]

The motion passed unanimously.

3. Consideration of Development Committee ReferralsCommissioner Terrebonne

Public testimony will be taken at the discretion of the Chairperson. Any public testimony will be limited to three (3) minutes per person, unless extended at the discretion of the Chairperson.

- A. Amending Resolution No. 2023-10-02 to update the name of the development entity – HMBC Logistics

Commissioner Said made a motion that the Board of Commissioners amend Resolution 2023-10-02, as presented.

Commissioner Cargile seconded the motion.

Roll call vote was taken:

- Commissioner Claire Terrebonne, Aye
- Commissioner Katheryn Shields, Aye
- Commissioner Matt Oates, Aye
- Commissioner Morgan Said, Aye
- Commissioner Yolanda Cargile, Aye

[There were no questions or comments from the Board, Staff, or Public.]

The motion passed unanimously.

- B. Amending Resolution No. 2023-03-03 to increase the maximum bond issuance to \$55 Million and to update the name of the development entity – 1818 Main

Commissioner Oates made a motion that the Board of Commissioners amend Resolution 2023-03-03 as presented.

Commissioner Said seconded the motion.

Roll call vote was taken:

- Commissioner Claire Terrebonne, Aye
- Commissioner Katheryn Shields, Aye
- Commissioner Matt Oates, Aye
- Commissioner Morgan Said, Aye

Commissioner Yolanda Cargile, Aye

[There were questions and comments from the Board, Comments from Staff, and no questions or comments from the Public.]

The motion passed unanimously.

- C. Authorizing an amendment to the Blue River Commerce Center Project – Phase IV to add additional acreage to the development site – Northpoint

Commissioner Oates made a motion that the Board of Commissioners adopt a Resolution authorizing the President and CEO to execute such documents as are necessary to amend the Blue River Commerce Center Project – Phase IV, as presented.

Commissioner Said seconded the motion.

Roll call vote was taken:

- Commissioner Claire Terrebonne, Aye
Commissioner Katheryn Shields, Aye
Commissioner Matt Oates, Aye
Commissioner Morgan Said, Aye
Commissioner Yolanda Cargile, Aye

[There were no questions or comments from the Board, Public, or Staff.]

The motion passed unanimously.

4. Consideration of Port KC Staff Referrals.....Jon Stephens

A separate public testimony period will be provided at the conclusion of the Board's consideration of each of the listed items, i.e., prior to any vote. Public testimony is limited to three (3) minutes per person, per item, unless extended at the discretion of the Chairperson.

- A. Approving FY24 Budget Amendment No. 2

Commissioner Oates made a motion that the Board of Commissioners adopt a Resolution approving the FY24 Budge Amendment #2, as presented.

Commissioner Shields seconded the motion.

Roll call vote was taken:

- Commissioner Claire Terrebonne, Aye
Commissioner Katheryn Shields, Aye
Commissioner Matt Oates, Aye

Commissioner Morgan Said, Aye
Commissioner Yolanda Cargile, Aye

[There were questions from the Board, however no questions or comments from the Public or Staff.]

The motion passed unanimously.

B. Approving Maintenance Ambassador Service Contract with Downtown Community Improvement District

Commissioner Shields made a motion that the Board of Commissioners adopt a Resolution authorizing Port KC to enter a contract for Maintenance Ambassador Services at Berkley Riverfront with Downtown Community Improvement District in a form deemed acceptable to the President and CEO.

Commissioners Oates seconded the motion.

Roll call vote was taken:

Commissioner Claire Terrebonne, Aye
Commissioner Katheryn Shields, Aye
Commissioner Matt Oates, Aye
Commissioner Morgan Said, Aye
Commissioner Yolanda Cargile, Aye

[There were comments from the Board, however no questions or comments from the Public or Staff.]

The motion passed unanimously.

C. Approving proposal for Phase II Environmental Site Assessment (ESA) by Burns & McDonnell at MRT

Commissioner Shields made a motion that the Board of Commissioners adopt a Resolution authorizing the President & CEO's execution of Burns & McDonnell's proposal for Phase II Environmental Site Assessment.

Commissioner Said seconded the motion.

Roll call vote was taken:

Commissioner Claire Terrebonne, Aye
Commissioner Katheryn Shields, Aye
Commissioner Matt Oates, *Abstain*
Commissioner Morgan Said, Aye

Commissioner Yolanda Cargile, Aye

[There were no questions from the Board, Staff, or Public.]

The motion passed four to one.

- D. Approving a \$150,000 contribution to the City of Kansas City, Missouri for lighting repairs to the Bond Bridge

Commissioner Shields made a motion that the Board approve a \$150,000 contribution to the City of Kansas City, Missouri for lighting repairs to the Bond Bridge.

Commissioner Said seconded the motion.

Roll call vote was taken:

Commissioner Claire Terrebonne, Aye
 Commissioner Katheryn Shields, Aye
 Commissioner Matt Oates, Aye
 Commissioner Morgan Said, Aye
 Commissioner Yolanda Cargile, Aye

[There were questions and comments from Board and Staff.]

The motion passed unanimously.

- 5. **Executive/ Staff Reports**Jon Stephens
- 6. **Other Business**
- 7. **CLOSED SESSION:** A closed session may be held pursuant to Section 610.021, RSMo, subsections (1), (2), (3), (11), (12), (13) and/or (14), as applicable. Reference to the relevant subsection(s) warranting closure will be publicly identified in accordance with Section 610.022, RSMo.
- 8. **Adjourn** Chairperson Hermann

The meeting was adjourned at 4:06 p.m.