



AGENDA

City Council Meeting
Municipal Court Building, 540 Civic Blvd
October 18, 2022 at 6:00 PM

Matt Russell, Mayor
Eric Gerke, Ward I
Garry Wilson, Ward II
Christopher Updike, Ward III
Jennifer Mitchell, Ward IV

Eric Franklin, Ward I
Gerry Pool, Ward II
Brandon Self, Ward III
Clint Gerlek, Ward IV

Call Meeting to Order

Opening Prayer

Pledge of Allegiance to the United States Flag

Citizen Participation

Consent Agenda

- [1.](#) Approve October 4, 2022 City Council Minutes.
- [2.](#) Approve Vendor List.

Board, Commission, and Committee Schedule

City Council Budget Workshop	November 1, 2022 5:30 p.m.
Board of Adjustment Meeting	November 3, 2022-Cancelled
Planning & Zoning Meeting	November 7, 2022-Cancelled
City Council Meeting	November 8, 2022

Old Business and Tabled Items

- [3.](#) 22-57 An Ordinance of the City Council Amending the Municipal Code of the City of Republic, Missouri, Title VIII, Fees, Chapter 805, Fee Schedule, Section 805.030 "Alcoholic Beverages", Section 805.040 "Animals", Section 805.050 "Buildings And Zoning", Section 805.060 "Business", Section 805.070 "Fire Protection And Prevention", Section 805.080 "Parks And Recreation Fees", Section 805.090 "Special Event Fees", and Section 805.100 "Utility Administration".
- [4.](#) 22-58 An Ordinance of the City Council Approving Amendment of the Zoning Classification of Approximately Ten Point Four-Four (10.44) Acres, Located at 688 South Kansas Avenue, from Agricultural (AG) and Medium Density Single-Family (R1-M) to Multi-Family Residential (R-3).

New Business (First Reading of Ordinances)

- [5.](#) 22-59 An Ordinance of the City Council Approving the Final Plat of the Frisco Square Phase 4 Subdivision.
- [6.](#) 22-60 An Ordinance of the City Council Approving the Final Plat of the Valley Trail Phase Two Subdivision.
- [7.](#) 22-61 An Ordinance of the City Council Reaffirming the Gross Receipts Tax to be Imposed upon Electric Corporations Conducting Applicable Business within the City.

Other Business (Resolutions)

- [8.](#) 22-R-67 A Resolution of the City Council Authorizing Execution of a Contract Amendment with Sapp Design Associates Architects for Additional Architectural Services on Parks and Recreation Projects.

Individuals addressing the Council are asked to step to the microphone and clearly state their name and address before speaking. In accordance with ADA guidelines, if you need special accommodations to attend any city meeting, please notify the City Clerk's Office at 417-732-3101 at least three days prior to the scheduled meeting. **All meetings are recorded for public viewing.**

- [9.](#) 22-R-68 A Resolution of the City Council Declaring the Intent to Reimburse Itself for Certain Expenditures Incurred in Connection with Improvements to Parks and Recreation Facilities.

Reports from Staff

Executive Session: *No further action, other than announcing adjournment by the Mayor, shall take place after an Executive Session that is scheduled as the last matter on the Agenda unless otherwise stated on the Agenda or as allowed per RSMo. 610.02.*

1. RSMo 610.021.1 Pending and/or potential litigation. Closed session. Closed vote. Closed record.
2. RSMo 610.021.13 Individually identifiable personnel records, performance ratings and records pertaining to employees or applicants for employment. Closed session. Closed vote. Closed record.

Adjournment



REPUBLIC
MISSOURI

MINUTES

City Council Meeting
Municipal Court Building, 540 Civic Blvd
October 04, 2022 at 6:00 PM

Matt Russell, Mayor
Eric Gerke, Ward I
Garry Wilson, Ward II
Christopher Updike, Ward III
Jennifer Mitchell, Ward IV

Eric Franklin, Ward I
Gerry Pool, Ward II
Brandon Self, Ward III
Clint Gerlek, Ward IV

Call Meeting to Order

The regular session meeting of the City Council of the City of Republic, Greene County, Missouri, was called to order by Mayor Matt Russell at 6:00 p.m. Council Members present included Eric Franklin, Garry Wilson, Eric Gerke, Gerry Pool, Chris Updike, Clint Gerlek, Brandon Self, and Jennifer Mitchell. Others in attendance were: City Administrator David Cameron, City Attorney Megan McCullough, Assistant City Administrator Jared Keeling, Police Chief Brian Sells, Police Major Jamie Burks, Assistant Parks and Recreation Director Jennafer Mayfield, Finance Director Meghin Cook, BUILDS Administrator Andrew Nelson, Assistant BUILDS Administrator Karen Haynes, Fire Chief Duane Compton, Engineering Manager Garrett Brickner, Chief of Staff Lisa Addington, and IT Director Chris Crosby.

Opening Prayer

Opening prayer was led by City Administrator David Cameron.

Pledge of Allegiance to the United States Flag

The Pledge of Allegiance was led by Mayor Matt Russell.

Citizen Participation

Mayor Russell opened citizen participation at 6:01 p.m. Todd Bassore, 660 E. Ginger Bid Ct. spoke about concerns regarding AT&T work done in the neighborhood, noting concerns of lack of communication of when the work was being done and damage to pipes by the crews. Mr. Bassore also asked if October and March could be removed from sewer averaging as they are heavy watering months. Mayor Russell closed citizen participation at 6:06 p.m.

Consent Agenda

Motion was made by Council Member Pool and seconded by Council Member Updike to approve the consent agenda. The vote was 8 Aye-Franklin, Gerke, Gerlek, Pool, Mitchell, Self, Updike, and Wilson. 0 Nay. Motion Carried.

1. Approve September 20, 2022 City Council Minutes.
2. Approve September 20, 2022 City Council Workshop Minutes.
3. 22-R-61 A Resolution of the City Council Approving the 2023 City Council and Other 2023 Meeting Dates.
4. 22-R-62 A Resolution of the City Council Authorizing the City Administrator to Submit a Renewal Application for Hall Provider of Bingo Premises.
5. 22-R-63 A Resolution of the City Council Approving a List of Qualified Professional Engineering Firms for As-Needed Use From 2023 to 2024.
6. 22-R-64 A Resolution of the City Council Authorizing the Purchase of a 2007 Water Tender for the Republic Fire Department.

Board, Commission, and Committee Schedule

Board of Adjustment Meeting	October 6, 2022 (Cancelled)
City Council Meeting	October 18, 2022
City Council Budget Workshop	November 1, 2022
Board of Adjustment Meeting	November 3, 2022 (Cancelled)
City Council Meeting	November 8, 2022

Old Business and Tabled Items

7. **22-54 An Ordinance of the City Council Approving an Application to Change the Zoning Classification of Approximately Ten Point Two-Three (10.23) Acres, Located at the 904-924 Block of North Main Street, from Zero Lot Line Residential (R1-Z) to Trinity-Republic Self Storage Planned Development District (PDD).**

Motion was made by Council Member Updike and seconded by Council Member Mitchell to have the second reading of Bill 22-54 by title only. The vote was 8 Aye-Franklin, Gerke, Gerlek, Pool, Mitchell, Self, Updike, and Wilson. 0 Nay. Motion Carried. Karen Haynes was available for questions from Council. Council Member Wilson motioned for the passage of Bill 22-54. Council Member Pool seconded. A roll call vote was taken. The vote was 8 Aye-Mitchell, Self, Pool, Wilson, Updike, Gerlek, Franklin, and Gerke. 0 Nay. Motion Carried.

8. **22-55 An Ordinance of the City Council Approving a Special Use Permit for Timberline Land Co LLC to Operate a Boat, Vehicle, and Self-Storage Facility at the 3400 Block of East U.S. Highway 60.**

Motion was made by Council Member Mitchell and seconded by Council Member Updike to have the second reading of Bill 22-55 by title only. The vote was 8 Aye-Franklin, Gerke, Gerlek, Pool, Mitchell, Self, Updike, and Wilson. 0 Nay. Motion Carried. Karen Haynes was available for questions from Council. Council Member Franklin motioned for the passage of Bill 22-55. Council Member Updike seconded. A roll call vote was taken. The vote was 8 Aye-Franklin, Mitchell, Gerlek, Updike, Self, Wilson, Gerke. 1 Nay-Pool. Motion Carried.

9. **22-56 An Ordinance of the City Council Approving the Final Plat of the Westbury Gardens Phase One Subdivision.**

Motion was made by Council Member Updike and seconded by Council Member Franklin to have the second reading of Bill 22-56 by title only. The vote was 8 Aye-Franklin, Gerke, Gerlek, Pool, Mitchell, Self, Updike, and Wilson. 0 Nay. Motion Carried. Karen Haynes was available for questions from Council. Council Member Franklin motioned for the passage of Bill 22-56. Council Member Mitchell seconded. A roll call vote was taken. The vote was 8 Aye-Gerlek, Updike, Pool, Self, Gerke, Franklin, Mitchell, and Wilson. 0 Nay. Motion Carried.

New Business (First Reading of Ordinances)

10. **22-58 An Ordinance of the City Council Approving Amendment of the Zoning Classification of Approximately Ten Point Four-Four (10.44) Acres, Located at 688 South Kansas Avenue, from Agricultural (AG) and Medium Density Single-Family (R1-M) to Multi-Family Residential (R-3).**

Motion was made by Council Member Updike and seconded by Council Member Franklin to have the first reading of Bill 22-58 by title only. The vote was 8 Aye-Franklin, Gerke, Gerlek, Pool, Mitchell, Self, Updike, and Wilson. 0 Nay. Motion Carried. Karen Haynes provided an overview of the bill.

Leanna McFarland, 653 S. Adam Ave. spoke against the bill. Ms. McFarland presented a petition signed by 66 residents in opposition of this development.

Betty North, 733 W O'Neal Rd. spoke against the bill citing state laws regarding zoning.

Susie Banasik, 707 S. Countryside, spoke against the bill citing traffic, privacy, and proximity concerns, particularly with two-story townhomes.

Aaron Klusmeyer with Lowther Johnson Attorneys at Law, 901 St. Louis St., representing property owners Brad and Denise Anderson, residing southwest of the property concerned. Mr. Klusmeyer referenced the comprehensive plan, citing there is a greater demand for single family homes rather than multi-family homes. Mr. Klusmeyer also cited stomwater, traffic, and property value concerns, adding the traffic study doesn't take O'Neal and US Highway 60 traffic into consideration.

Todd Wright with Built Wright Homes, 688 Kansas Ave. spoke in favor of the bill. Mr. Wright noted he originally rezoned the property in 2020. Mr. Wright wanted to remind everyone that two traffic studies had been completed on this property to ensure the traffic would not be a problem. Mr. Wright added there would be required setbacks and privacy fencing due to the R-3 zoning status.

Shawn Barry with Toth and Associates 1550 E. Republic Rd., spoke in favor of the bill. Mr. Barry referenced the size of the lot doesn't accommodate single family on both sides of the lot due to infrastructure area requirements. Mayor Russell reminded Council that this is a first read and to get with staff before the next meeting with any questions.

11.A Public Hearing of the City Council Regarding Amending Title VIII, Fees, Chapter 805, Fee Schedule.

Mayor Russell opened the public hearing at 6:49 p.m. No one came forward so Mayor Russell closed the public hearing at 6:49 p.m.

12.22-57 An Ordinance of the City Council Amending the Municipal Code of the City of Republic, Missouri, Title VIII, Fees, Chapter 805, Fee Schedule, Section 805.030 "Alcoholic Beverages", Section 805.040 "Animals", Section 805.050 "Buildings And Zoning", Section 805.060 "Business", Section 805.070 "Fire Protection And Prevention", Section 805.080 "Parks And Recreation Fees", Section 805.090 "Special Event Fees", and Section 805.100 "Utility Administration".

Motion was made by Council Member Self and seconded by Council Member Mitchell to have the first reading of Bill 22-57 by title only. The vote was 8 Aye-Franklin, Gerke, Gerlek, Pool, Mitchell, Self, Updike, and Wilson. 0 Nay. Motion Carried. Andrew Nelson provided an overview of the bill. Mayor Russell reminded Council that this is a first read and to get with staff before the next meeting with any questions.

Other Business (Resolutions)

13.22-R-65 A Resolution of the City Council Authorizing the City Administrator to Negotiate an Agreement with the Empire District Electric Company for the Dedication of a Parking Area at the Future Joshua Morris Park.

Motion was made by Council Member Updike and seconded by Council Member Pool to approve Resolution 22-R-65. Garrett Brickner provided an overview of the Resolution. The vote was 8 Aye-Franklin, Gerke, Gerlek, Mitchell, Pool, Self, Updike, and Wilson. 0 Nay. Motion Carried.

14.22-R-66 A Resolution of the City Council Authorizing the City Administrator to Execute a Second Addendum to the Agreement for Financial Consulting Services with Maximist, LLC.

Motion was made by Council Member Wilson and seconded by Council Member Franklin to approve Resolution 22-R-66. Meghin Cook provided an overview of the Resolution. The vote was 8 Aye-Franklin, Gerke, Gerlek, Mitchell, Pool, Self, Updike, and Wilson. 0 Nay. Motion Carried.

Reports from Staff

City Administrator David Cameron thanked Todd and Betty, adding it was great to see them tonight and thanked them for coming. Mr. Cameron apologized to Todd for his yard being torn up but assured him we will work diligently on the issue. Mr. Cameron added we have street cuts to take care of as well. Mr. Cameron thanked Betty for coming to the meeting, noting he hasn't seen her for a while. Mr. Cameron thanked everyone who came out tonight to talk about the zoning and acknowledged they aren't easy issues to discuss but it is always good to hear from the community.

City Administrator David Cameron shared we don't enjoy talking about wastewater, but it is a gut punch when you are working hard to change the direction of a community while having to deal with the past problems. Mr. Cameron encouraged the community to go to our website and watch the video of the history of our wastewater system. Mr. Cameron announced he and Andrew had their annual visit to Burns and McDonnell in Kansas City yesterday and it still doesn't get any easier with environmental regulations changing and evolving. In this trip, they learned the electrical cost to the wastewater plant alone had increased by 22 million dollars in one year. The electrical components have up to 1 1/2 year lead time and it feels like we are throwing at a moving target. Mr. Cameron acknowledged that trying to track down what is going to change in the political climate is difficult, especially when inflation eats up that much money. Mr. Cameron shared we will work with engineers to scale back the project where possible to keep rates from tripling for the citizens. Mr. Cameron reminded everyone we are under a compliance order and will be fined if we don't comply. He confirmed we will meet compliance and will continue to ask for funding to offset those expenses. Mr. Cameron reminded everyone to view the video on our website to learn more about the history creating this challenge. Mr. Cameron also mentioned one development that is a 7 million dollar improvement needed to service 365 homes due to stormwater issues at that pump station. Mr. Cameron reassured Council we will work at the next legislative session in hopes of securing more funding.

City Administrator David Cameron announced he and Andrew are leaving tomorrow to go to Washington DC to work on a 5 million dollar funding allocation that is going for a vote in Senate. Mr. Cameron added they will go communicate our need for that additional funding for the water system, adding we are working on every angle to minimize the impact to the rates for the citizens. Water rates have always been low but we are working to find a mechanism to paint water towers without rate increases to citizens. Mr. Cameron noted Representative Curtis Trent was a strong proponent for us and did a driving tour of the community with him recently to discuss the impact of the upcoming legislative session. Mr. Cameron thanked all the representatives for making themselves available to us and helping push that through.

City Administrator David Cameron announced the microsealing work will begin this week and thanked everyone for getting that done.

City Administrator David Cameron congratulated Jennafer Mayfield, Jared Keeling, Pumpkin Daze, and Kiwanis for coming together to do a great job on Pumpkin Daze this weekend. Mr. Cameron noted last year Parks took the connection pillar into the community to be part of these events and collaborate with other community organizations. Mr. Cameron acknowledged this is additional work for the Police and Fire Departments over the weekend but appreciates everyone that participated.

City Administrator David Cameron provided a Regional Broadband Initiative update, adding staff signed the contract as authorized by Council to look into how to install broadband into the community. Mr. Cameron noted our portion of the cost is around \$30,000 for that study. Mr. Cameron shared he will be gone Wednesday through Friday this week and is off next week.

Council Member Wilson congratulated Jared Keeling and his crew on Pumpkin Daze, noting he went Saturday morning while they were setting up and it appeared to go well.

Council Member Franklin shared his appreciation for the workshop to help understand what has gone into the wastewater treatment plant. Mr. Franklin reported Pumpkin Daze has had great feedback and noted the excellent work. Mr. Franklin added that two nights in a row we have had people come to speak at these meetings, thanking everyone for coming.

Council Member Self thanked Todd for coming out to voice his opinion. Mr. Self added he appreciates the contact with the city as their neighborhood was one of the first to be worked on and they have had a lot of issues come up.

Council Member Gerlek noted from the rezone that Section 8 was mentioned when gaining signatures on the petition. Mr. Gerlek reported he asked the people who were at the meeting last night if they signed the petition due to the development type. He said none of them mentioned anything about low income housing in his discussion with them.

Mayor Russell noted it is amazing what we get used to as Council and staff, and acknowledged the citizens who come in and have the courage to speak in the meeting.

Adjournment

Mayor Russell adjourned the meeting at 7:20 p.m.

ATTEST:

Laura Burbridge, City Clerk

Matt Russell, Mayor



Vendor	Added	Added User	Deleted	Deleted User
07927 - I Love Tacos Taqueria LLC	09/01/2022	SHERRI WOODS		
07928 - Sienna Blankenship	09/06/2022	SHERRI WOODS		
07929 - Alisha Yates	09/07/2022	SHERRI WOODS		
07930 - Arthur J Gallagher Risk Management Services Inc	09/07/2022	SHERRI WOODS		
07931 - Allison Reid	09/08/2022	SHERRI WOODS		
07932 - Kaylee Morris	09/08/2022	SHERRI WOODS		
07933 - Brandi Keltner	09/12/2022	SHERRI WOODS		
07934 - Karsen Forbis	09/12/2022	SHERRI WOODS		
07935 - MTECH Inc	09/13/2022	SHERRI WOODS		
07936 - Toth & Associates Inc	09/15/2022	SHERRI WOODS		
07937 - Arvest Bank	09/16/2022	SHERRI WOODS		
07938 - Aquatic Development Group	09/19/2022	SHERRI WOODS		
07939 - Christopher B Brammer	09/20/2022	SHERRI WOODS		
07940 - Wyatt Brammer	09/20/2022	SHERRI WOODS		
07941 - Josh Hay	09/20/2022	SHERRI WOODS		
07942 - Darrell W Whitaker	09/20/2022	SHERRI WOODS		
07943 - Ashley Luebbert	09/21/2022	SHERRI WOODS		
07944 - Isaac Braniger	09/21/2022	SHERRI WOODS		
07945 - Brett A Jarvis	09/21/2022	SHERRI WOODS		
07946 - Janna Bloch	09/21/2022	SHERRI WOODS		
07947 - Denzil Maples	09/21/2022	SHERRI WOODS		
07948 - Zachary Clark	09/21/2022	SHERRI WOODS		
07949 - Ring Central Inc	09/21/2022	SHERRI WOODS		
07950 - Christopher Updike	09/27/2022	SHERRI WOODS		
07951 - North Texas Tollway Authority NTTA	09/27/2022	SHERRI WOODS		
07952 - Tony Hinkle	09/28/2022	SHERRI WOODS		
07953 - Kinsley VenDewege	09/29/2022	SHERRI WOODS		

Vendor Count: (27)



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-57 An Ordinance of the City Council Amending the Municipal Code of the City of Republic, Missouri, Title VIII, Fees, Chapter 805, Fee Schedule, Section 805.030 “Alcoholic Beverages”, Section 805.040 “Animals”, Section 805.050 “Buildings And Zoning”, Section 805.060 “Business”, Section 805.070 “Fire Protection And Prevention”, Section 805.080 “Parks And Recreation Fees”, Section 805.090 “Special Event Fees”, and Section 805.100 “Utility Administration”.

Submitted By: Andrew Nelson, Deputy City Administrator

Date: October 18, 2022

Issue Statement

The City of Republic requests an Ordinance to amend the current fee schedule (Title VIII, Chapter 805) for 2023.

Discussion and/or Analysis

Multiple fees and rates should be increased due to rising costs of materials and labor. The attached fee schedule revision outlines the proposed changes for 2023, which includes sewer rate increases through 2027.

Recommended Action

Staff recommends approval.

AN ORDINANCE OF THE CITY COUNCIL AMENDING THE MUNICIPAL CODE OF THE CITY OF REPUBLIC, MISSOURI, TITLE VIII, FEES, CHAPTER 805, FEE SCHEDULE, SECTION 805.030 "ALCOHOLIC BEVERAGES", SECTION 805.040 "ANIMALS", SECTION 805.050 "BUILDINGS AND ZONING", SECTION 805.060 "BUSINESS", SECTION 805.070 " FIRE PROTECTION AND PREVENTION", SECTION 805.080 "PARKS AND RECREATION FEES", SECTION 805.090 "SPECIAL EVENT FEES", AND SECTION 805.100 "UTILITY ADMINISTRATION"

WHEREAS, the City of Republic, Missouri, ("City" or "Republic") is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, the City collects fees for various services and programs provided within the City ("Fees") to help defray the costs of offering such services and programs; and

WHEREAS, the Fees are codified at Chapter 805 of the Republic Municipal Code; and

WHEREAS, the City has determined it necessary to amend Chapter 805 to reflect adjustments to the Fees, which will become effective as of January 1, 2023, and which are made in response to rising costs of both materials and labor.

WHEREAS, City Council finds that amendment of Code Chapter 805 to accurately reflect the Fees adjustments is in the best interests of the City and its citizens as it will enable the City to continue providing the services and programs which are valuable to the citizens, while simultaneously ensuring the most efficient and transparent means of communicating the Fees to the citizens.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

Section 1: Title VIII, Fees, Chapter 805, "Fee Schedule", Section 805.030 "Alcoholic Beverages", Section 805.040 "Animals", Section 805.050 "Buildings and Zoning", Section 805.060 "Business", Section 805.070 " Fire Protection and Prevention", Section 805.080 "Parks and Recreation Fees", Section 805.090 "Special Event Fees", and Section 805.100 "Utility Administration" are hereby *amended* by this Section to read as follows:

805.030 Alcoholic Beverages

Schedule of License Fees			
Fee Name	Fee Amount	Fee Unit	Code Section
Malt Liquor	\$22.50	Original package	600.040.1(a)
Intoxicating Liquor (all kinds)	\$150.00	Original package	600.040.1(b)
Malt Liquor and light wines	\$52.50	By drink	600.040.1(c)
Intoxicating Liquor (all kinds)	\$450.00	By drink	600.040.1(d)

Common eating and drinking places	\$450.00		600.040.1(e)
Wine and brandy manufacturer	\$300.00		600.040.1(f)
Microbrewer	\$300.00		600.040.1(g)
Liquor manufacturer not otherwise licensed under Chapter 600	\$300.00		600.040.1(h)
Schedule of License Fees - Sunday Sales Additional Fees			
Fee Name	Fee Amount	Fee Unit	Code Section
Intoxicating liquor	\$300.00	Original package	600.040.2(a)
Restaurant bars	\$300.00		600.040.2(b)
Amusement places	\$300.00		600.040.2(c)
Common eating and drinking places	\$300.00		600.040.2(d)
Liquor by the drink - charitable organizations	\$300.00		600.040.2(e)
Permits			
Temporary permit	\$37.50	By the drink for certain organizations	600.040.3(a)
Tasting permits	\$37.50		600.040.3(b)
Late Fee	\$12.50	If paid before January 31 June 1	605.010(D)
Late Fee	\$25.00	If paid after January 31 June 1	605.010(D)
Liquor Catering Permit	\$20	Per Day	600.040.3(c)
Temporary License	Cost of Associated		600.040.4

	License x 90/365		
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805.040 Animals

Animal Control			
Fee Name	Fee Amount	Fee Units	Code Section
Impoundment Claiming Fee	\$50.00		Section 210.190(A)
Boarding Fee	\$10.00	Per day	Section 210.190(A)
Barn Cat Adoption	\$25		
Adoption Fee	\$75.00		Section 210.190(A)
Micro-chip Identification Fee	\$15.00		Section 210.190(A)
Adoption Fee Discounted (Cats)	\$30.00		
Adoption Fee Discounted (Dogs)	\$40.00		

805.050 Buildings And Zoning

Building Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Electronic Payment Financing Surcharge	Up to 2.7%	Per credit card/debit card transaction	
Development Plan Review	\$1000	Cost of Review	Section 405.230(A)(2)
Special Use Permit Processing Fee	\$350	Paid at receipt of application	Section 405.230(A)(2)
<u>Architectural Review:</u> Third Party Architectural Review	Direct Reimbursement of Consultant \$50 per Hour	Cost of third-party review Cost of review	

Internal Architectural Plan Review (may be offered subject to availability)			
Rezoning Processing Fee	\$500	Paid at receipt of application	
Appeals to the Board of Adjustment	\$1000		Section 405.980(A)(1)
No Contract of Sale Penalty	\$500	Each parcel of land	Section 405.980(A)(1)
Minor Subdivision Procedures	\$250		Section 410.120(A)
Major Subdivision Application for Preliminary Plat	\$500 plus \$2.00 per lot		Section 410.140
Construction Permit	Water Qty X Linear Ft \$.40 Sewer Qty X LF \$.40 Stormwater Qty X LF \$.30 Roadway/Sidewalk Qty X LF \$.25 Service Connection \$10.00 Each DNR Water Sampler Installation \$760		Section 410.210(F)
Fire Hydrant Testing	\$35.00 each		Section 410.210(F)
EMA Impact	\$30.00 per acre		Section 410.210(F)
Plan Review Fee	10% of total Infrastructure Construction Inspection Fees, Fire Hydrant Testing, and EMA Impact Fees		Section 410.210(F)
Major Subdivision Application for Final Plat Fee	\$350.00	Payable with application	Section 410.230
Sign Permit & Inspections	\$100		Section 415.130(A)(1)
Easement/Right-of-Way Vacation	\$350		

Grading Permit	\$100		
Street Sign Only (Total)	\$419.50		Section 410.210(F)
Street/Stop Sign (Combo)	\$482.50		Section 410.210(F)
Single 30" HIP Stop Sign (Total)	\$324.50		Section 410.210(F)
Single 18"x24" 30MPH Sign (Total)	\$296.50		Section 410.210(F)
Utility Pole Installation	\$320.00		Section 410.210(F)
Annexation			
Fee Name	Fee Amount	Fee Units	Code Section
Annexation Processing Fee	\$350.00 + \$10/ Acre over 5 Acres	Cost of Review	Section 435.010(A)

Per Pit

Miscellaneous Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Zoning Verification	\$25.00		
Building Permits			
Fee Name	Fee Amount	Fee Units	Code Section
Local Multiplier	0.0035		Section 500.050(E)(1)
New Residential Building and Additions Permit	Fee = Gross Floor Area X Sq. Ft. Building Valuation Data X Local Multiplier	Requiring multiple inspections	Section 500.050(E)(4)(a)
Residential Remodels	Fee = Area of Work X Sq. Ft Building	Requiring multiple inspections	Section 500.050(E)(4)(a)

	Valuation Data X Local Multiplier X .75		
Residential Building Permit Inspection Fee	\$50.00	Remodels, alterations, or renovations that require only a single inspection	Section 500.050(E)(5)(b)
New Commercial Buildings and Additions	Fee = Gross Floor Area X Sq. Ft. Building Valuation Data X Local Multiplier X Area Modifier	Requiring multiple inspections	Section 500.050(E)(6)(a)
New Commercial Shell Building	Fee=Gross Floor Area x Sq. Ft. Building Valuation Data x Local Multiplier x Area Modifier x .75	Requiring multiple inspections	
Commercial Remodel	Fee = Area of Work X Sq. Ft. Building Valuation Data X Local Multiplier X Area Modifier X .75	Requiring multiple inspections	Section 500.050(E)(7)(a)
Commercial Building Permit Inspection Fee	\$50.00	Commercial remodels, alterations, or renovations that require only a single inspection	Section 500.050(E)(7)(b)
Inspection Modification Fee	\$50.00	Fee is per additional inspections required. Applied to total permit cost in circumstances where a standard permit fee does not cover the full cost of inspections needed.	
Accessory Structures less than 200 Square Feet	\$20.00		Section 500.050(E)(8)(a)
Accessory Structure Greater than 200 Square Feet	Fee = Gross Floor Area X Sq. Ft. X Local Multiplier		Section 500.050(E)(8)(a)

Miscellaneous Permits			
Fee Name	Fee Amount	Fee Units	Code Section
Swimming Pool Permit	\$100.00		Section 500.050(E)(9)
Above Ground Pool Permit	\$25.00		Section 500.050(E)(9)
Fence Permit	\$20.00		Section 500.050(E)(9)
Fence Over 7 Ft Permit	\$50.00		Section 500.050(E)(9)
Demolition Permit	\$50.00		Section 500.050(E)(9)
Occupancy Change Permit	\$50.00		Section 500.050(E)(9)
Ground Level Porch/Deck Permit	\$20.00		Section 500.050(E)(9)
Elevated Porch/Deck Permit	\$50.00		Section 500.050(E)(9)
Temporary Structures Permit	\$50.00		Section 500.050(E)(9)
Uncategorized Work Permit	\$10.00	Per \$1,000 of construction cost for uncategorized work	Section 500.050(E)(9)
Building Permits for Which Construction Did Not Commence Administrative Fee	30% of Original	Percentage of Permit (refund of permits over \$50, if under \$50 then no refund) 70% Refunded to Customer	Section 500.050.11(b)(1)
Renewal of Expired Permit	50% of Original		Section 500.050(E)(10)
Work Done without a Permit	2X Permit Fee		Section 500.050(E)(12)(a)
Reinspection Fee	\$50.00	See Section to circumstance that re-	Section 500.050.12(b)

		inspection penalty applies	
Floodplain Development Permit	\$100		
Plan Review Fees			
Fee Name	Fee Amount	Fee Units	Code Section
New Plan Review Fees	\$50.00	New Single or Two Family Residential Building or Addition	Section 500.050(E)(13)
Remodel Plan Review Fees	\$25.00	Single or Two Family Residential Remodel	Section 500.050(E)(13)
Multi Family Plan Review Fee	10% of Permit Fee - \$50.00 minimum	Multifamily Residential Building or Addition	Section 500.050(E)(13)
Revised Residential Plan Review	\$100		
Residential Plan Review	\$100		
Commercial Plan Review Fee	10% of Permit Fee - \$50.00 minimum	Commercial	Section 500.050(E)(13)
Emergency Notification System Impact Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Emergency Notification System Impact Fee	\$30.00	Per Acre Fee	Section 500.060(A)(1)
Excavations Permits			

Fee Name	Fee Amount	Fee Units	Code Section
Right-of-Way Permit for adjacent property owner	\$25	Base Fee for Review	Section 510.100
Right Of Way Permit for non-adjacent property owner	\$100	Base Fee for Review	Section 510.100
Right Of Way (ROW)	\$100	Cost Per Pit	
Right Of Way (ROW)	\$100	Cost Per Boring	Section 510.100
Street Cut Repair Base Fee	\$1000	Cost Per Repair	Section 510.100
Street Cut Repair (greater than 20 SF)	\$1000 + \$25 (Total SF of Cut - 20)	Cost Per Repair	Section 510.100
Right of Way Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Application for Franchise or ROW Use Agreement Deposit	\$500.00	For Review	Section 515.040(B)
Small Wireless Facility Attached to City Owned Pole	\$200.00	Per Month Fee	Section 515.050(I)(5)(a)
Administrative and Zoning Fee	\$500.00	Per Wireless Antenna	Section 515.050(I)(5)(b)
Application Fee	\$100.00	Per Small Wireless Antenna	Section 525.070(C)(1)
Application Fee	\$500.00	Installation, Modification, or Relocation Per Pole	Section 525.070(C)(2)
Rate for Collection of Small Wireless Facility to a Pole Owned by the City	\$150.00	Per Pole Per Year	Section 525.070(D)(1)

805.060 Business

Business Licenses

Fee Name	Fee Amount	Fee Units	Code Section
Business License Late Fee	\$12.50	If paid before January 31st	Section 605.010(D)
Business License Late Fee	\$25.00	If paid after January 31st	Section 605.010(D)
Temporary Business License	\$15.00	Issued for a period of 30 days	Section 605.010(L)
Temporary Seasonal Business License	\$25.00	Issued for a period not to exceed 90 days	Section 605.010(M)
License Fee - Banks and Manufacturing	\$100.00		Section 605.015
License Fee - All Other Business	\$100.00		Section 605.015
License Fee - Home Based Business	\$25.00		Section 605.015
License Fee - Apartment Houses (including duplexes, triplex, etc.)	\$100.00	\$1.00 Each Additional Unit	Section 605.015
Hotels and motels, first (1st) unit	\$100.00	\$1.00 Each Additional Unit	Section 605.015
Prorating of License Fees	Prorated fee of \$100.00 \$25.00	If paid in the last quarter of the year after September 30	Section 605.020
License Alteration Request	\$20.00		
Itinerant Merchant Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Selling Out of Vehicle with capacity of one-half (1/2) ton or less License	\$40.00	Per year or fraction	Section 605.110(A)(1)
Selling Out of Vehicle with capacity of one-half (1/2) ton not exceeding one and one-half (1 1/2) ton	\$60.00	Per year or fraction	Section 605.110(A)(2)

Selling Out of Vehicle with capacity of over one and one-half (1 ½) ton	\$100.00	Per year or fraction	Section 605.110(A)(3)
Solicitors and Canvassers Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Identification Card/Annual Application Fee	\$100.00		Section 610.040(A)(4)
Solicitor Quarterly Permit	\$50.00	For 90 days	Section 610.040(A)(4)
Background for Solicitors	Actual Cost		Section 610.080
Massage Business Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Massage Business License	\$50.00	Annual	Section 615.030(A)
Prorated Massage Business License	\$25.00	New business commencing business in the last quarter of the year	Section 615.030(A)
Pawnshop & Pawnbroker Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Investigation Fee - New Pawn Shop	\$500.00		Section 630.020(C)(6)(a)
Second License or Additional Pawnshop License	\$250.00	If applicant is unlicensed at the time of applying for the pawnshop license	Section 630.020(C)(6)(a)
Annual Fee	\$500.00		Section 630.020(C)(6)(c)
Renewal License	\$500.00		Section 630.020(I)

805.070 Fire Protection And Prevention

Fireworks Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Fire Department Inspection Fee	\$25 minimum with (\$.08) per square foot	Structures and tents over five hundred (500) square feet	Section 205.071
Licensed Firework Display Site Review	\$100.00		
Schedule of Commercial Permit Fees			
Fire Alarm Acceptance (150,000 SF or less)	\$50.00		
Fire Alarm Acceptance (greater than 150,000 SF)	\$100.00		
Sprinkler System Testing (30,000 SF or less)	\$100.00		
Sprinkler System Testing (30,000-500,000 SF)	\$200.00		
Sprinkler System Testing (greater than 500,000 SF)	\$300.00		
Fire Pump Acceptance	\$100.00		
Alternative Suppression (Hood "Trip Test")	\$50.00		
Blasting Fees (Magazine Inspection and Placement)	\$100.00		
Re-Inspection Fee (After Two Inspections)	\$50.00 per hour (one hour minimum)		

Schedule of License Fees			
Permit Name	Fee Amount	Fee Description	Code Section
Alarm Permit	\$30.00	Administrative Fee	Section 207.070(B)
Amended Alarm Permit	\$15.00	Administrative Fee	Section 207.070(C)

805.080 Parks And Recreations Fees

ATHLETICS

Athletics - Youth Athletic Leagues (Section 240.010)		
Fee Name	Resident	Non-Resident
Youth Boys Basketball (R)	\$300	\$325
Pee Wee Hoops	\$175 \$200	\$200 \$225
Winter Youth Volleyball	\$275 \$300	\$300 \$325
Spring Youth Soccer (U3/U4 U4/U5)	\$35 Per Player	\$35 \$40 Per Player
Spring Youth Soccer (U6)	\$200 \$35 Per Player	\$225 \$40 Per Player
Spring Youth Soccer (U7/U8)	\$250 \$275	\$275 \$300
Spring Youth Soccer (U9/U10)	\$300 \$325	\$325 \$350
Spring Youth Soccer (U11/U12)	\$325 \$375	\$350 \$400
Spring Youth Soccer (Middle)	\$400 \$450	\$425 \$475
Youth Boys Baseball (6U)	\$35 Per Player	\$40 Per Player
Youth Boys Baseball (8U-14U)	\$300 \$325	\$325 \$350
Youth Girls Softball (6U)	\$35 Per Player	\$40 Per Player
Youth Girls Softball (8U-14U)	\$300 \$325	\$325 \$350

Co-Ed Tot-Ball	\$150 \$25 Per Player	\$150 \$30 Per Player
Fall Youth Baseball	\$175 \$200	\$200 \$225
Fall Youth Soccer (U3/U4 U4/U5)	\$35 Per Player	\$35 \$40 Per Player
Fall Youth Soccer (U6)	\$200 \$35 Per Player	\$225 \$40 Per Player
Fall Youth Soccer (U7/U8)	\$250 \$275	\$275 \$300
Fall Youth Soccer (U9/U10)	\$300 \$325	\$325 \$350
Fall Youth Soccer (U11/U12)	\$325 \$375	\$350 \$400
Fall Youth Soccer (Middle)	\$400 \$450	\$425 \$475
Youth Flag Football	\$200 \$32.50 Per Player	\$225 \$37.50 Per Player
Fall Youth Volleyball	\$250 \$275	\$275 \$300
Youth Girls Basketball	\$300	\$325
Futsal (3U-4U U4/U5)	\$25 Per Player	\$25 Per Player
Futsal (6U/8U U6/U8)	\$25 Per Player	\$25 Per Player
Futsal (10U-14U U10/U12)	\$25 Per Player	\$25 Per Player
End of Season Basketball Tournament	\$100 \$125 \$150 Per Team	\$100 \$125 \$150 Per Team
End of Season Spring Soccer Tournament	\$150 Per Team	\$150 Per Team
End of Season Spring Soccer Tournament (U11/U12)	\$175 Per Team	\$175 Per Team
End of Season Spring Soccer Tournament (Middle)	\$200 Per Team	\$200 Per Team
End of Season Fall Soccer 3v3 Tournament	\$20 Per Player	\$20 Per Player
End of Season Volleyball Tournament	\$150 Per Team	\$150 Per Team

End of Season Baseball/Softball Tournament	\$160 Per Team	\$160 Per Team
Adult Pickleball Tournaments	\$25 Per Player	\$25 Per Player
Adult Cornhole Tournament	\$10 Per Player	\$10 Per Player
Athletics - Republic Tigers Lacrosse Fees (Section 240.010)		
League/Program	Resident	Non-Resident
Middle School Boys	\$200 Per Player	N/A
High School Boys	\$200	
High School Girls	\$250-\$225	
Athletics - Adult Athletic League Fees (Section 240.010)		
League/Program	Fee	Notes
Spring Adult Basketball	\$200/4 Game \$375/8 Game-Double Headers	
Summer Adult Softball	\$200/4 Game \$375/8 Game-Double Headers	
Fall Adult Softball	\$200/4 Game \$375/8 Game-Double Headers \$300/Team	
Winter Miscellaneous Adult Sports-Adult Volleyball	\$275 \$300 Per Team	Pickleball, Adult Volleyball
Fall Miscellaneous Adult Sports-Adult Kickball	\$275 \$225 Per Team	Pickleball, Adult Volleyball
Athletics - Miscellaneous Fees (Section 240.010)		
League/Program	Fee (12-64)	Fee (65+)
Youth Open Gym	Free	
Pickleball Open Play	Free	

Youth & Adult Admission Fee (Baseball/Softball Complex Outdoor Sports)	\$2 (12-64)	\$1 (65+)
Youth & Adult Admission Fee (Comm- Center BB & VB Indoor Sports)	\$2 (12-64)	\$1 (65+)

COMMUNITY PROGRAMMING

Community Programming - Toddler Programs (Section 240.010)		
Program	Program Duration	2022 2023 Program Fee
Toddler Open Gym	35 Days	\$3/Day
Toddler Dance Party	12 Days	\$3/Day
Toddler Art Class	12 Days	\$5 \$4/Day
Toddler Music Class	12 Days	\$3 \$4/Day
Toddler Animal Encounters	9 Days	\$5/Day
Toddler Tumbling	4 Per Multiple Sessions	\$25/Session \$5/Day/Child
Community Programming - Youth Programming (Section 240.010)		
Program	Program Duration	2022 Program Fee
Okinawan Karate	18 Per Session	\$90 \$85/Initial Family Member \$75 \$70/Add. Family Member \$50 Uniform Fee
School's Out Program Upgraded	N/A	\$40/Day
Parent's Night Out	9 Days	\$15/Day
Youth Cheer Program		\$45 Per Person
Youth Dance Program		\$45 Per Person
Summer Camps - Upgraded	6 Weeks	\$200/Week \$10-\$40 Late Pick-Up Fee
Homeschool Gym	N/A	\$4 \$3/Class

Community Programming - Senior Citizen Programming (Section 240.010)		
Program	Class Duration	Program Fee
Arthritis Foundation Exercise	58	Free Program
Senior Movie Day	12	Free Program
Senior Trips	N/A	\$20-\$60
Senior Wii Bowling	6 Per Session	\$2/Session
Community Programming - Miscellaneous (Section 240.010)		
Program	Class Duration	Program Fee
100 Mile Walking Club	N/A	Free Program
Community CPR/First Aid Classes	3 Days	\$60/Class
Mini Camps & Clinics	36	\$10-\$50

SPECIAL EVENTS

Community Programming - Special Events (Section 240.010)		
Program	Date	2022 2023 Program Fee
Father/Daughter Dance	February 4	\$35 \$30/Couple \$10 \$15/Additional \$40 /Couple- \$15 /Additional
Easter Egg Hunt	April 9	Free Event
Community Yard Sale	TBD	\$20/Booth
Amp Events (8)	Various	\$1.00/Ticket
Family Campout	TBD	\$40 /Family of 4- \$5 /Add. Family

Have-A-Blast Celebration	July 1	Free Event
Youth Tigger Triathlon	July 29	\$25/Early \$30/Late
Adult Tiger Triathlon	July 30	\$70-\$110 Super Sprint: \$45/\$50 Sprint: \$70/\$75 Double: \$80/\$90
got Mud? Run (Youth & Family)	TBD \$30/Early \$35/Mid \$40/Late	
got Mud? Run (Adult)	TBD \$40/Early \$45/Mid \$50/Late	
Indoor Drive-In Movie	TBD	\$10 First Child \$5 Additional Siblings
BOOgie Bash	October 28	Free Event
Reindeer Run 5K	December 2	\$22/Early \$30/Early \$27/Late \$35/Late Early Registration (w/ Gift): \$22 Early Registration (w/out Gift): \$30 Race Day Registration (w/ Gift): \$27 Race Day Registration (w/out Gift): \$35
Breakfast w/ Santa	December 3	\$3/Breakfast \$1/Picture \$5 Per Person

REPUBLIC AQUATIC CENTER

Community Programming - Admission/Season Passes (Section 240.010)		
Fee Name	Resident Fee	Non-Resident Fee
Daily Admission Fee	\$6.50 \$7.00/Day	\$7.50 \$8.00/Day
Huna Add-On	\$3 \$4/Day	\$3 \$4/Day

Non-Swimmer Fee	\$3 \$4/Day	\$3 \$4/Day
Season Passes	\$120 \$125/Initial \$30/Additional	\$140 \$145/Initial \$35/Additional
Community Programming - Programming (Section 240.010)		
Fee Name	Resident Fee	Non-Resident Fee
Morning Splash Time	\$3 \$5/Day	
Morning Lap Time	\$2 \$5/Day	
Evening Swim Glow Swim	\$5/Day \$6 Per Person	
Taco Tuesday	\$4 Per Person	
Tye-Dye Days	\$15 Per Person	
Pooch Plunge	\$10 Per Dog	
Group Swim (20+)	\$5 \$6/Day	
Parent/Child Starfish	\$30 \$40/Session	
Swimming Lessons	\$60/Session 30-Minute Private Lesson - \$40 1-Hour Private Lesson - \$60 1-Hour Semi-Private Lesson - \$30 Per Child 1-Hour Family Lesson - \$60 First Child, \$25 for each additional child	
Open Water Exercise	\$5/Class	
Senior Water Exercise Aqua Yoga	\$5 \$10/Class	
Tiger Sharks Swim Team	\$80 \$90	

Community Programming - Facility Rentals (Section 240.010)		
Fee Name	Resident Fee	Non-Resident Fee
Theme Party Package (Mermaid/Shark)	\$150 \$175 (15 Swimmers)	
	\$250 \$275 (30 Swimmers)	
Regular Party Package	\$125 \$150 (15 Swimmers)	
	\$225 \$250 (30 Swimmers)	
Facility Rental (<75)	\$175 \$375 /Hour	
Facility Rental (76-150)	\$200 \$425 /Hour	
Facility Rental (>150)	\$225 \$475 /Hour	
Huna Add-On	\$50 \$100 /Hour	
Huna Rental	\$75 \$150 /Hour	

FACILITY/EQUIPMENT RENTALS

Community Programming - Community Center Gym Rentals (Section 240.010)			
Rental Type	Fee (Non-Profit)	Fee (For Profit) Private Tournaments	Rental Fee (League)
Full Court	\$25 \$30 /Hour	\$40/Hour \$45 /Hour	\$20/Hour
	\$20/Hour 5+	\$28/Hour 5+	N/A
Half Court	\$12.50 \$15 /Hour	\$20/Hour	\$10/Hour
Concession Stand (Private Tournaments)		\$15 /Day	
Scoreboard Equipment (Private Tournaments)		\$30 /Court/Day	
After Hours Staffing Fee (Private Tournaments)		\$15 /Hour	

Community Programming - Community Center Gym Rentals (Section 240.010)		
Rental Type	2022 (Non-Profit) Fee	2022 Fee- (For Profit)
Community Room A	\$30/Hour \$35/Hour \$22.50/Hour 5+	\$40/Hour \$30/Hour 5+
Community Room B	\$40/Hour \$45/Hour \$30/Hour 5+	\$55/Hour \$42/Hour 5+
Community Room A&B	\$60/Hour \$65/Hour \$45/Hour 5+	\$80/Hour \$60/Hour 5+
Community Room C	\$20/Hour \$25/Hour \$15/Hour 5+	\$30/Hour \$22.50/Hour 5+
Party Packages All Star & Tiny Tot Party Packages	\$200 Basic \$280 Upgraded \$200	N/A
Unicorn & Nerf Party Packages	\$280	
8-Hour Lock-In (w/ AB)	\$1,600	
8-Hour Lock-In (w/out AB)	\$1,200	
10-Hour Lock-In (w/ AB)	\$2,000	
10-Hour Lock-In (w/out AB)	\$1,500	
Rentals - Gerry Pool Senior Friendship Center Rentals (Section 240.010)		
Description	Base Rental Fee	Additional Hour Fee
Banquet Room	\$80 \$100 /4 Hours	\$10/Add'l Hour
Rentals - Pavilion (Section 240.010)		
Description	Base Rental Fee	Additional Hour Fee

Pavilion	\$10/Hour	
Rentals - Baseball/Softball Field Rentals (Section 240.010)		
Description	Base Rental Fee	Additional Hour Fee
Baseball/Softball Fields (Tournament)	\$150/Field/Day	
Scoreboard (Tournaments)	\$30/Field/Day	
Lights (Tournaments)	\$30/Field/Day	
Concession Stand (Tournaments)	\$50/Day	
On-Site Maintenance/Custodial (Tournaments)	\$17.50/Hour	
Baseball/Softball Fields (Practice)	\$30/Season \$5/Field/Week	
Rentals - Amphitheater Rentals (Section 240.010)		
Rental Type	2022 Proposed Rental Fee (NP)	2022 Proposed Rental Fee (P)
Venue Only w/ Power	\$25/Hour \$20/Hour 5+	\$40/Hour \$32/Hour 5+
Sound Equipment Add-On	\$150 \$200/Day	\$175
Outdoor Movie Add-On	\$250 \$500/Day	\$300
Stage Add-On	\$50	\$60
Truss Lighting Add-On	\$20	\$25
Rentals - Equipment Rentals (Section 240.010)		
Rental Type	2022 Proposed Rental Fee	
Canoe	\$15/Day	

Kayak	\$15/Day	
Tandem Kayak	\$15/Day	
Tiger Bounce House	\$25/Hour	
Disc Golf	Free	

805.090 Special Event Fees

Special Event Permit (Section 240.010)			
Fee Name	Fee Amount	Fee Units	Code Section
Application Fee	Currently no fee \$50.00		Section 212.023
Vendor Permit Fee	Currently no fee		Section 212.023
Late Fee	\$25.00	Additional	Section 212.023

805.100 Utility Administration

UTILITY BILLING & ADMINISTRATION

Utility Billing & Administration		
Fee Name	Fee Amount	Code Section
Late Fee	\$5.00 - may be waived under certain circumstances	Section 705.050(A)
Reconnection/Processing Fee	\$25.00 Plus Delinquent Bill Amount - may be waived under certain circumstances	Section 705.050(B)
Adjustments-Leaks	Charge for Normal Water Usage - Amount of Bill for 3 months prior Customer to pay 10% of the Remainder	Section 705.060
Bad Check Service Charge	\$20.00 Service Charge	Section 705.080

Users Outside City Limits - Voluntary Consent to Annex	50% Additional Charge for Service, with exception provisions	Section 705.130
Base charge per month for 1,500 gallons or less Surcharge for each 1,000 gallons in excess of 1,500 gallons per month or fraction thereof	<i>Inside City Rate:</i> 1,500 Gallons Base \$7.56 \$8.09 Surcharge 1,000 gallons \$3.56 \$3.81 <i>Outside City Rate:</i> 1,500 Gallons Base \$11.34 \$12.13 Surcharge 1,000 Gallons \$5.34 \$5.71	Section 705.150(D)

Utility Billing & Administration - Deposit

Meter Connection Size	Deposit Amount	Code Section
5/8-inch water meter connection	\$150.00 Deposit	Section 705.170
1-inch water meter connection	\$250.00 Deposit	Section 705.170
2-inch water meter connection	\$500.00 Deposit	Section 705.170
3-inch water meter connection	\$700.00 Deposit	Section 705.170
4-inch water meter connection	\$1,000.00 Deposit	Section 705.170
6-inch water meter connection	\$1,500.00 Deposit	Section 705.170
8-inch water meter connection	\$2,000.00 Deposit	Section 705.170

Utility Billing & Administration - Hydrant Meter Deposit

Meter Connection Size	Deposit Amount	Code Section
Temporary Metering devices under 2"	\$500 Deposit	Section 705.180
Temporary 2" or larger metering device	\$2000 Deposit	Section 705.180
Labor for Installation	\$50 Per Meter	Section 705.180
Extended Term Metering devices under 2"*	\$1,000.00 Deposit	Section 705.180

Extended Term Metering devices 2" or larger metering devices*	\$3000 Deposit	Section 705.180
Water Rate for Temporary Meters	1,500 Gallons Base \$30 Surcharge 1,000 gallons \$20	
* Requires lease long-term lease agreement with BUILDS department		
Utility Billing & Administration - Miscellaneous Charges		
Fee Name	Fee Amount	Code Section
Account Setup Fee	\$10.00	Section 705.190(A)
Subsequent Meter Installation Trip Charge	\$25.00	Section 705.190(B)
Meter Assembly (Installed) Charge - 5/8 X 3/4 inches	\$900	Section900Section 705.190(B)
Meter Assembly (Installed) Charge - 1 inch	\$1,250	Section250Section 705.190(B)
Meter Assembly (Installed) Charge - 2 inch	\$3,540	Section 705.190(B)
Meter Assembly (Installed) Charge - 3 inch	\$4,850	Section 705.190(B)
Meter Assembly (Installed) Charge - 4 inch	Quote on Request	Section 705.190(B)
Meter Assembly (Installed) Charge - 6 inch	Quote on Request	Section 705.190(B)
Turn-On Charge - (Customer Requested Temporary Disconnection No Longer than 48 Hours	\$25.00	Section 705.190(C)
Utility Billing & Administration - Sanitary Sewer Rates		
Base Charge Rate	Surcharge Rate	Code Section
Base charge per month for 1,500 gallons or less. Surcharge for each 1,000 gallons in excess of 1,500 gallons per month or fraction thereof.	<i>Inside City Rate:</i> 1,500 Gallons Base \$18.80 \$25.57 Surcharge 1,000 gallons \$11.17 \$15.19 <i>Outside City Rate:</i> 1,500 Gallons Base \$28.20 \$38.35 Surcharge 1,000 Gallons \$16.77 \$22.81	Section 705.210

Utility Billing & Administration - Sanitary Sewer Rates		
Fee Description	Fee Per Unit	Code Section
Extra Charge for Discharge of Excess BOD - Inside City Limits	\$.33 per pound of excess BOD discharged	Section 705.220.1(A)
Extra Charge for Discharge of Excess BOD - Outside City Limits	\$.50 per pound of excess BOD discharged	Section 705.220.1(B)
Extra Charge for Discharge for Excess TSS concentration - Inside City Limits	\$.26 per pound of excess per pound of excess TSS discharged	Section 705.220.2(A)
Extra Charge for Discharge for Excess TSS concentration - Outside City Limits	\$.39 per pound of excess TSS discharged	Section 705.220.2(B)
Extra Charge for Discharge of Excess Phosphorus - Inside City Limits	\$.53 per pound of excess phosphorus discharged	Section 705.220.3(A)
Extra Charge for Discharge of Excess Phosphorus - Outside City Limits	\$.80 per pound of excess phosphorus discharged	Section 705.220.3(B)
Extra Charge for Discharge of Toxic Substances	Customer liable for all costs incurred by the City.	Section 705.220.4
Impact Fee Schedules	See Tables Below	Section 705.250
Water Impact Fees - Section 705.250		
Meter Size (inches)	Water Impact Fee	Notes
<i>Impact Fees</i>		
5/8 or 3/4	\$250	Single-family residential size and individual connections in "R-2" and "R-1Z", otherwise 1 inch
1	\$1,600	Minimum fee for "R-3"
2	\$3,200	Multi-family
3	\$4,800	Multi-family
4 or Larger	\$6,500	
Sewer Impact Fees Section 705.250		
Meter Size (inches)	Sewer Impact Fee	Notes

<i>Impact Fees</i>		
5/8 or 3/4	\$850	Single-family residential size and individual connections in "R-2" and "R-1Z", otherwise 1 inch
1	\$2,000	Minimum fee for "R-3"
2	\$5,000	Multi-family
3	\$13,500	Multi-family
4 or Larger	\$18,000	

Customer Responsibilities Pertaining to Water Services

Fee Description	Fee Amount	Code Section
Water Service Line Inspection	\$50	Section 710.290(D)

Sewer and Sewage Disposal

Fee Description	Fee Amount	Code Section
Sewer Lateral Inspection Fee Connection to Publicly-Owned Treatment Works	\$50	Section 715.130(1)

Sewer Rates 2023-2027					
	2023 Rate	2024 Rate	2025 Rate	2026 Rate	2027 Rate
Inside City Limits – Base Charge	\$25.57	\$26.85	\$28.19	\$29.60	\$31.08
Inside City Limits – Surcharge	\$15.19	\$15.95	\$16.75	\$17.59	\$18.46
Outside City Limits – Base Charge	\$38.35	\$40.27	\$42.28	\$44.40	\$46.62
Outside City Limits – Surcharge	\$22.81	\$23.95	\$25.14	\$26.40	\$27.72

EXPLANATION -Matter in **bold-face** type in the above is added language. Matter in ~~strike through~~ in the

above is deleted.

- Section 2:** All other Sections of the Municipal Code of the City of Republic, Missouri, not specifically referenced in this Ordinance shall remain unmodified and in full force and effect.
- Section 3:** The City Administrator or his/her designee, on behalf of the City, is authorized to take the necessary steps to execute this Ordinance.
- Section 4:** The whereas clauses are hereby specifically incorporated herein by reference.
- Section 5:** The provisions of this Ordinance are severable and if any provision hereof is declared invalid, unconstitutional or unenforceable, such determination shall not affect the validity of the remainder of this Ordinance.
- Section 6:** This Ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Attest:

Matt Russell, Mayor

Laura Burbridge, City Clerk

Approved as to Form:



Megan McCullough, City Attorney

Final Passage and Vote: _____

805.020 Administration

Administrative Fees		
Fee Name	Fee Description	Code Section
Imposition of Service Charge on Returned Checks	\$20.00	Section 110.100

HISTORY
 Adopted by Ord. [20-53](#) on 12/8/2020

805.030 Alcoholic Beverages

Schedule of License Fees			
Fee Name	Fee Amount	Fee Unit	Code Section
Malt Liquor	\$22.50	Original package	600.040.1(a)
Intoxicating Liquor (all kinds)	\$150.00	Original package	600.040.1(b)
Malt Liquor and light wines	\$52.50	By drink	600.040.1(c)
Intoxicating Liquor (all kinds)	\$450.00	By drink	600.040.1(d)
Common eating and drinking places	\$450.00		600.040.1(e)
Wine and brandy manufacturer	\$300.00		600.040.1(f)
Microbrewer	\$300.00		600.040.1(g)
Liquor manufacturer not otherwise licensed under Chapter 600	\$300.00		600.040.1(h)

Schedule of License Fees - Sunday Sales Additional Fees			
Fee Name	Fee Amount	Fee Unit	Code Section
Intoxicating liquor	\$300.00	Original package	600.040.2(a)
Restaurant bars	\$300.00		600.040.2(b)
Amusement places	\$300.00		600.040.2(c)
Common eating and drinking places	\$300.00		600.040.2(d)
Liquor by the drink - charitable organizations	\$300.00		600.040.2(e)
Permits			
Temporary permit	\$37.50	By the drink for certain organizations	600.040.3(a)
Tasting permits	\$37.50		600.040.3(b)
Late Fee	\$12.50	If paid before June 1 January 31	605.010(D)
Late Fee	\$25.00	If paid after June 1 January 31	605.010(D)
Liquor Catering Permit	\$20	Per Day	600.040.3(c)

Temporary License	Cost of Associated License x 90/365		600.040.4
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HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

Amended by Ord. [22-16](#) on 4/5/2022

Amended by Ord. [22-32](#) on 5/17/2022

805.040 Animals

Animal Control			
Fee Name	Fee Amount	Fee Units	Code Section
Impoundment Claiming Fee	\$50.00		Section 210.190(A)
Boarding Fee	\$10.00	Per day	Section 210.190(A)
Barn Cat Adoption	\$25		
Adoption Fee	\$75.00		Section 210.190(A)
Micro-chip Identification Fee	\$15.00		Section 210.190(A)
Adoption Fee Discounted (Cats)	\$30.00		
Adoption Fee Discounted (Dogs)	\$40.00		

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

Amended by Ord. [21-74](#) on 1/1/2022

805.050 Buildings And Zoning

Building Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Electronic Payment Financing Surcharge	Up to 2.7%	Per credit card/debit card transaction	
Development Plan Review	\$1000	Cost of Review	Section 405.230(A)(2)
Special Use Permit Processing Fee	\$350	Paid at receipt of application	Section 405.230(A)(2)
<u>Architectural Review:</u> Third Party Architectural Review	Direct Reimbursement of Consultant	Cost of third-party review	
Internal Architectural Plan Review (may be offered subject to availability)	\$50 per Hour	Cost of review	
Rezoning Processing Fee	\$500	Paid at receipt of application	
Appeals to the Board of Adjustment	\$1000		Section 405.980(A)(1)
No Contract of Sale Penalty	\$500	Each parcel of land	Section 405.980(A)(1)
Minor Subdivision Procedures	\$250		Section 410.120(A)
Major Subdivision Application for Preliminary Plat	\$500 plus \$2.00 per lot		Section 410.140
Construction Permit	Water Qty X Linear Ft \$.40 Sewer Qty X LF \$.40 Stormwater Qty X LF \$.30		Section 410.210(F)

	Roadway/Sidewalk Qty X LF \$.25 Service Connection \$10.00 Each DNR Water Sampler Installation \$760		
Fire Hydrant Testing	\$35.00 each		Section 410.210(F)
EMA Impact	\$30.00 per acre		Section 410.210(F)
Plan Review Fee	10% of total Infrastructure Construction Inspection Fees, Fire Hydrant Testing, and EMA Impact Fees		Section 410.210(F)
Major Subdivision Application for Final Plat Fee	\$350.00	Payable with application	Section 410.230
Sign Permit & Inspections	\$100		Section 415.130(A)(1)
Easement/Right-of-Way Vacation	\$350		
Grading Permit	\$100		
Street Sign Only (Total)	\$419.50		Section 410.210(F)
Street/Stop Sign (Combo)	\$482.50		Section 410.210(F)
Single 30" HIP Stop Sign (Total)	\$324.50		Section 410.210(F)
Single 18"x24" 30MPH Sign (Total)	\$296.50		Section 410.210(F)
Utility Pole Installation	\$320.00		Section 410.210(F)

Annexation			
Fee Name	Fee Amount	Fee Units	Code Section
Annexation Processing Fee	\$350.00 + \$10/ Acre over 5 Acres	Cost of Review	Section 435.010(A)

Per Pit

Miscellaneous Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Zoning Verification	\$25.00		
Building Permits			
Fee Name	Fee Amount	Fee Units	Code Section
Local Multiplier	0.0035		Section 500.050(E)(1)
New Residential Building and Additions Permit	Fee = Gross Floor Area X Sq. Ft. Building Valuation Data X Local Multiplier	Requiring multiple inspections	Section 500.050(E)(4)(a)
Residential Remodels	Fee = Area of Work X Sq. Ft Building Valuation Data X Local Multiplier X .75	Requiring multiple inspections	Section 500.050(E)(4)(a)

Residential Building Permit Inspection Fee	\$50.00	Remodels, alterations, or renovations that require only a single inspection	Section 500.050(E)(5)(b)
New Commercial Buildings and Additions	Fee = Gross Floor Area X Sq. Ft. Building Valuation Data X Local Multiplier X Area Modifier	Requiring multiple inspections	Section 500.050(E)(6)(a)
New Commercial Shell Building	Fee=Gross Floor Area x Sq. Ft. Building Valuation Data x Local Multiplier x Area Modifier x .75	Requiring multiple inspections	
Commercial Remodel	Fee = Area of Work X Sq. Ft. Building Valuation Data X Local Multiplier X Area Modifier X .75	Requiring multiple inspections	Section 500.050(E)(7)(a)
Commercial Building Permit Inspection Fee	\$50.00	Commercial remodels, alterations, or renovations that require only a single inspection	Section 500.050(E)(7)(b)
Inspection Modification Fee	\$50.00	Fee is per additional inspections required. Applied to total permit cost in circumstances where a standard permit fee does not cover the full cost of inspections needed.	
Accessory Structures less than 200 Square Feet	\$20.00		Section 500.050(E)(8)(a)

Accessory Structure Greater than 200 Square Feet	Fee = Gross Floor Area X Sq. Ft. X Local Multiplier		Section 500.050(E)(8)(a)
Miscellaneous Permits			
Fee Name	Fee Amount	Fee Units	Code Section
Swimming Pool Permit	\$100.00		Section 500.050(E)(9)
Above Ground Pool Permit	\$25.00		Section 500.050(E)(9)
Fence Permit	\$20.00		Section 500.050(E)(9)
Fence Over 7 Ft Permit	\$50.00		Section 500.050(E)(9)
Demolition Permit	\$50.00		Section 500.050(E)(9)
Occupancy Change Permit	\$50.00		Section 500.050(E)(9)
Ground Level Porch/Deck Permit	\$20.00		Section 500.050(E)(9)
Elevated Porch/Deck Permit	\$50.00		Section 500.050(E)(9)
Temporary Structures Permit	\$50.00		Section 500.050(E)(9)
Uncategorized Work Permit	\$10.00	Per \$1,000 of construction cost for uncategorized work	Section 500.050(E)(9)

Building Permits for Which Construction Did Not Commence Administrative Fee	30% of Original	Percentage of Permit (refund of permits over \$50, if under \$50 then no refund) 70% Refunded to Customer	Section 500.050.11(b)(1)
Renewal of Expired Permit	50% of Original		Section 500.050(E)(10)
Work Done without a Permit	2X Permit Fee		Section 500.050(E)(12)(a)
Reinspection Fee	\$50.00	See Section to circumstance that re-inspection penalty applies	Section 500.050.12(b)
Floodplain Development Permit	\$100		
Plan Review Fees			
Fee Name	Fee Amount	Fee Units	Code Section
New Plan Review Fees	\$50.00	New Single or Two Family Residential Building or Addition	Section 500.050(E)(13)
Remodel Plan Review Fees	\$25.00	Single or Two Family Residential Remodel	Section 500.050(E)(13)
Multi Family Plan Review Fee	10% of Permit Fee - \$50.00 minimum	Multifamily Residential Building or Addition	Section 500.050(E)(13)
Revised Residential Plan Review	\$100		

Residential Plan Review	\$100		
Commercial Plan Review Fee	10% of Permit Fee - \$50.00 minimum	Commercial	Section 500.050(E)(13)
Emergency Notification System Impact Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Emergency Notification System Impact Fee	\$30.00	Per Acre Fee	Section 500.060(A)(1)
Excavations Permits			
Fee Name	Fee Amount	Fee Units	Code Section
Right-of-Way Permit for adjacent property owner	\$25	Base Fee for Review	Section 510.100
Right Of Way Permit for non-adjacent property owner	\$100	Base Fee for Review	Section 510.100
Right Of Way (ROW)	\$100	Cost Per Pit	
Right Of Way (ROW)	\$100	Cost Per Boring	Section 510.100
Street Cut Repair Base Fee	\$1000	Cost Per Repair	Section 510.100

Street Cut Repair (greater than 20 SF)	\$1000 + \$25 (Total SF of Cut - 20)	Cost Per Repair	Section 510.100
Right of Way Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Application for Franchise or ROW Use Agreement Deposit	\$500.00	For Review	Section 515.040(B)
Small Wireless Facility Attached to City Owned Pole	\$200.00	Per Month Fee	Section 515.050(I)(5)(a)
Administrative and Zoning Fee	\$500.00	Per Wireless Antenna	Section 515.050(I)(5)(b)
Application Fee	\$100.00	Per Small Wireless Antenna	Section 525.070(C)(1)
Application Fee	\$500.00	Installation, Modification, or Relocation Per Pole	Section 525.070(C)(2)
Rate for Collection of Small Wireless Facility to a Pole Owned by the City	\$150.00	Per Pole Per Year	Section 525.070(D)(1)

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020
 Amended by Ord. [21-74](#) on 1/1/2022
 Amended by Ord. [22-32](#) on 5/17/2022

805.060 Business

Business Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Business License Late Fee	\$12.50	If paid before January 31st	Section 605.010(D)
Business License Late Fee	\$25.00	If paid after January 31st	Section 605.010(D)
Temporary Business License	\$15.00	Issued for a period of 30 days	Section 605.010(L)
Temporary Seasonal Business License	\$25.00	Issued for a period not to exceed 90 days	Section 605.010(M)
License Fee - Banks and Manufacturing	\$100.00		Section 605.015
License Fee - All Other Business	\$100.00		Section 605.015
License Fee - Home Based Business	\$25.00		Section 605.015
License Fee - Apartment Houses (including duplexes, triplex, etc.)	\$100.00	\$1.00 Each Additional Unit	Section 605.015
Hotels and motels, first (1st) unit	\$100.00	\$1.00 Each Additional Unit	Section 605.015
Prorating of License Fees	Prorated fee of \$100.00 \$25.00	If paid in the last quarter of the year after September 30	Section 605.020
License Alteration Request	\$20.00		

Itinerant Merchant Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Selling Out of Vehicle with capacity of one-half (1/2) ton or less License	\$40.00	Per year or fraction	Section 605.110(A)(1)
Selling Out of Vehicle with capacity of one-half (1/2) ton not exceeding one and one-half (1 ½) ton	\$60.00	Per year or fraction	Section 605.110(A)(2)
Selling Out of Vehicle with capacity of over one and one-half (1 ½) ton	\$100.00	Per year or fraction	Section 605.110(A)(3)
Solicitors and Canvassers Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Identification Card/Annual Application Fee	\$100.00		Section 610.040(A)(4)
Solicitor Quarterly Permit	\$50.00	For 90 days	Section 610.040(A)(4)
Background for Solicitors	Actual Cost		Section 610.080
Massage Business Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Massage Business License	\$50.00	Annual	Section 615.030(A)

Prorated Massage Business License	\$25.00	New business commencing business in the last quarter of the year	Section 615.030(A)
Pawnshop & Pawnbroker Licenses			
Fee Name	Fee Amount	Fee Units	Code Section
Investigation Fee - New Pawn Shop	\$500.00		Section 630.020(C)(6)(a)
Second License or Additional Pawnshop License	\$250.00	If applicant is unlicensed at the time of applying for the pawnshop license	Section 630.020(C)(6)(a)
Annual Fee	\$500.00		Section 630.020(C)(6)(c)
Renewal License	\$500.00		Section 630.020(I)

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

805.070 Fire Protection And Prevention

Fireworks Fees			
Fee Name	Fee Amount	Fee Units	Code Section
Fire Department Inspection Fee	\$25 minimum with (\$.08) per square foot	Structures and tents over five hundred (500) square feet	Section 205.071
Licensed Firework Display Site Review	\$100.00		

Schedule of Commercial Permit Fees			
Fire Alarm Acceptance (150,000 SF or less)	\$50.00		
Fire Alarm Acceptance (greater than 150,000 SF)	\$100.00		
Sprinkler System Testing (30,000 SF or less)	\$100.00		
Sprinkler System Testing (30,000-500,000 SF)	\$200.00		
Sprinkler System Testing (greater than 500,000 SF)	\$300.00		
Fire Pump Acceptance	\$100.00		
Alternative Suppression (Hood "Trip Test")	\$50.00		
Blasting Fees (Magazine Inspection and Placement)	\$100.00		
Re-Inspection Fee (After Two Inspections)	\$50.00 per hour (one hour minimum)		
Schedule of License Fees			
Permit Name	Fee Amount	Fee Description	Code Section

Alarm Permit	\$30.00	Administrative Fee	Section 207.070(B)
Amended Alarm Permit	\$15.00	Administrative Fee	Section 207.070(C)

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

805.080 Parks And Recreations Fees

ATHLETICS

Athletics - Youth Athletic Leagues (Section 240.010)		
Fee Name	Resident	Non-Resident
Youth Boys Basketball (R)	\$300	\$325
Pee Wee Hoops	\$175 \$200	\$200 \$225
Winter Youth Volleyball	\$275 \$300	\$300 \$325
Spring Youth Soccer (U3/U4 U4/U5)	\$35 Per Player	\$35 \$40 Per Player
Spring Youth Soccer (U6)	\$200 \$35 Per Player	\$225 \$40 Per Player
Spring Youth Soccer (U7/U8)	\$250 \$275	\$275 \$300
Spring Youth Soccer (U9/U10)	\$300 \$325	\$325 \$350
Spring Youth Soccer (U11/U12)	\$325 \$375	\$350 \$400
Spring Youth Soccer (Middle)	\$400 \$450	\$425 \$475

Youth Boys Baseball (6U)	\$35 Per Player	\$40 Per Player
Youth Boys Baseball (8U-14U)	\$300 \$325	\$325 \$350
Youth Girls Softball (6U)	\$35 Per Player	\$40 Per Player
Youth Girls Softball (8U-14U)	\$300 \$325	\$325 \$350
Co-Ed Tot-Ball	\$150 \$25 Per Player	\$150 \$30 Per Player
Fall Youth Baseball	\$175 \$200	\$200 \$225
Fall Youth Soccer (U3/U4/U5)	\$35 Per Player	\$35 \$40 Per Player
Fall Youth Soccer (U6)	\$200 \$35 Per Player	\$225 \$40 Per Player
Fall Youth Soccer (U7/U8)	\$250 \$275	\$275 \$300
Fall Youth Soccer (U9/U10)	\$300 \$325	\$325 \$350
Fall Youth Soccer (U11/U12)	\$325 \$375	\$350 \$400
Fall Youth Soccer (Middle)	\$400 \$450	\$425 \$475
Youth Flag Football	\$200 \$32.50 Per Player	\$225 \$37.50 Per Player
Fall Youth Volleyball	\$250 \$275	\$275 \$300
Youth Girls Basketball	\$300	\$325

Futsal (3U-4U -U4/U5)	\$25 Per Player	\$25 Per Player
Futsal (6U/8U -U6/U8)	\$25 Per Player	\$25 Per Player
Futsal (10U-14U -U10/U12)	\$25 Per Player	\$25 Per Player
End of Season Basketball Tournament	\$100 -\$125-150 Per Team	\$100 -\$125-150 Per Team
End of Season Spring Soccer Tournament	\$150 Per Team	\$150 Per Team
End of Season Spring Soccer Tournament (U11/U12)	\$175 Per Team	\$175 Per Team
End of Season Spring Soccer Tournament (Middle)	\$200 Per Team	\$200 Per Team
End of Season Fall Soccer 3v3 Tournament	\$20 Per Player	\$20 Per Player
End of Season Volleyball Tournament	\$150 Per Team	\$150 Per Team
End of Season Baseball/Softball Tournament	\$160 Per Team	\$160 Per Team
Adult Pickleball Tournaments	\$25 Per Player	\$25 Per Player
Adult Cornhole Tournament	\$10 Per Player	\$10 Per Player
Athletics - Republic Tigers Lacrosse Fees (Section 240.010)		
League/Program	Resident	Non-Resident

Middle School Boys	\$200 Per Player	N/A
High School Boys	\$200	
High School Girls	\$250 \$225	
Athletics - Adult Athletic League Fees (Section 240.010)		
League/Program	Fee	Notes
Spring Adult Basketball	\$200/4 Game \$375/8 Game Double Headers	
Summer Adult Softball	\$200/4 Game \$375/8 Game Double Headers	
Fall Adult Softball	\$200/4 Game \$375/8 Game Double Headers \$300/Team	
Winter Miscellaneous Adult Sports Adult Volleyball	\$275-\$300 Per Team	Pickleball, Adult Volleyball
Fall Miscellaneous Adult Sports Adult Kickball	\$275-\$225 Per Team	Pickleball, Adult Volleyball
Athletics - Miscellaneous Fees (Section 240.010)		
League/Program	Fee (12-64)	Fee (65+)
Youth Open Gym	Free	

Pickleball Open Play	Free	
Youth & Adult Admission Fee (Baseball/Softball Complex Outdoor Sports)	\$2 (12-64)	\$1 (65+)
Youth & Adult Admission Fee (Comm. Center – BB & VB Indoor Sports)	\$2 (12-64)	\$1 (65+)

COMMUNITY PROGRAMMING

Community Programming - Toddler Programs (Section 240.010)		
Program	Program Duration	2022 2023 Program Fee
Toddler Open Gym	35 Days	\$3/Day
Toddler Dance Party	12 Days	\$3/Day
Toddler Art Class	12 Days	\$5 \$4/Day
Toddler Music Class	12 Days	\$3 -\$4/Day
Toddler Animal Encounters	9 Days	\$5/Day
Toddler Tumbling	4 Per Multiple Sessions	\$25/Session -\$5/Day/Child
Community Programming - Youth Programming (Section 240.010)		
Program	Program Duration	2022 Program Fee

Okinawan Karate	18 Per Session	\$90 — \$85 /Initial Family Member \$75 — \$70 /Add. Family Member \$50 Uniform Fee
School's Out Program—Upgraded	N/A	\$40/Day
Parent's Night Out	9 Days	\$15/Day
Youth Cheer Program		\$45 Per Person
Youth Dance Program		\$45 Per Person
Summer Camps - Upgraded	6 Weeks	\$200/Week \$10-\$40 Late Pick-Up Fee
Homeschool Gym	N/A	\$4 \$3/Class
Community Programming - Senior Citizen Programming (Section 240.010)		
Program	Class Duration	Program Fee
Arthritis Foundation Exercise	58	Free Program
Senior Movie Day	12	Free Program
Senior Trips	N/A	\$20-\$60
Senior Wii Bowling	6 Per Session	\$2/Session
Community Programming - Miscellaneous (Section 240.010)		
Program	Class Duration	Program Fee

100 Mile Walking Club	N/A	Free Program
Community CPR/First Aid Classes	3 Days	\$60/Class
Mini Camps & Clinics	36	\$10-\$50

SPECIAL EVENTS

Community Programming - Special Events (Section 240.010)		
Program	Date	2022 2023 Program Fee
Father/Daughter Dance	February 4	\$35 \$30/Couple \$10 \$15/Additional \$40/Couple \$15/Additional
Easter Egg Hunt	April 9	Free Event
Community Yard Sale	TBD	\$20/Booth
Amp Events (8)	Various	\$1.00/Ticket
Family Campout	TBD	\$40/Family of 4 \$5/Add. Family
Have-A-Blast Celebration	July 1	Free Event
Youth Tigger Triathlon	July 29	\$25 /Early \$30 /Late

Adult Tiger Triathlon	July 30	\$70-\$110 Super Sprint: \$45/\$50 Sprint: \$70/\$75 Double: \$80/\$90
got Mud? Run (Youth & Family)	TBD \$30/Early \$35/Mid \$40/Late	
got Mud? Run (Adult)	TBD \$40/Early \$45/Mid \$50/Late	
Indoor Drive-In Movie	TBD	\$10 First Child \$5 Additional Siblings
BOOgie Bash	October 28	Free Event
Reindeer Run 5K	December 2	\$22/Early \$30/Early \$27/Late \$35/Late Early Registration (w/ Gift): \$22 Early Registration (w/out Gift): \$30 Race Day Registration (w/ Gift): \$27 Race Day Registration (w/out Gift): \$35
Breakfast w/ Santa	December 3	\$3/Breakfast \$1/Picture \$5 Per Person

REPUBLIC AQUATIC CENTER

Community Programming - Admission/Season Passes (Section 240.010)

Fee Name	Resident Fee	Non-Resident Fee
Daily Admission Fee	\$6.50 \$7.00/Day	\$7.50 \$8.00/Day
Huna Add-On	\$3 \$4/Day	\$3 \$4/Day
Non-Swimmer Fee	\$3 \$4/Day	\$3 \$4/Day
Season Passes	\$120 \$125/Initial \$30/Additional	\$140 \$145/Initial \$35/Additional
Community Programming - Programming (Section 240.010)		
Fee Name	Resident Fee	Non-Resident Fee
Morning Splash Time	\$3 \$5/Day	
Morning Lap Time	\$2 \$5/Day	
Evening Swim Glow Swim	\$5/Day \$6 Per Person	
Taco Tuesday	\$4 Per Person	
Tye-Dye Days	\$15 Per Person	
Pooch Plunge	\$10 Per Dog	
Group Swim (20+)	\$5 \$6/Day	
Parent/Child Starfish	\$30 \$40/Session	

Swimming Lessons	\$60/Session 30-Minute Private Lesson - \$40 1-Hour Private Lesson - \$60 1-Hour Semi-Private Lesson - \$30 Per Child 1-Hour Family Lesson - \$60 First Child, \$25 for each additional child	
Open Water Exercise	\$5/Class	
Senior Water Exercise Aqua Yoga	\$5 \$10/Class	
Tiger Sharks Swim Team	\$80 \$90	
Community Programming - Facility Rentals (Section 240.010)		
Fee Name	Resident Fee	Non-Resident Fee
Theme Party Package (Mermaid/Shark)	\$150 \$175 (15 Swimmers) \$250 \$275 (30 Swimmers)	
Regular Party Package	\$125 \$150 (15 Swimmers) \$225 \$250 (30 Swimmers)	
Facility Rental (<75)	\$175 \$375/Hour	
Facility Rental (76-150)	\$200 \$425/Hour	

Facility Rental (>150)	\$225 \$475/Hour	
Huna Add-On	\$50 \$100/Hour	
Huna Rental	\$75 \$150/Hour	

FACILITY/EQUIPMENT RENTALS

Community Programming - Community Center Gym Rentals (Section 240.010)			
Rental Type	Fee (Non-Profit)	Fee (For Profit) Private Tournaments	Rental Fee (League)
Full Court	\$25 \$30/Hour	\$40/Hour \$45/Hour	\$20/Hour
	\$20/Hour 5+	\$28/Hour 5+	N/A
Half Court	\$12.50 \$15/Hour	\$20/Hour	\$10/Hour
Concession Stand (Private Tournaments)		\$15/Day	
Scoreboard Equipment (Private Tournaments)		\$30/Court/Day	
After Hours Staffing Fee (Private Tournaments)		\$15/Hour	

Community Programming - Community Center Gym Rentals (Section 240.010)		
Rental Type	2022 (Non-Profit) Fee	2022 Fee (For Profit)
Community Room A	\$30/Hour \$35/Hour \$22.50/Hour 5+	\$40/Hour \$30/Hour 5+
Community Room B	\$40/Hour \$45/Hour \$30/Hour 5+	\$55/Hour \$42/Hour 5+
Community Room A&B	\$60/Hour \$65/Hour \$45/Hour 5+	\$80/Hour \$60/Hour 5+
Community Room C	\$20/Hour \$25/Hour \$15/Hour 5+	\$30/Hour \$22.50/Hour 5+
Party Packages All Star & Tiny Tot Party Packages	\$200 Basic \$280 Upgraded \$200	N/A
Unicorn & Nerf Party Packages	\$280	
8-Hour Lock-In (w/ AB)	\$1,600	
8-Hour Lock-In (w/out AB)	\$1,200	
10-Hour Lock-In (w/ AB)	\$2,000	

10-Hour Lock-In (w/out AB)	\$1,500	
Rentals - Gerry Pool Senior Friendship Center Rentals (Section 240.010)		
Description	Base Rental Fee	Additional Hour Fee
Banquet Room	\$80 \$100/4 Hours	\$10/Add'l Hour
Rentals - Pavilion (Section 240.010)		
Description	Base Rental Fee	Additional Hour Fee
Pavilion	\$10/Hour	
Rentals - Baseball/Softball Field Rentals (Section 240.010)		
Description	Base Rental Fee	Additional Hour Fee
Baseball/Softball Fields (Tournament)	\$150/Field/Day	
Scoreboard (Tournaments)	\$30/Field/Day	
Lights (Tournaments)	\$30/Field/Day	
Concession Stand (Tournaments)	\$50/Day	
On-Site Maintenance/Custodial (Tournaments)	\$17.50/Hour	

Baseball/Softball Fields (Practice)	\$30/Season \$5/Field/Week	
Rentals - Amphitheater Rentals (Section 240.010)		
Rental Type	2022 Proposed Rental Fee (NP)	2022 Proposed Rental Fee (P)
Venue Only w/ Power	\$25/Hour \$20/Hour 5+	\$40/Hour \$32/Hour 5+
Sound Equipment Add-On	\$150 \$200/Day	\$175
Outdoor Movie Add-On	\$250 \$500/Day	\$300
Stage Add-On	\$50	\$60
Truss Lighting Add-On	\$20	\$25
Rentals - Equipment Rentals (Section 240.010)		
Rental Type	2022 Proposed Rental Fee	
Canoe	\$15/Day	
Kayak	\$15/Day	
Tandem Kayak	\$15/Day	

Tiger Bounce House	\$25/Hour	
Disc Golf	Free	

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

Amended by Ord. [21-74](#) on 1/1/2022

805.090 Special Event Fees

Special Event Permit (Section 240.010)			
Fee Name	Fee Amount	Fee Units	Code Section
Application Fee	Currently no fee \$50.00		Section 212.023
Vendor Permit Fee	Currently no fee		Section 212.023
Late Fee	\$25.00	Additional	Section 212.023

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

805.100 Utility Administration

UTILITY BILLING & ADMINISTRATION

Utility Billing & Administration		
Fee Name	Fee Amount	Code Section
Late Fee	\$5.00 - may be waived under certain circumstances	Section 705.050(A)

Reconnection/Processing Fee	\$25.00 Plus Delinquent Bill Amount - may be waived under certain circumstances	Section 705.050(B)
Adjustments-Leaks	Charge for Normal Water Usage - Amount of Bill for 3 months prior Customer to pay 10% of the Remainder	Section 705.060
Bad Check Service Charge	\$20.00 Service Charge	Section 705.080
Users Outside City Limits - Voluntary Consent to Annex	50% Additional Charge for Service, with exception provisions	Section 705.130
Base charge per month for 1,500 gallons or less Surcharge for each 1,000 gallons in excess of 1,500 gallons per month or fraction thereof	<p><i>Inside City Rate:</i> 1,500 Gallons Base \$7.56 \$8.09 Surcharge 1,000 gallons \$3.56 \$3.81</p> <p><i>Outside City Rate:</i> 1,500 Gallons Base \$11.34 \$12.13 Surcharge 1,000 Gallons \$5.34 \$5.71</p>	Section 705.150(D)
Utility Billing & Administration - Deposit		
Meter Connection Size	Deposit Amount	Code Section
5/8-inch water meter connection	\$150.00 Deposit	Section 705.170
1-inch water meter connection	\$250.00 Deposit	Section 705.170
2-inch water meter connection	\$500.00 Deposit	Section 705.170

3-inch water meter connection	\$700.00 Deposit	Section 705.170
4-inch water meter connection	\$1,000.00 Deposit	Section 705.170
6-inch water meter connection	\$1,500.00 Deposit	Section 705.170
8-inch water meter connection	\$2,000.00 Deposit	Section 705.170
Utility Billing & Administration - Hydrant Meter Deposit		
Meter Connection Size	Deposit Amount	Code Section
Temporary Metering devices under 2"	\$500 Deposit	Section 705.180
Temporary 2" or larger metering device	\$2000 Deposit	Section 705.180
Labor for Installation	\$50 Per Meter	Section 705.180
Extended Term Metering devices under 2"*	\$1,000.00 Deposit	Section 705.180
Extended Term Metering devices 2" or larger metering devices*	\$3000 Deposit	Section 705.180
Water Rate for Temporary Meters	1,500 Gallons Base \$30 Surcharge 1,000 gallons \$20	
* Requires lease long-term lease agreement with BUILDS department		
Utility Billing & Administration - Miscellaneous Charges		

Fee Name	Fee Amount	Code Section
Account Setup Fee	\$10.00	Section 705.190(A)
Subsequent Meter Installation Trip Charge	\$25.00	Section 705.190(B)
Meter Assembly (Installed) Charge - 5/8 X 3/4 inches	\$900	Section900Section 705.190(B)
Meter Assembly (Installed) Charge - 1 inch	\$1,250	Section250Section 705.190(B)
Meter Assembly (Installed) Charge - 2 inch	\$3,540	Section 705.190(B)
Meter Assembly (Installed) Charge - 3 inch	\$4,850	Section 705.190(B)
Meter Assembly (Installed) Charge - 4 inch	Quote on Request	Section 705.190(B)
Meter Assembly (Installed) Charge - 6 inch	Quote on Request	Section 705.190(B)
Turn-On Charge - (Customer Requested Temporary Disconnection No Longer than 48 Hours	\$25.00	Section 705.190(C)
Utility Billing & Administration - Sanitary Sewer Rates		
Base Charge Rate	Surcharge Rate	Code Section
Base charge per month for 1,500 gallons or less.	<i>Inside City Rate:</i> 1,500 Gallons Base \$18.80 \$25.57 Surcharge 1,000 gallons \$11.17 \$15.19	Section 705.210

Surcharge for each 1,000 gallons in excess of 1,500 gallons per month or fraction thereof.	<i>Outside City Rate:</i> 1,500 Gallons Base \$28.20 \$38.35 Surcharge 1,000 Gallons \$16.77 \$22.81	
Utility Billing & Administration - Sanitary Sewer Rates		
Fee Description	Fee Per Unit	Code Section
Extra Charge for Discharge of Excess BOD - Inside City Limits	\$.33 per pound of excess BOD discharged	Section 705.220.1(A)
Extra Charge for Discharge of Excess BOD - Outside City Limits	\$.50 per pound of excess BOD discharged	Section 705.220.1(B)
Extra Charge for Discharge for Excess TSS concentration - Inside City Limits	\$.26 per pound of excess per pound of excess TSS discharged	Section 705.220.2(A)
Extra Charge for Discharge for Excess TSS concentration - Outside City Limits	\$.39 per pound of excess TSS discharged	Section 705.220.2(B)
Extra Charge for Discharge of Excess Phosphorus - Inside City Limits	\$.53 per pound of excess phosphorus discharged	Section 705.220.3(A)
Extra Charge for Discharge of Excess Phosphorus - Outside City Limits	\$.80 per pound of excess phosphorus discharged	Section 705.220.3(B)
Extra Charge for Discharge of Toxic Substances	Customer liable for all costs incurred by the City.	Section 705.220.4
Impact Fee Schedules	See Tables Below	Section 705.250
Water Impact Fees - Section 705.250		
Meter Size (inches)	Water Impact Fee	Notes
<i>Impact Fees</i>		

5/8 or 3/4	\$250	Single-family residential size and individual connections in "R-2" and "R-1Z", otherwise 1 inch
1	\$1,600	Minimum fee for "R-3"
2	\$3,200	Multi-family
3	\$4,800	Multi-family
4 or Larger	\$6,500	
Sewer Impact Fees Section 705.250		
Meter Size (inches)	Sewer Impact Fee	Notes
<i>Impact Fees</i>		
5/8 or 3/4	\$850	Single-family residential size and individual connections in "R-2" and "R-1Z", otherwise 1 inch
1	\$2,000	Minimum fee for "R-3"
2	\$5,000	Multi-family
3	\$13,500	Multi-family
4 or Larger	\$18,000	
Customer Responsibilities Pertaining to Water Services		
Fee Description	Fee Amount	Code Section

Water Service Line Inspection	\$50	Section 710.290(D)
Sewer and Sewage Disposal		
Fee Description	Fee Amount	Code Section
Sewer Lateral Inspection Fee Connection to Publicly-Owned Treatment Works	\$50	Section 715.130(1)

Sewer Rates 2023-2027					
	2023 Rate	2024 Rate	2025 Rate	2026 Rate	2027 Rate
Inside City Limits – Base Charge	\$25.57	\$26.85	\$28.19	\$29.60	\$31.08
Inside City Limits – Surcharge	\$15.19	\$15.95	\$16.75	\$17.59	\$18.46
Outside City Limits – Base Charge	\$38.35	\$40.27	\$42.28	\$44.40	\$46.62
Outside City Limits – Surcharge	\$22.81	\$23.95	\$25.14	\$26.40	\$27.72

HISTORY

Adopted by Ord. [20-53](#) on 12/8/2020

Amended by Ord. [21-74](#) on 1/1/2022



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-58 An Ordinance of the City Council Approving Amendment of the Zoning Classification of Approximately Ten Point Four-Four (10.44) Acres, Located at 688 South Kansas Avenue, from Agricultural (AG) and Medium Density Single-Family (R1-M) to Multi-Family Residential (R-3).

Submitted By: Chris Tabor, BUILDS Department Principal Planner

Date: October 18, 2022

Issue Statement

Built Wright Home LLC has applied to change the Zoning Classification of approximately **10.44 acres** of property located at 688 S. Kansas Ave. from Agricultural (AG) and Medium Density Single-Family (R1-M) to **Multi-Family Residential (R-3)**.

Discussion and/or Analysis

The property subject to this Rezoning Application consists of approximately 10.44 acres of land located at 688 South Kansas Avenue; the property is occupied by a house that recently burned down. The requested zoning district is Multi-Family Residential (R-3). Land uses permitted in the Multi-Family Residential (R-3) Zoning District include multi-family dwellings, limited single and two-family residential, and residential care/assisted living facilities.

The following paragraphs contain brief analyses of present site conditions and the proposal's relationship to **adopted plans of the City**. Evaluation for the purpose of staff recommendation is conducted with the assumption of the most intense buildout for the property to provide for the most responsible analyses.

Consistency with the Comprehensive Plan

The City's Comprehensive Plan generally encourages the expansion of residential and commercial development through proactive Rezoning of land at appropriate locations. Appropriate locations are described generally throughout the Plan, with regard to the **relationship of land at particular locations to infrastructure capable of supporting various intensities and densities of uses**.

- **Goal:** Support market conditions to develop a greater variety of residential and commercial options.
 - **Objective:** Support a variety of housing developments and styles to ensure a range of options are available.
- **Goal:** Support new development that is well-connected to the existing community.
 - **Objective:** Encourage development that improves and expands upon existing infrastructure.

- **Objective:** Promote development aligning with current adopted plans of the City.
- **Goal:** Recognize potential infill sites as opportunities for development, while mitigating impacts to adjacent, established properties.
 - **Objective:** Support the development of vacant parcels as opportunities for densification that is harmonious with surrounding development.

The Rezoning of this parcel is consistent with City's Adopted Plans.

The general trend in the vicinity of the subject property is single-family residential.

Compatibility with Surrounding Land Uses

The Applicant is seeking to rezone to the Multi-Family Residential (R-3) Zoning District.

Land uses permitted in the Multi-Family Residential (R-3) Zoning District include multi-family dwellings, limited single and two-family residential, and residential care/assisted living facilities.

A rezone of the subject parcel from Agricultural (AG) and Medium Density Single-Family (R1-M) to Multi-Family Residential (R-3) is not considered to be consistent with single-family residential.

More specifically, the subject property is surrounded by:

- North: Medium Density Single-Family (R1-M)
- East: Medium Density Single-Family (R1-M)
- South: Agricultural (AG)
- West: Agriculture (Greene County)

The land use of the surrounding properties is single-family residential. Multi-Family Residential (R-3) is the residential zoning district of greatest intensity present in the City Municipal Code. The R-3 district provides for the highest density ratio of dwellings-to-area with an allowance of 17.42 dwellings per acre. The density ratios for Agricultural (AG) and Medium Density Single-Family Residential (R1-M) are 0.33 dwellings per acre and 4.84 dwellings per acre, respectively.

Capacity to Serve Potential Development and Land Use

Municipal Water and Sewer Service:

Development of the property will require connecting to existing municipal water and sewer mains located onsite.

Two 6" water mains are accessible to the subject property. One at the south termination of S Angel Ave and another at the east termination of W Audrey St.

Two 8" gravity sewer mains are located at the edge of the subject property. One at the south termination of S Angel Ave and another at the east termination of W Audrey St. Effluent from the subject property would flow to the Lift Station #2, before being pumped to the Treatment Facility.

The water system, named Lift Station, and Wastewater Treatment Facility currently have capacity to serve the intended use.

Transportation:

A Traffic Impact Study (TIS) was required for the Rezoning Application. Development of the property will require adherence to the City's Transportation Plan, Adopted Transportation Map, and improvements required by the TIS for buildout.

The TIS specifically addressed a full residential buildout of the requested land use, multi-family, with a connection to the Angelbrook Estates subdivision through Angel Avenue and a connection to the Countryside Terrace subdivision through Lipscomb Drive. The TIS also takes into consideration a new public street connection to be made at Kansas Avenue. No traffic improvements were found to be necessary.

Floodplain: The subject parcel **does not** contain any areas of Special Flood Hazard Area (Floodplain).

Sinkholes: The subject property **does not** contain any identified sinkholes.

Recommended Action

Staff considers the **proposed Zoning Map Amendment (Rezoning)** to be generally consistent with the **goals and objectives of the Comprehensive Plan, not consistent with surrounding land uses, and able to be adequately served by municipal facilities**. Based upon this analysis (performed without the benefit of evidence and testimony of a public hearing), **Staff recommends the approval of this application.**

AN ORDINANCE OF THE CITY COUNCIL APPROVING AMENDMENT OF THE ZONING CLASSIFICATION OF APPROXIMATELY TEN POINT FOUR-FOUR (10.44) ACRES, LOCATED AT 688 SOUTH KANSAS AVENUE, FROM AGRICULTURAL (AG) AND MEDIUM DENSITY SINGLE-FAMILY (R1-M) TO MULTI-FAMILY RESIDENTIAL (R-3)

WHEREAS, the City of Republic, Missouri, (“City” or “Republic”) is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, Built Wright Home LLC (“Applicant”) submitted an application (“Application”) to the City’s BUILDS Department for an amendment to the Zoning Code and Official Zoning Map to rezone certain real property consisting of approximately 10.44 acres, located at 688 South Kansas Avenue (“the Property”), from Agricultural (AG) and Medium Density Single-Family (R1-M) to Multi-Family Residential (R-3); and

WHEREAS, the City submitted the Application to the Planning and Zoning Commission (“Commission”) and set a public hearing before the Commission for October 3, 2022; and

WHEREAS, the City published notice of the time and date of the public hearing at least fifteen (15) days in advance, on September 14, 2022, in the *Greene County Commonwealth*, a newspaper of general circulation in the City; and

WHEREAS, the City gave notice of the Application and public hearing to the record owners of all real properties within 185 feet of the Property; and

WHEREAS, the Commission conducted the public hearing on October 3, 2022, at which all interested persons and entities were afforded the opportunity to present evidence or statement, and after which the Commission rendered written findings of fact and submitted those along with its recommendations to the Council; and

WHEREAS, the Commission, by a vote of 1 Aye to 4 Nays, recommended against the approval of the Application; and

WHEREAS, the Application was submitted to the Council for first read at its regular meeting on October 4, 2022, and submitted for second read at its regular meeting on October 18, 2022, after which the Council voted to approve the Application and amend the Zoning Code accordingly.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

Section 1: The Zoning Code and Official Zoning Map are hereby amended to reflect the rezoning of the real property consisting of approximately 10.44 acres, located at 688 South Kansas Avenue, more fully described in the legal description herein below, from Agricultural (AG) and Medium Density Single-Family (R1-M) to Multi-Family Residential (R-3):

A TRACT OF LAND LOCATED IN THE NORTH ONE-HALF (N1/2) OF GOVT. LOT 2 OF THE NORTHWEST FRACTIONAL QUARTER (NW.FR. 1/4) OF SECTION 30, TOWNSHIP-28-NORTH (T-28-N), RANGE-23-WEST (R-

23-W) OF THE FIFTH PRINCIPAL MERIDIAN, COMPRISING OF ALL THE NORTH 5 ACRES OF THE SOUTH 12 ACRES OF THE WEST 25 ACRES OF SAID N1/2 - L2 - NW.FR.1/4 OF SECTION 30 AND ALL OF LOT 2 AND LOT 3 OF "830 WEST" (A SUBDIVISION FOUND IN THE GREENE COUNTY, MISSOURI RECORDER'S OFFICE IN PLAT BOOK AAA, PAGE 665) MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIN CAPPED "LS-2006" MARKING THE NORTHWEST CORNER OF SAID SECTION 30; THENCE S.02°02'10"W., ALONG THE WEST LINE OF THE NORTH ONE-HALF (N1/2) OF LOT 2, OF THE NORTHWEST FRACTIONAL QUARTER (NW FR1/4) OF SAID SECTION 30, A DISTANCE OF 714.69 FEET FOR THE POINT OF BEGINNING:

THENCE S.87°13'41"E., AND ALONG THE SOUTH LINE OF ANGELBROOK ESTATES (A SUBDIVISION FOUND IN GREENE COUNTY, MISSOURI RECORDER'S OFFICE IN PLAT BOOK ZZ, AT PAGE 299), A DISTANCE OF 845.03 FEET TO AN EXISTING 1/2" IRON PIN SET BY LS-1872; THENCE N.02°03'17"E., ALONG THE EAST LINE OF SAID SUBDIVISION, A DISTANCE OF 487.70 FEET TO AN EXISTING IRON PIN SET AND CAPPED "PLS-2260" AT THE NORTHWEST CORNER OF LOT 2 OF SAID 830 WEST S/D; THENCE S.87°40'40"E., ALONG NORTH LOT LINE, A DISTANCE OF 215.79 FEET TO AN EXISTING IRON PIN SET AND CAPPED "PLS-2260" AT THE NORTHEAST CORNER OF SAID LOT; THENCE S.02°01'58"W., ALONG THE EAST LINE OF SAID "830 WEST" S/D, A DISTANCE OF 1083.95 FEET TO AN EXISTING ALUM MONUMENT; THENCE S.49°16'56"W. ALONG THE NORTHWESTERLY RIGHT-OF-WAY LINE OF THE RAILROAD, A DISTANCE OF 27.50 FEET TO AN IRON PIN SET AND CAPPED "PLS-2260" BEING ON THE SOUTH LINE OF SAID N1/2-L2-NW.FR.1/4; THENCE N.87°39'48"W., A DISTANCE OF 196.31 FEET TO AN EXISTING 5/8" IRON PIN; THENCE N.02°07'46"E., A DISTANCE OF 358.67 FEET TO AN EXISTING 1/2" IRON PIN ALSO SET BY LS-1872; THENCE N.87°17'03"W., A DISTANCE OF 845.12 FEET TO A POINT ON THE SAID WEST LINE OF THE NW. FR1/ 4; THENCE N.02°02'10"E., ALONG SAID WEST LINE, A DISTANCE OF 257.13 FEET TO THE POINT OF BEGINNING.

ALL BEING IN GREENE COUNTY, MISSOURI AND CONTAINING 10.44 ACRES, MORE OR LESS. SUBJECT TO EASEMENTS, COVENANTS, AND RIGHTS-OF-WAY OF RECORD, IF ANY.

- Section 2:** In all other aspects other than those herein amended, modified, or changed, the Zoning Code and Official Zoning Map shall remain the same and continue in full force and effect.
- Section 3:** The WHEREAS clauses above are specifically incorporated herein by reference.
- Section 4:** This Ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Attest:

Matt Russell, Mayor

Laura Burbridge, City Clerk

Approved as to Form:

A handwritten signature in blue ink, appearing to read 'Megan McCullough', is written over a horizontal line.

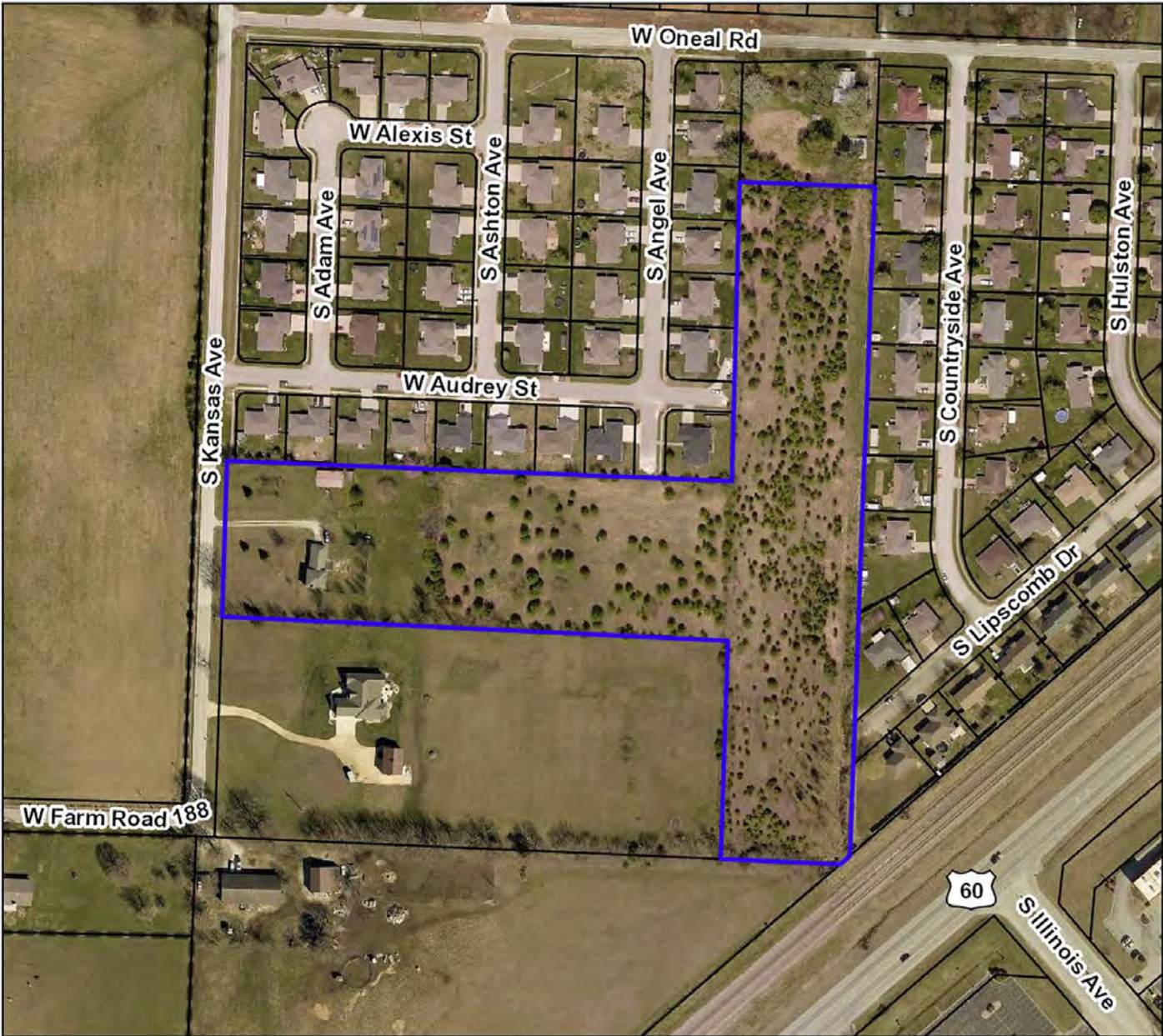
Megan McCullough, City Attorney

Final Passage and Vote:





REZN 22-008: Built Wright Home LLC

Item 4.

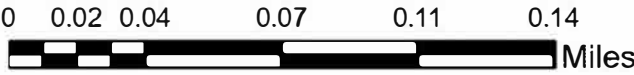
Zoning Map



Legend

-  Built Wright Home LLC
-  Parcels
-  Sinkhole
-  Floodplain

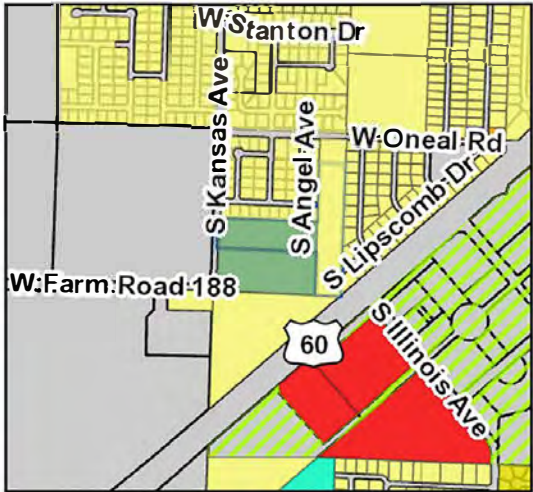
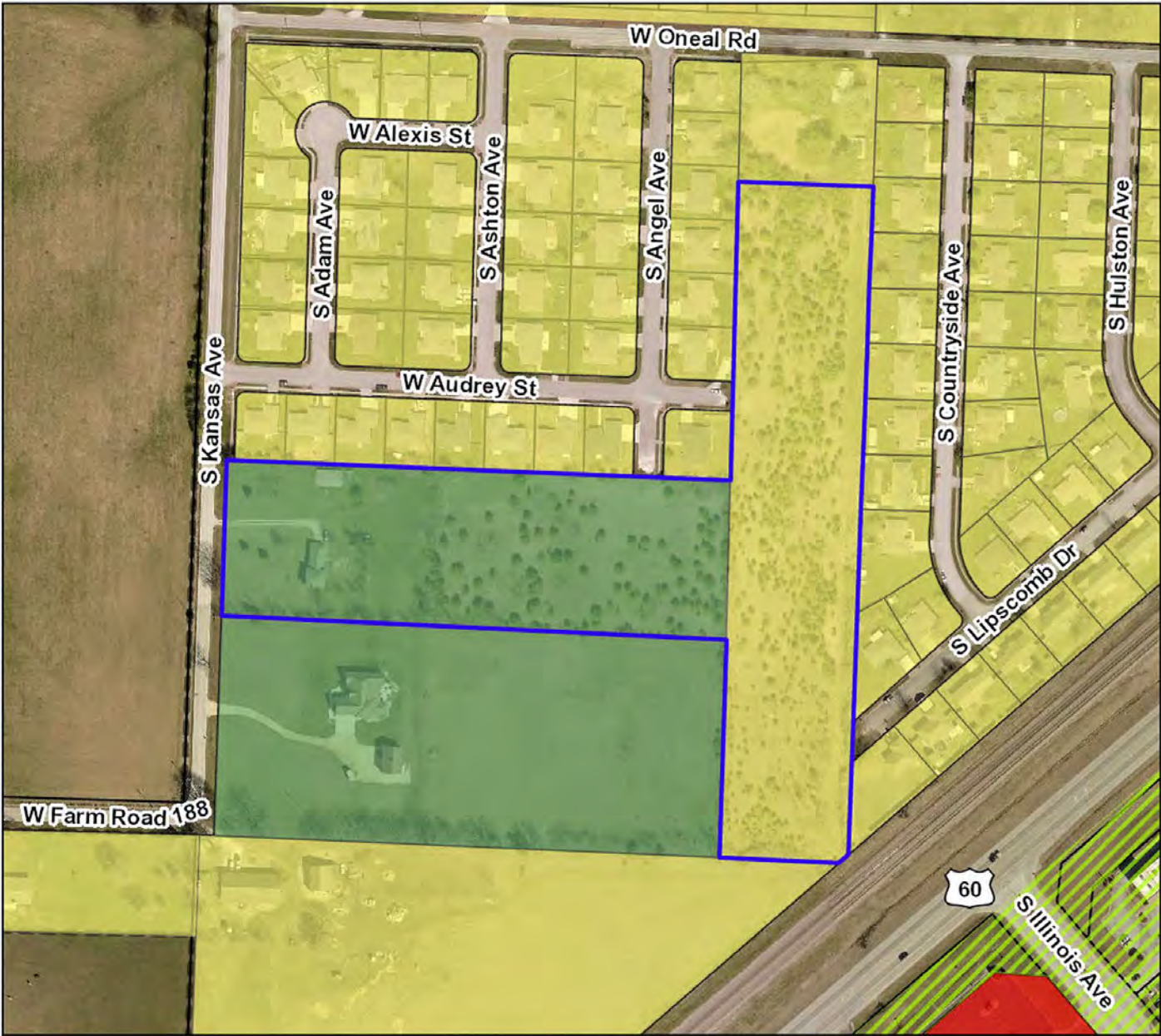
Parcel Owner: Built Wright Home LLC
Parcel Location: 688 S Kansas Ave
Area: 10.44 Acres
Existing Zoning: Agricultural (AG) and Med Density Single-Family Residential (R1-M)
Requested Zoning: Multifamily Residential (R-3)



REZN 22-008: Built Wright Home LLC

Item 4.

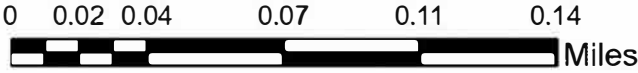
Zoning Map



Legend

- Built Wright Home LLC
 - Parcels
- ### Zoning
- AG Agricultural
 - C-1 Commercial
 - C-2 General Commercial
 - C-3 General Commercial
 - M-1 Light Manufacturing
 - M-2 Heavy Manufacturing
 - PDD Planned Development
 - R1-L Single Family Low Density
 - R1-M Single Family Medium Density
 - R1-H Single Family High Density
 - R1-Z Zero Lot Line Residential
 - R-2 Two-family Residential
 - R-3 Multi-family Residential

Parcel Owner: Built Wright Home LLC
 Parcel Location: 688 S Kansas Ave
 Area: 10.44 Acres
 Existing Zoning: Agricultural (AG) and Med Density Single-Family Residential (R1-M)
 Requested Zoning: Multifamily Residential (R-3)



405.140 "R-3" Multi-Family Residential District Regulations

- A. *Purpose.* The intent of the "R-3" Multi-Family Residential District is designed primarily to accommodate high density residential development on properties with direct access to arterial or collector streets.
- B. *Uses Permitted.*
1. Model homes in accordance with Section **410.190**.
 2. Multi-family dwellings and apartment houses.
 3. Zero lot line dwellings and townhouses, the use of which shall comply with the area requirements of the "R-3" Multi-Family Residential District regulations.
 4. Two-family residential dwellings, the use of which shall comply with the area requirements of the "R-3" Multi-Family Residential District regulations.
 5. Single-family dwellings, the use of which shall comply with the area requirements of the "R1-H" High Density Single-Family Residential District regulations.
 6. Boarding, rooming and lodging houses.
 7. Churches or other places of worship, including parish houses, Sunday schools and temporary outdoor revivals, on a minimum of two (2) acres of land, to provide sufficient land area for off-street parking, bufferyards and proper site design to lessen impact on adjoining residential neighborhoods. The requirements of Article **VI** and **X** regarding parking, loading, landscaping, and open space shall be required. Overnight shelters shall not be permitted.
 8. Convalescent homes, nursing homes and residential care facilities.
 9. Public parking areas, except parking designed or used for parking of trucks having a capacity in excess of one (1) ton.
 10. Home occupations in accordance with Section **405.630**.
 11. Private, non-commercial recreation buildings, community buildings and athletic fields which are supplemental to residential development.
 12. Public facilities and parks.
 13. *Group homes.* The exterior appearance of the home and property shall be in reasonable conformance with the general neighborhood standards. No group home shall be located within two thousand five hundred (2,500) feet of another group home.
- C. *General Regulations.* Each site or lot in the "R-3" District shall observe the following design standards:
1. *Off-street parking.* As required by Article **VI** of this Chapter.
 2. *Accessory buildings and structures.* As required by Section **405.640** of this Chapter.
 3. *Landscaping, screening and bufferyard requirements.* As required by Articles **X** and **XI** of this Chapter, with exception to Section **405.860** in which case a minimum of twenty percent (20%) of the entire lot shall be dedicated open space in accordance with the general provisions thereof.
 4. *Street frontage.* Each multi-family structure or complex of structures shall have a clear direct ingress and egress to a dedicated City street. Parking areas shall not be perm

so as to allow the entire length of a parking area to access a dedicated City street public right-of-way.

Item 4.

5. *Plan submittals.* Projects with three (3) or more units and/or are more than two stories in height shall be required to submit architecturally sealed construction plans, in accordance with the latest adopted building codes or as required by the Building Inspector.

D. *Height And Area Regulations.* The height and area regulations set forth in Article V shall be observed.

E. *Request For An Increase In Density.* A request for an increase in density may be made to the Planning and Zoning Commission upon submission of a formal request and plan for improvements. A request for an increase in density may be considered but not to exceed thirty-five percent (35%) (twenty-four (24) dwelling units per acre) of the otherwise permitted density established in Section **405.540**: Height and Area Regulations. Requests for an increase in density may be considered by the Planning and Zoning Commission for reasons including, but not limited to the following:

1. Off-site improvements, improved street intersections and widening, utility upgrades, in excess of what is otherwise warranted by the development or required.
2. Emergency service facilities, i.e., storm sirens and substations, etc.
3. Open space improvements, i.e., trails, sidewalks, greenways in excess of what is otherwise required.
4. Creative development design, i.e., improved streetscapes, lighting, landscaped areas and greenspace, mixed use facilities, urban design elements, etc.
5. Dedication of land for public use, i.e., parks, buildings, etc.

[CC 1999 §§26-23 — 26-26; Ord. No. 99-4 §1, 1-25-1999; Ord. No. 03-56 §1, 8-25-2003; Ord. No. 04-19 §1, 3-8-2004]

Findings of Fact

Date of Hearing:

10/03/2022

Time:

6:00 PM

Type of Application:

Rezone

Name of Applicant:

688 S Kansas Ave (REZN 22-008)

Location:

City Council Chambers

Based upon the facts presented during the course of this hearing, I have found that the application is generally:

- Conforming to the City's adopted Land Use Plan Yes No
- Conforming to the City's adopted Transportation Plan Yes No
- Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) Yes No
- Compatible with surrounding land uses Yes No
- Able to be adequately served by municipal infrastructure Yes No
- Aligned with the purposes of RSMo. 89.040 Yes No

Statement of Relevant Facts Found:

AG + R1-M → Multi R-3
Surrounded by AG + R1-M
Kansas Ave + surrounding connections can support traffic generated
Sewer + water capacity available
Floodplain + sinkhole do not seem to be an issue

Bysecting 2 established R1-M neighborhoods
Not cohesive w/ surroundings
Transportation shows no connection to ~~Tippecanoe~~ drive Angel Ave

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval Denial

Commissioner Name:

Brian Daubrava

Commissioner Signature:



Date:

10-3-22

Findings of Fact

Date of Hearing:

10/03/2022

Time:

6:00 PM

Type of Application:

Rezone

Name of Applicant:

688 S Kansas Ave (REZN 22-008)

Location:

City Council Chambers

Based upon the facts presented during the course of this hearing, I have found that the application is generally:

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- Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) Yes No
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- Able to be adequately served by municipal infrastructure Yes No
- Aligned with the purposes of RSMo. 89.040 Yes No

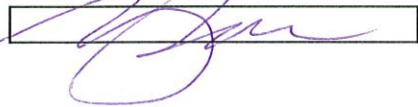
Statement of Relevant Facts Found:

Based on these findings, I have concluded to recommend the application to the City Council for: Approval Denial

Commissioner Name:

William Plank

Commissioner Signature:



Date:

10/3/22

Findings of Fact

Date of Hearing:

10/03/2022

Time:

6:00 PM

Type of Application:

Rezone

Name of Applicant:

688 S Kansas Ave (REZN 22-008)

Location:

City Council Chambers

Based upon the facts presented during the course of this hearing, I have found that the application is generally:

Conforming to the City's adopted Land Use Plan

Yes

No

- Questionable.

Conforming to the City's adopted Transportation Plan

Yes

No

?

Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.)

Yes

No

Compatible with surrounding land uses

Yes

No

Able to be adequately served by municipal infrastructure

Yes

No

Aligned with the purposes of RSMo. 89.040

Yes

No

- Very Questionable.

Statement of Relevant Facts Found:

*Applicant (owner present) - passed out plan drawing
Civil Engineer present - mix of duplexes/townhomes
58 units, R-3 only way to do townhomes
Susan - concern about looking into yard, compatibility to surrounding
Richard Deal - concern about compatibility (neighboring neighbor, not directly)
Steven Greenhall - direct neighbor, traffic concerns, concerns for quality of life
Aaren Obermer - attorney representing property to the south, traffic study trans study.*

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval

Denial

Commissioner Name:

John Alexander

Commissioner Signature:

[Handwritten Signature]

Date:

10/3/22

Findings of Fact

Date of Hearing:

10/03/2022

Time:

6:00 PM

Type of Application:

Rezone

Name of Applicant:

688 S Kansas Ave (REZN 22-008)

Location:

City Council Chambers

Based upon the facts presented during the course of this hearing, I have found that the application is generally:

- Conforming to the City's adopted Land Use Plan Yes No
- Conforming to the City's adopted Transportation Plan Yes No
- Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) Yes No
- Compatible with surrounding land uses Yes No
- Able to be adequately served by municipal infrastructure Yes No
- Aligned with the purposes of RSMo. 89.040 Yes No

Statement of Relevant Facts Found:

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval Denial

Commissioner Name:

Darren Campbell

Commissioner Signature:

Darren Campbell

Date:

10-3-22

Findings of Fact

Date of Hearing:

10/03/2022

Time:

6:00 PM

Type of Application:

Rezone

Name of Applicant:

688 S Kansas Ave (REZN 22-008)

Location:

City Council Chambers

Based upon the facts presented during the course of this hearing, I have found that the application is generally:

Conforming to the City's adopted Land Use Plan Yes No

Conforming to the City's adopted Transportation Plan Yes No

Conforming to other adopted plans of the City (i.e. water, wastewater, parks, etc.) Yes No

Compatible with surrounding land uses Yes No

Able to be adequately served by municipal infrastructure Yes No

Aligned with the purposes of RSMo. 89.040 Yes No

Statement of Relevant Facts Found:

NOT compatible with surrounding land uses.

Based on these findings, I have concluded to recommend the application to the City Council for:

Approval Denial

Commissioner Name:

RAANSON ELLIS III

Commissioner Signature:

RANSON ELLIS III

Date:

10/03/22



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-59 An Ordinance of the City Council Approving the Final Plat of the Frisco Square Phase 4 Subdivision.
Submitted By: Karen Haynes, Assistant BUILDS Administrator
Date: October 18, 2022

Issue Statement

The City of Republic’s BUILDS Department received an Application for Frisco Square Phase 4 Final Plat on October 5, 2022.

Discussion and/or Analysis

The Final Plat of Frisco Square Phase 4 will legally divide approximately twenty-six point five (26.5) acres of land into two (2) lots of the Frisco Square Planned Development District and includes the dedication of Right-of-Way and Utility Easements. The Final Plat includes approximately (998) linear feet of new street and (998) linear feet of new sidewalk.

The Final Plat of Frisco Square Phase 4 conforms to the Development Plan approved by City Council on June 25, 2001.

The Technical Review Team has reviewed the Final Plat and has determined that it substantially conforms to the requirements of the Development Plan, in addition to the requirements of the City Code Chapter 410 Subdivision Regulations, and Article V Major Subdivision-Final Plat.

Recommended Action

Staff recommends approval of Frisco Square Phase 4 Final Plat.

AN ORDINANCE OF THE CITY COUNCIL APPROVING THE FINAL PLAT OF THE FRISCO SQUARE PHASE 4 SUBDIVISION

WHEREAS, the City of Republic, Missouri, (“City” or “Republic”) is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, on June 25, 2001, the City Council (then Board of Aldermen) approved of the Development Plan for the Frisco Square Phase 4 Subdivision (“Phase 4 Subdivision”) in Bill No. 01-14; and

WHEREAS, on October 5, 2022, the BUILDS Department received an application for review and approval of the Final Plat of the Phase 4 Subdivision; and

WHEREAS, the BUILDS Department has reviewed the Final Plat of the Subdivision Phase 4 and has determined that it substantially conforms to the approved Development Plan, in addition to the requirements of the City Code Chapter 410 Subdivision Regulations and Article V Major Subdivision-Final Plat.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

- Section 1:** That all conditions imposed by the Planning and Zoning Commission and the City Council relating to the acceptance and approval of the Final Plat Phase 4 of the Subdivision have been met.
- Section 2:** That the Final Plat of the Subdivision Phase 4, attached hereto and incorporated herein as “Attachment 1”, is approved in all respects.
- Section 3:** That the approval of the Phase 4 Final Plat of the Subdivision is contingent upon the same being recorded within sixty (60) days after the approval certificate is signed and sealed under the hand of the City Clerk.
- Section 4:** That the sale of lots and construction of structures in the Subdivision Phase 4 shall not commence until the Final Plat has been recorded.
- Section 5:** The whereas clauses are hereby specifically incorporated herein by reference.
- Section 6:** The provisions of this Ordinance are severable and if any provision hereof is declared invalid, unconstitutional, or unenforceable, such determination shall not affect the validity of the remainder of this Ordinance.
- Section 7:** This Ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Matt Russell, Mayor

Attest:

Laura Burbridge, City Clerk



Megan McCullough, City Attorney

Final Passage and Vote:



Owner
MODERN TRACTOR &
SUPPLY CO INC

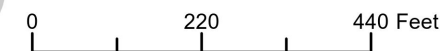
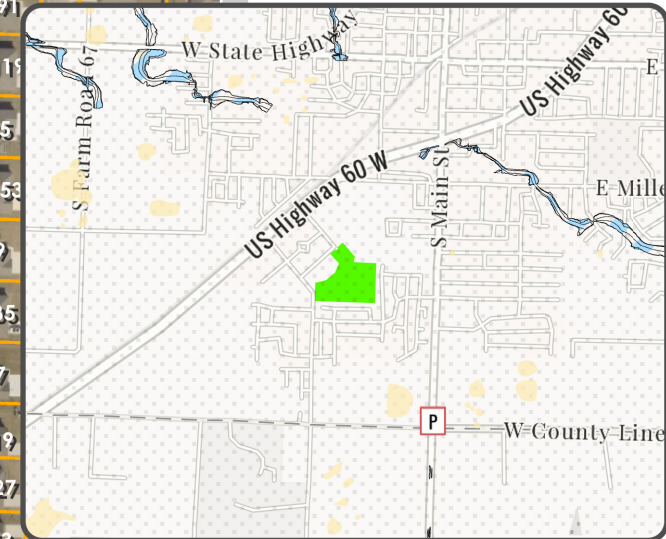
Address
S Colorado Ave

PIN
881730101157

Zoning
PDD

Acreage
25.1

Ward
4



SUBD-FNL 22-008

Frisco Square Phase 4

-  Sinkholes
-  City Limits

-  Floodplain
-  Parcels Greene County





VICINITY MAP
 NW/4 & NE/4
 SECTION 30,
 TOWNSHIP 28 NORTH,
 RANGE 24 WEST
 SCALE: 1" = 1000'

FINAL PLAT OF FRISCO SQUARE - PHASE IV COMMERCIAL SUBDIVISION

A SUBDIVISION IN THE CITY OF REPUBLIC, GREENE COUNTY, MISSOURI

OWNER / DEVELOPER
 MODERN TRACTOR & SUPPLY CO., INC.
 520 S. UNION AVENUE
 SPRINGFIELD, MO 65802

WHITE
 LAND SURVEYING, LLC
 222 OLD TOWN RD.
 BILLINGS, MISSOURI
 PHONE: 417.732.0005
 email: info@whitelandsurvey.com
 www.whitelandsurvey.com

SURVEY DATE: 09.02.2022
 DWG DATE: 10.04.2022
 DRAWN BY: MW
 S/T/R: 30/28/23
 PROJECT No.: 2021-160

OWNERS DEDICATION
 AS OWNER(S) I/WE, OWNER(S) NAME HAVE CAUSED THE LAND DESCRIBED ON THIS PLAT TO BE SURVEYED, DIVIDED, MAPPED, AND ALL ACCESS RIGHTS RESERVED AND DEDICATED AS REPRESENTED ON THE PLAT. I/WE HEREBY DEDICATE, GRANT, AND CONVEY RIGHT-OF-WAY AND EASEMENTS SHOWN HEREON TO THE CITY OF REPUBLIC. FURTHERMORE, I/WE, CERTIFY THAT THERE ARE NO SUITS, ACTIONS, LIENS, OR TRUSTS ON THE PROPERTY CONVEYED HEREIN, AND WARRANT GENERALLY AND SPECIALLY THE PROPERTY CONVEYED FOR PUBLIC USE AND WILL EXECUTE SUCH FURTHER ASSURANCES AS MAY BE REQUIRED.

SUBDIVIDER _____ DATE _____

STATE OF MISSOURI)
) SS
 COUNTY OF _____)

ON THIS _____ DAY OF _____ 20 _____ BEFORE ME PERSONALLY APPEARED LAWRENCE W. LIPSCOMB, TO ME KNOWN TO BE THE PRESIDENT OF MODERN TRACTOR & SUPPLY COMPANY, INC., AND WHO EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THAT HE/SHE EXECUTED THE SAME ON BEHALF OF MODERN TRACTOR & SUPPLY COMPANY, INC. AS HIS/HER FREE ACT AND DEED.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT MY OFFICE IN _____ MISSOURI THE DAY AND YEAR FIRST ABOVE WRITTEN.

MY TERM EXPIRES: _____ NOTARY PUBLIC

- GENERAL NOTES**
- TOTAL AREA - ±26.5 ACRES
 - TOTAL NUMBER OF LOTS - 2
 - ZONING: FRISCO SQUARE PDD
 - SMALLEST LOT: LOT 2 - ±1.6 ACRES
 - LARGEST LOT: LOT 1 - ±23.6 ACRES
 - BUILDING SETBACK LINE: FRONT YARD = 25 FEET REAR YARD = 25 FEET SIDE YARD = 6 FEET
 - THERE ARE EXISTING SIDEWALKS ON THE EAST SIDE OF ILLINOIS AVENUE AND THE SOUTH SIDE OF CIVIC BOULEVARD
 - HORIZONTAL & VERTICAL DATUM FOR THIS PROJECT IS BASED ON THE REPUBLIC GEOGRAPHIC REFERENCE SYSTEM, MONUMENT OR-87
 - THIS PROPERTY DOES NOT LIE WITHIN THE 100-YEAR FLOOD PLAIN, ACCORDING TO FEMA FLOOD INSURANCE MAP, PANEL NUMBER 29077C0313E, EFFECTIVE DATE 12/17/2010
 - ALL STREET RIGHT-OF-WAY WIDTHS ARE AS SHOWN HEREON
 - MAINTENANCE OF ANY COMMON GROUND AREA SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION
 - RECORD SOURCE OF TITLE: BOOK AAA, PAGE 555
 - CLASS OF PROPERTY: URBAN
 - PERMANENT MONUMENT: LOT CORNERS ARE A 5/8" REBAR, 24" IN LENGTH WITH AN ALUMINUM CAP STAMPED "WLS LSC 2003000B70", ALL OTHER LOT CORNERS ARE A 1/2" REBAR, 18" IN LENGTH WITH A PLASTIC CAP STAMPED "WLS LSC 370"
 - ALL LOT CORNERS SHALL BE SET WITHIN 1-YEAR AFTER THE DATE OF RECORDING OF THIS PLAT UNLESS SHOWN OTHERWISE
 - UNLESS SHOWN OTHERWISE, A 10' UTILITY EASEMENT ALONG THE FRONT AND REAR OF EACH LOT
 - RESTRICTIVE COVENANTS FOR THIS SUBDIVISION RECORDED AT THE GREENE COUNTY RECORDERS OFFICE

DESCRIPTION OF PLAT

THAT CERTAIN PARCEL OR TRACT OF LAND BEING LOCATED IN THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 28 NORTH, RANGE 24 WEST, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING MONUMENT AT THE SOUTHWEST CORNER OF SAID NORTHEAST 1/4 OF SECTION 30; THENCE, S87°52'39"E, ALONG THE SOUTH LINE OF SAID NORTHEAST 1/4, A DISTANCE OF 28.77 FEET TO THE POINT OF BEGINNING, SAID POINT BEING ON THE APPARENT EAST RIGHT-OF-WAY LINE OF ILLINOIS AVENUE;
 THENCE, ALONG SAID APPARENT EAST RIGHT-OF-WAY LINE FOR THE FOLLOWING EIGHT (8) DESCRIBED COURSES:
 THENCE, N01°52'19"E, A DISTANCE OF 50.91 FEET TO A POINT OF CURVE TO THE LEFT;
 THENCE, ALONG SAID CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 330.00 FEET, AN ARC DISTANCE OF 79.08 FEET, A CENTRAL ANGLE OF 13°43'51", ALONG A CHORD BEARING N04°59'36"W, A CHORD DISTANCE OF 78.89 FEET TO A POINT OF REVERSE CURVE TO THE RIGHT;
 THENCE, ALONG SAID REVERSE CURVE, SAID CURVE HAVING A RADIUS OF 19.00 FEET, AN ARC DISTANCE OF 27.50 FEET, A CENTRAL ANGLE OF 82°55'58", ALONG A CHORD BEARING N31°10'56"E, A CHORD DISTANCE OF 24.66 FEET TO A POINT OF REVERSE CURVE TO THE LEFT;
 THENCE, N20°20'00"W, A DISTANCE OF 50.04 FEET TO A POINT OF NON-TANGENT CURVATURE TO THE RIGHT;
 THENCE, ALONG SAID NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 19.00 FEET, AN ARC DISTANCE OF 26.84 FEET, A CENTRAL ANGLE OF 80°56'16", ALONG A CHORD BEARING N66°43'43"W, A CHORD DISTANCE OF 24.66 FEET TO A POINT OF REVERSE CURVATURE TO THE LEFT;
 THENCE, ALONG SAID REVERSE CURVE, SAID CURVE HAVING RADIUS OF 330.00 FEET, AN ARC DISTANCE OF 83.61 FEET, A CENTRAL ANGLE OF 14°31'00", ALONG A CHORD BEARING N33°31'05"W, A CHORD DISTANCE OF 83.39 FEET;
 THENCE, N40°46'35"W, A DISTANCE OF 273.77 FEET TO A POINT OF CURVE TO THE RIGHT;
 THENCE, ALONG SAID CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 19.00 FEET, AN ARC DISTANCE OF 30.04 FEET, A CENTRAL ANGLE OF 90°36'06", ALONG A CHORD BEARING N04°31'28"E, A CHORD DISTANCE OF 27.01 FEET;
 THENCE, N49°13'25"E, A DISTANCE OF 138.51 FEET;
 THENCE, S40°43'19"E, A DISTANCE OF 279.21 FEET;
 THENCE, N75°18'15"E, A DISTANCE OF 213.10 FEET;
 THENCE, N49°12'52"E, A DISTANCE OF 241.62 FEET;
 THENCE, N23°17'33"E, A DISTANCE OF 213.45 FEET;
 THENCE, N40°54'24"W, A DISTANCE OF 278.35 FEET TO A POINT ON THE APPARENT SOUTH RIGHT-OF-WAY LINE OF CIVIC BOULEVARD;
 THENCE, ALONG SAID APPARENT SOUTH RIGHT-OF-WAY LINE FOR THE FOLLOWING SEVEN (7) DESCRIBED COURSES:
 THENCE, N49°16'24"E, A DISTANCE OF 138.50 FEET TO A POINT OF CURVE TO THE RIGHT;
 THENCE, ALONG SAID CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 19.00 FEET, AN ARC DISTANCE OF 29.85 FEET, A CENTRAL ANGLE OF 90°00'53", ALONG A CHORD BEARING S85°44'02"E, A CHORD DISTANCE OF 26.87 FEET;
 THENCE, S40°43'36"E, A DISTANCE OF 5.12 FEET;
 THENCE, N49°09'47"E, A DISTANCE OF 60.00 FEET;
 THENCE, N40°43'36"W, A DISTANCE OF 18.00 FEET TO A POINT OF CURVE TO THE RIGHT;
 THENCE, ALONG SAID CURVE TO THE RIGHT, SAID CURVE HAVING A RADIUS OF 19.00 FEET, AN ARC DISTANCE OF 29.85 FEET, A CENTRAL ANGLE OF 90°00'53", ALONG A CHORD BEARING N04°15'58"E, A CHORD DISTANCE OF 26.87 FEET;
 THENCE, N49°16'24"E, A DISTANCE OF 143.14 FEET;
 THENCE, S40°43'24"E, A DISTANCE OF 410.46 FEET;
 THENCE, S12°52'40"W, A DISTANCE OF 118.11 FEET TO A POINT ON THE APPARENT NORTH RIGHT-OF-WAY LINE OF COLORADO AVENUE;
 THENCE, ALONG APPARENT NORTH RIGHT-OF-WAY LINE, THE FOLLOWING TWO (2) DESCRIBED COURSES:
 THENCE, ALONG A NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A RADIUS OF 261.10 FEET, AN ARC DISTANCE OF 25.52 FEET, A CENTRAL ANGLE OF 05°36'03", ALONG A CHORD BEARING S84°44'03"E, A CHORD DISTANCE OF 25.51 FEET;
 THENCE, S87°32'05"E, A DISTANCE OF 457.43 FEET TO A POINT ON THE WEST LINE OF MONTE CRISTO PHASE 10, A RECORDED SUBDIVISION IN THE CITY OF REPUBLIC, GREENE COUNTY, MISSOURI;
 THENCE, S01°53'54"W, ALONG SAID WEST LINE OF PHASE 10 AND THE WEST LINE OF MONTE CRISTO PHASE 4, ALSO BEING A RECORDED SUBDIVISION IN THE CITY OF REPUBLIC, GREENE COUNTY, MISSOURI, A DISTANCE OF 868.71 FEET TO A POINT OF THE NORTH LINE OF MONTE CRISTO PHASE 3, A RECORDED SUBDIVISION IN THE CITY OF REPUBLIC, GREENE COUNTY, MISSOURI;
 THENCE, N87°52'39"W, ALONG SAID NORTH LINE, A DISTANCE OF 1296.57 FEET TO THE POINT OF BEGINNING.

CERTIFICATE OF TAXES PAID
 THERE ARE NO UNPAID TAXES DUE AND PAYABLE AT THE TIME OF PLAT APPROVAL AND NO UNPAID SPECIAL ASSESSMENTS, WHETHER OR NOT DUE AND PAYABLE AT THE TIME OF PLAT APPROVAL ON ANY OF THE LANDS INCLUDED IN THIS PLAT, AND ALL OUTSTANDING TAXES AND SPECIAL ASSESSMENTS HAVE BEEN PAID ON ALL PROPERTY DEDICATED TO PUBLIC USE.

173010115Z
 PARCEL NUMBER

COUNTY COLLECTION OFFICIAL _____
 DATE _____

CERTIFICATE OF COMPLIANCE WITH ZONING AND SUBDIVISION REGULATIONS

I, _____, CITY PLANNER OF THE CITY OF REPUBLIC, MISSOURI, DO HEREBY CERTIFY ON THE _____ DAY OF _____ 20____ THE FINAL PLAT OF FRISCO SQUARE - PHASE 4 CONFORMS TO THE CITY OF REPUBLIC LAND USE REGULATIONS, IN ACCORDANCE WITH TITLE IV OF THE REPUBLIC CODE OF ORDINANCES.

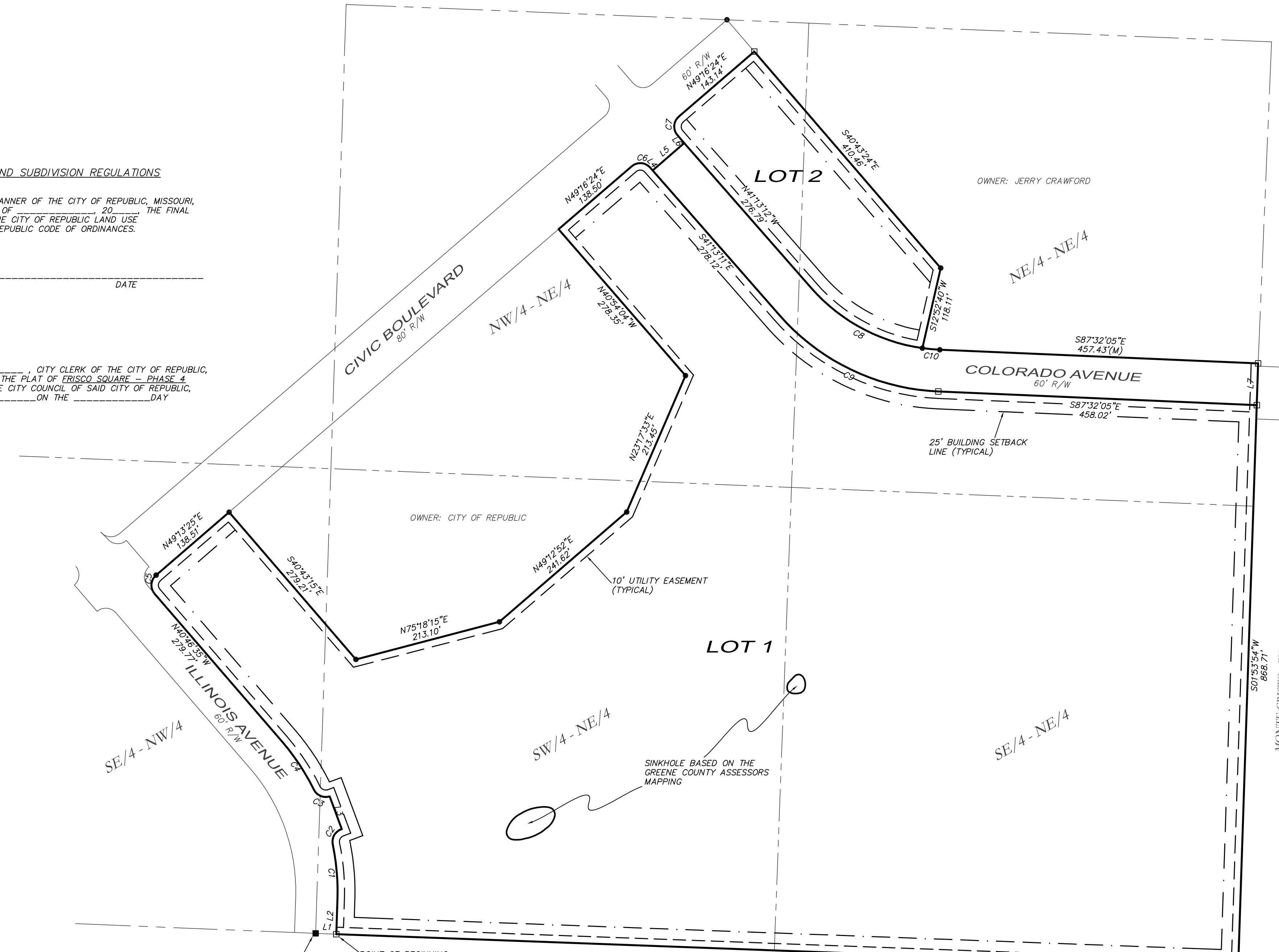
SIGNATURE _____ DATE _____

APPROVAL BY THE CITY COUNCIL

I, _____, CITY CLERK OF THE CITY OF REPUBLIC, GREENE COUNTY, MISSOURI, DO HEREBY CERTIFY THAT THE PLAT OF FRISCO SQUARE - PHASE 4 WAS PRESENTED TO, ACCEPTED AND APPROVED BY THE CITY COUNCIL OF SAID CITY OF REPUBLIC, AND APPROVED BY GENERAL ORDINANCE NO. _____ ON THE _____ DAY OF _____ 20____.

CITY CLERK _____

DATE _____



LINE	BEARING	DISTANCE
L1	S87°52'39"E	29.77'
L2	N01°52'19"E	50.91'
L3	N20°20'00"W	50.04'
L4	S40°43'36"E	5.12'
L5	N49°09'47"E	60.00'
L6	N40°43'36"W	18.00'
L7	S01°53'54"W	60.00'

CURVE NUMBER	RADIUS	ARC DISTANCE	CENTRAL ANGLE	CHORD BEARING	CHORD DISTANCE
C1	330.00'	79.08'	13°43'51"	N04°59'36"W	78.89'
C2	19.00'	27.50'	82°55'58"	N31°10'56"E	24.66'
C3	19.00'	26.84'	80°56'16"	N66°43'43"W	24.66'
C4	330.00'	83.61'	14°31'00"	N33°31'05"W	83.39'
C5	19.00'	30.04'	90°36'06"	N04°31'28"E	27.01'
C6	19.00'	29.85'	90°00'53"	S85°44'02"E	26.87'
C7	19.00'	29.85'	90°00'53"	N04°15'58"E	26.87'
C8	261.10'	185.53'	40°42'46"	N61°34'35"W	181.65'
C9	321.10'	259.56'	46°18'53"	S64°22'38"E	252.55'
C10	261.10'	25.52'	05°36'03"	S84°44'03"E	25.51'

IN THE RECORDER'S OFFICE
 I, _____, RECORDER OF DEEDS, GREENE COUNTY, MISSOURI, DO HEREBY CERTIFY THAT THE WITHIN INSTRUMENT OF WRITING WAS ON THE DAY OF _____ 20____, DULY FILED FOR RECORD AND IS RECORDED IN THE RECORDS IN THIS OFFICE IN BOOK _____ PAGE _____ IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT MY OFFICE IN SPRINGFIELD, MISSOURI, THIS _____ DAY OF _____ 20____.

RECORDER OF DEEDS _____
 DATE _____

PREPARED FOR
MODERN TRACTOR & SUPPLY COMPANY, INC.
 PROJECT LOCATION: FRISCO SQUARE
 REPUBLIC, GREENE COUNTY, MISSOURI

PREPARED BY:
 MICHAEL WHITE - MISSOURI
 PROFESSIONAL LAND
 SURVEYOR #2488

WHITE LAND SURVEYING, LLC -
 MISSOURI PROFESSIONAL
 LAND SURVEYING
 CORPORATION #2003000370

PROFESSIONAL LAND SURVEYOR'S CERTIFICATE
 THAT I, MICHAEL WHITE, DO HEREBY DECLARE THAT THIS PLAT WAS PREPARED UNDER MY SUPERVISION FROM AN ACTUAL SURVEY OF THE LAND HEREIN DESCRIBED PREPARED BY WHITE LAND SURVEYING, LLC, DATED SEPTEMBER 02, 2022, AND SIGNED BY MICHAEL WHITE P.L.S. NO. 2488 AND THAT THE CORNER MONUMENTS AND LOT CORNER PINS SHOWN HEREIN WERE PLACED UNDER THE PERSONAL SUPERVISION OF MICHAEL WHITE P.L.S. NO. 2488 IN ACCORDANCE WITH THE DIVISION OF GEOLOGY AND LAND SURVEY, MISSOURI DEPARTMENT OF NATURAL RESOURCES' CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS PROMULGATED BY THE MISSOURI DEPARTMENT OF AGRICULTURE.

DATE PREPARED: OCTOBER 04, 2022
 SIGNATURE: *Michael White*
 MISSOURI PROFESSIONAL LAND SURVEYOR NO.: 2488

10/04/2022



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-60 An Ordinance of the City Council Approving the Final Plat of the Valley Trail Phase Two Subdivision.

Submitted By: Karen Haynes, Assistant BUILDS Administrator

Date: October 18, 2022

Issue Statement

The City of Republic's BUILDS Department received an Application for Valley Trail Phase II Final Plat on July 29, 2022.

Discussion and/or Analysis

The Final Plat of Valley Trail Phase II will legally divide approximately fifteen point two-six (15.26) acres of land into thirty-seven (37) residential lots and includes the dedication of public Right-of-Way and Utility Easements. The Final Plat includes approximately (908) linear feet of public street and (1636) linear feet of public sidewalk.

The Valley Trail Phase II Final Plat includes private and public streets and sidewalk, including the following:

- (6) Lots are accessed from Henry Avenue and/or Grace Street (public)
- (31) Lots are within the private, gated portions of the subdivision, which includes private streets and private sidewalk
 - Private Sidewalk: The Developer is responsible for the construction of all sidewalks within Phase II, as Lots are developed
 - Private Streets: The Property Owner's Association owns and maintains the street(s), gate, sidewalk, and street lights

The Final Plat of Valley Trail Phase II conforms to the Approved Development Plan approved by City Council on April 03, 2018.

The Technical Review Team (TRT) has reviewed the Final Plat and has determined that it substantially conforms to the requirements of the Approved Development Plan, in addition to the requirements of the City Code Chapter 410 Subdivision Regulations, and Article V Major Subdivision-Final Plat.

Recommended Action

Staff recommends approval of the Valley Trail Phase II Final Plat.

**AN ORDINANCE OF THE CITY COUNCIL APPROVING THE FINAL PLAT OF
THE VALLEY TRAIL PHASE TWO SUBDIVISION**

WHEREAS, the City of Republic, Missouri, (“City” or “Republic”) is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, on April 3, 2018, the City Council approved of the Development Plan for the Valley Trails Planned Development District (“PDD”) in Ordinance 18-20; and

WHEREAS, on August 9, 2022, the BUILDS Department received an application for review and approval of the Final Plat of Phase 2 of the Valley Trail Subdivision (“Valley Trail Phase 2”); and

WHEREAS, the BUILDS Department has reviewed the Final Plat of Valley Trail Phase 2 and has determined it substantially conforms to the requirements of the Development Plan, the requirements of the City Code Chapter 410 Subdivision Regulations, and Article V Major Subdivision-Final Plat.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

- Section 1:** That all conditions imposed by the Planning and Zoning Commission and the City Council relating to the acceptance and approval of Valley Trail Phase 2 have been met.
- Section 2:** That the Final Plat of Valley Trail Phase 2, attached hereto and incorporated herein as “Attachment 1”, is hereby approved in all respects.
- Section 3:** That the approval of the Final Plat of Valley Trail Phase 2 is contingent upon the same being recorded within sixty (60) days after the approval certificate is signed and sealed under the hand of the City Clerk.
- Section 4:** That the sale of lots and construction of structures in the Valley Trail Phase 2 shall not commence until the Final Plat of Valley Trail Phase 2 has been recorded.
- Section 5:** The whereas clauses are hereby specifically incorporated herein by reference.
- Section 6:** The provisions of this Ordinance are severable and if any provision hereof is declared invalid, unconstitutional, or unenforceable, such determination shall not affect the validity of the remainder of this Ordinance.
- Section 7:** This Ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Attest:

Matt Russell, Mayor

Laura Burbridge, City Clerk

Approved as to Form:



Megan McCullough, City Attorney

Final Passage and Vote:

FINAL PLAT VALLEY TRAIL PHASE II PART OF THE EAST ONE-HALF SECTION 29, TOWNSHIP 28 NORTH, RANGE 23 WEST CITY OF REPUBLIC, GREENE COUNTY, MISSOURI



LOCATION MAP
SEC. 29, T-28-N, R-23-W
SCALE: 1"=2000'

BOUNDARY DESCRIPTION

A tract of land being a part of the East One-Half (E½) of Section 29, Township 28 North, Range 23 West, in the City of Republic, Greene County, Missouri, being a part of the tract of land described in the Warranty Deed recorded in the Greene County Recorder's Office in Book 2021 at Page 52891-21, more particularly described as follows:

BEGINNING at an existing 5/8" iron bar (LSC 334) marking the Southwest corner of Lot 26, Valley Park Estates 3rd Addition, a subdivision recorded in Plat Book ZZ at Page 59; thence S39°41'49"W, along the Northwesterly line of Lot 27, Valley Trail Phase I, a subdivision recorded in Plat Book AAA at Page 602, a distance of 86.41 feet to the Southwest corner of said Lot 27; thence S29°21'06"W, along the Northwesterly line of Lot 26 of said Valley Trail Phase I, a distance of 102.00 feet to the Southwest corner of said Lot 26; thence S17°52'24"W, along the Northwesterly line of Lot 25 of said Valley Trail Phase I, a distance of 88.37 feet to the Southwest corner of said Lot 25; thence S45°21'04"W, along the Northwesterly line of Lot 24 of said Valley Trail Phase I, a distance of 63.68 feet to the Southwest corner of said Lot 24; thence S46°49'15"E, along the Southwesterly line of said Lot 24, a distance of 159.11 feet to the Southeast corner of said Lot 24, said point being on the Northerly Right-of-Way line of Valley Trail Drive, as it now exists; thence Southwesterly along said Northerly Right-of-Way line and along a non-tangent curve to the right having a radius of 225.00 feet, an arc length of 38.45 feet, a central angle of 9°47'25" and a chord distance of 38.40 feet which bears S48°04'27"W; thence S37°01'50"E, a distance of 50.00 feet to a point on the Southerly Right-of-Way line of said Valley Trail Drive; thence Northeasterly along said Southerly Right-of-Way line and along a non-tangent curve to the left having a radius of 275.00 feet, an arc length of 20.39 feet, a central angle of 4°14'51" and a chord distance of 20.38 feet which bears N50°50'44"E to the Northwest corner of Lot 23 of said Valley Trail Phase I; thence S41°16'41"E, along the Southwesterly line of said Lot 23, a distance of 170.29 feet to the Southwest corner of said Lot 23; thence Southwesterly along a non-tangent curve to the right having a radius of 310.00 feet, an arc length of 117.84 feet, a central angle of 21°46'47" and a chord distance of 117.13 feet which bears S59°19'32"W; thence S01°16'31"W, a distance of 26.07 feet to a point on the South line of the N¼ of the NE¼ of the SE¼ of said Section 29; thence N88°43'29"W, along said South line, a distance of 704.00 feet to an existing 5/8" iron bar marking the Southwest corner of said N¼ of the NE¼ of the SE¼; thence N02°00'14"E, along the West line of said NE¼ of the SE¼, a distance of 664.25 feet to an existing 5/8" iron bar marking the Southwest corner of the SE¼ of the NE¼; thence continuing N02°00'14"E, along the West line of said SE¼ of the NE¼, a distance of 376.24 feet to an existing 5/8" iron bar marking the Southwest corner of Lot 6, Valley Park Estates 5th Addition, a subdivision recorded in Plat Book ZZ at Page 394; thence S88°43'32"E (S88°42'49"E Plat), along the South line of said Lot 6 and its extension, a distance of 189.97 feet (190.02' Plat) to a point on the East Right-of-Way line of Henry Avenue, as it now exists; thence S02°00'14"W (S02°02'55"W Plat), along said East Right-of-Way line, a distance of 50.00 feet to an existing 5/8" iron bar (LS 314D) marking the Southwest corner of Lot 7 of said Valley Park Estates 5th Addition; thence S88°43'32"E (S88°42'49"E Plat), along the South line of Lots 7, 8 and 9 of said Valley Park Estates 5th Addition, a distance of 300.00 feet (300.03' Plat) to an existing 5/8" iron bar (LS 314D); thence N62°11'27"E (N62°09'51"E Plat), along said South line of Lot 9, a distance of 68.49 feet (68.48' Plat) to an existing 5/8" iron bar (LS 314D) marking the Southeast corner of said Lot 9; thence S37°21'54"E (S37°23'50"E Plat), a distance of 30.76 feet (30.46' Plat) to an existing 5/8" iron bar (LSC 334) marking the Northwest corner of Lot 25 of said Valley Park Estates 3rd Addition; thence S39°28'38"E (S39°28'06"E Plat), along the Southwesterly line of said Lot 25, a distance of 141.28 feet (141.35' Plat) to an existing 5/8" iron bar (LSC 334) marking the Southwest corner of said Lot 25, said point being on the North Right-of-Way line of Grace Street, as it now exists; thence Southwesterly along said North Right-of-Way line and along a non-tangent curve to the right having a radius of 125.00 feet, an arc length of 45.43 feet (45.51' Plat), a central angle of 20°49'21" and a chord distance of 45.18 feet which bears S52°59'30"W to an existing 5/8" iron bar (LSC 334); thence S21°05'30"E (S21°05'17"E Plat), along the Southwesterly line of said Lot 26 of Valley Park Estates 3rd addition and its extension, a distance of 221.10 feet to the POINT OF BEGINNING.

Containing 15.263 acres, more or less, and subject to any rights-of-way, easements, and restrictions of record.

NOTES

- 10.0' Utility Easement adjacent to front of each lot (unless otherwise noted).
- 5.0' Utility Easement adjacent to side lot lines and backyard lot lines of each lot (unless otherwise noted).
- Maintenance of any area referred to or shown as private right-of-way, easement or common area is the responsibility of the Property Owner's Association.
- Centerline bearing of street is the same as adjacent lot line.
- No structures are to be built between right-of-way and setback lines.
- No fences, plantings or obstructions other than mailboxes are permitted within the limits of any right-of-way or drainage easement.
- 1/2" rebar w/ plastic cap "LC 366" set at all lot corners (except as noted). Permanent monuments are 5/8"x24" rebar with aluminum cap "LC 366".
- The City of Republic is not responsible to build, improve, maintain, or otherwise service the ingress and egress way, driveway, drainage improvements, and other appurtenances contained within the rights-of-ways for private access shown on this plat.
- The right-of-way shown on this plat for private access is hereby granted and shall be liberally construed to provide access to the City of Republic, any other governmental entity personnel and vehicles while conducting business; to law enforcement and emergency response officials including their vehicles; postal delivery vehicles; and to public or private utility companies serving the subdivision, lots, or principal and customary accessory structures.
- Grace Street and Henry Avenue (streets outside of the gated portion of the development) shall be dedicated to the public.
- Sidewalks shall be constructed on each side of both public and private streets of the development.
- Construction of all sidewalks within the gated (private) portion of the development are the responsibility of the developer.
- The Flood Insurance Rate Map (FIRM) from the Federal Emergency Management Agency (FEMA) Community Panel No. 29077C0427E, Effective Date 12/17/2010 shows this property is located in Zone "X" (Areas determined to be outside the 0.2% annual chance floodplain.)

DEVELOPMENT NOTES

Total Area: 15.263± acres
 Total No. of Lots: 37
 Smallest Lot: Lot 20 - 9,621± sf (0.221± ac)
 Largest Lot: Lot 8 - 25,561± sf (0.587± ac)
 Source of Title: Book 2021, Page 52891-21
 Prel. Plat Approval: April 3, 2018
 Current Zoning: PDD 18-001
 Proposed Land Use: Residential

Minimum Building Setbacks
 Front: 15.0 feet
 Rear: 15.0 feet
 Side: 5.0 feet (15.0 feet from any street right-of-way)

BENCHMARKS

BM #1 - Square cut in concrete curb, located on Grace Street approx. 17' NE of NW Corner of Lot 26, Valley Park Estates 3rd Addition.
 Elevation = 1277.20'

BM #2 - Square cut in concrete curb, located on Joshua Lane approx. 15' East of SE Corner of Lot 29, Valley Park Estates 3rd Addition.
 Elevation = 1271.38'

OWNER/DEVELOPER

The Trails at Valley Park, LLC
 P.O. Box 14909
 Springfield, MO 65814

PREPARED BY

Olsson, Inc.
 550 St. Louis Street
 Springfield, MO 65806

CERTIFICATE OF OWNERSHIP AND DEDICATION

As owner(s), _____ I/we have caused the land described on this plat to be surveyed, divided, mapped, and all access rights reserved and dedicated as represented on the plat. I/We hereby dedicate, grant, and convey to the City of Republic the following: all easements shown hereon; all platted right-of-way within subdivision to be used as an access easement. Furthermore, I/We, certify that there are no suits, actions, liens, or trusts on the property conveyed herein, and warrant generally and specially the property conveyed for public use and will execute such further assurances as may be required.

Owner _____ Date _____

ACKNOWLEDGEMENT

STATE OF MISSOURI
 COUNTY OF GREENE SS.

On this _____ Day of _____, 2022 before me personally appeared _____, who duly sworn did say that he/she is the _____ of _____ and that the foregoing instrument was signed and sealed on behalf of said corporation and acknowledged to be the free act and deed of said corporation.

In testimony whereof, I have hereunto set my hand and affixed my official seal the day and year first written above.

Notary Public _____

CERTIFICATE OF APPROVAL BY THE CITY COUNCIL

I, _____, City Clerk of the City of Republic, Greene County, Missouri, do hereby certify that the plat of Valley Trail Phase II was presented to, accepted and approved by the City Council of said City of Republic, and approved by General Ordinance No. _____ on the _____ day of _____, 2022.

City Clerk _____ Date _____

CERTIFICATE OF APPROVAL BY THE PLANNING & ZONING COMMISSION

I, _____, City Planner of the City of Republic, Missouri, do hereby certify on the _____ day of _____, 2022, the Final Plat of Valley Trail Phase II conforms to the City of Republic Land Use Regulations, in accordance with Title IV of the Republic Code of Ordinances.

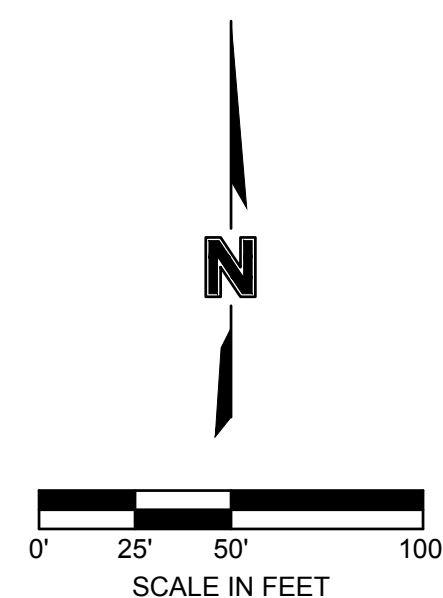
City Planner _____ Date _____

CERTIFICATE OF SURVEY AND ACCURACY

Know all men by these presents:

That I, Roddy G. Neff, do hereby certify to the Trails at Valley Park, LLC, that this survey was prepared under my supervision from an actual survey of the land herein described, prepared by Olsson, Inc., dated February 28, 2019, and signed by Roddy G. Neff, PLS 2671, and that the monuments and lot corner pins shown herein were placed under the personal supervision of Roddy G. Neff, PLS 2671, in accordance with the current Missouri Standards For Urban Property Boundary Surveys and the Subdivision Regulations of Republic, Greene County, Missouri.

Roddy G. Neff, MO PLS 2671 _____ Date _____
 Olsson, Inc. MO LC 366
 rgneff@olsson.com



BASIS OF BEARINGS
 Grid North based on Missouri State Plane Coordinate System 1983 by use of MoDOT continuously operating GNSS RTK Network
 Central Zone
 Site Grid Factor: 0.99996742
 N: 463900.969 E: 1358903.123
DATUM
 Elevations based on NAVD 88 by use of MoDOT continuously operating GNSS RTK Network
 Reference Monument: E-344 (2002 Adjustment)



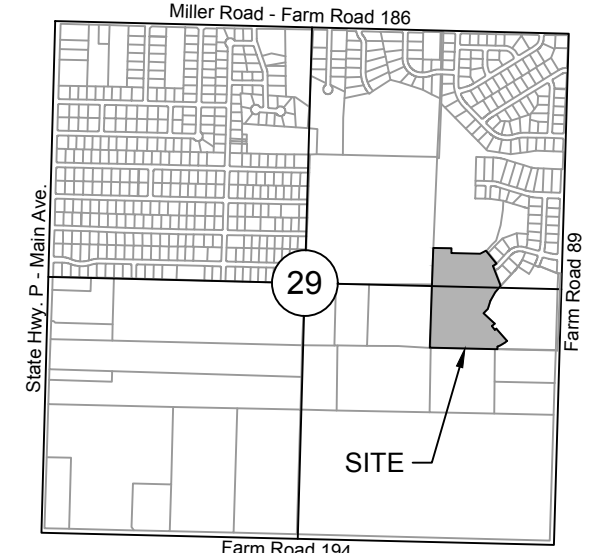
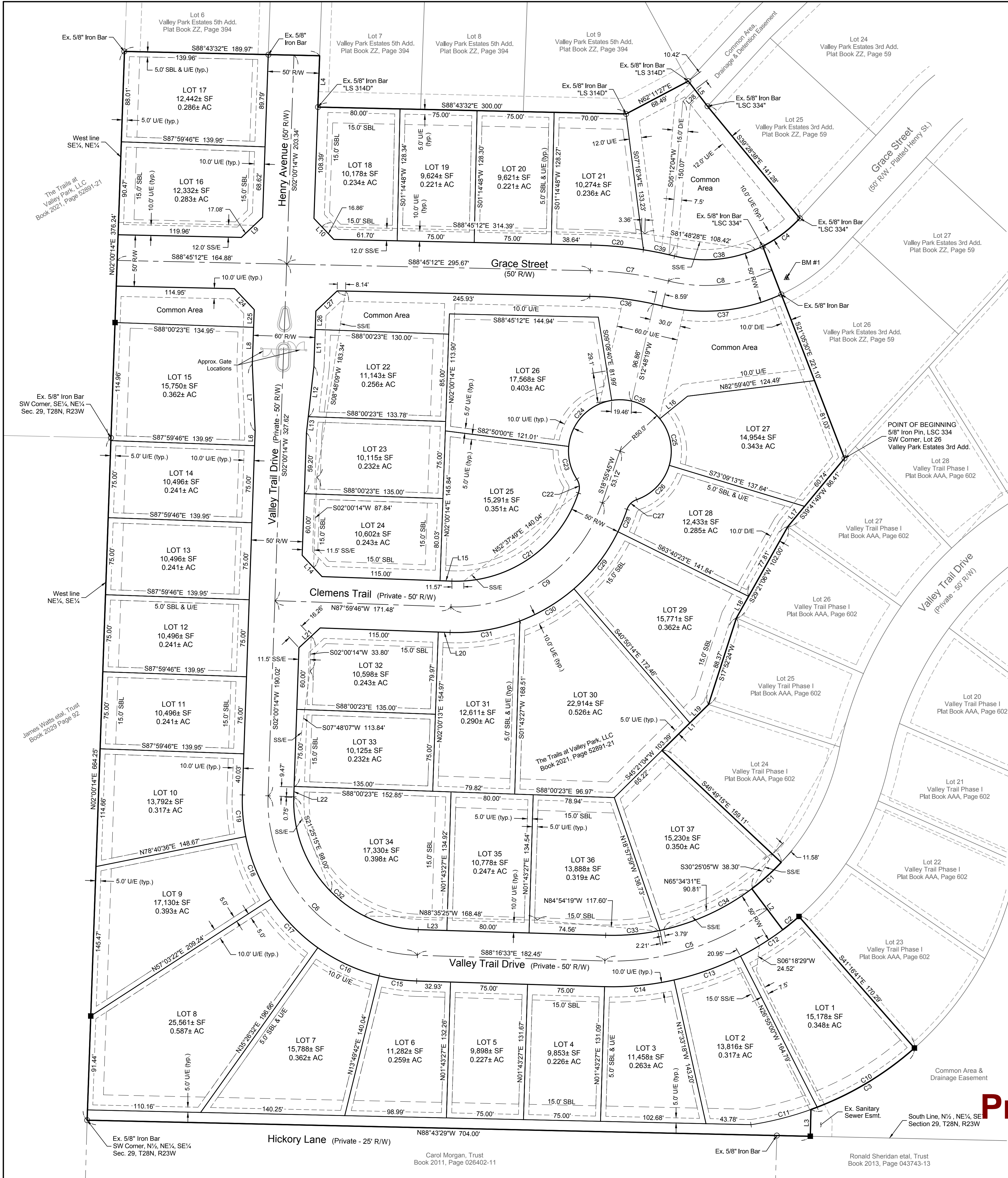
	DATE	REVISION	BY
drawn by: CDA			
surveyed by: BJP			
checked by: RGN			
approved by: RGN			
project no.: 017-3169			
file name: V_FPT-PH2_73169	09.23.22	Revisions per City Comments	CDA
	07.19.22	Original Preparation	CDA



Olsson, Inc. Survey MO Certificate of Authority #LC366
 550 St. Louis St. TEL 417.890.8802
 Springfield, MO 65806 FAX 417.890.8805 www.olsson.com

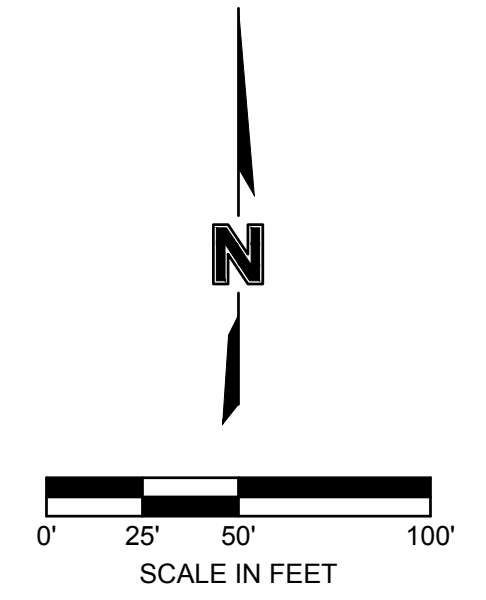
FINAL PLAT VALLEY TRAIL PHASE II

PART OF THE EAST ONE-HALF
SECTION 29, TOWNSHIP 28 NORTH, RANGE 23 WEST
CITY OF REPUBLIC, GREENE COUNTY, MISSOURI



OWNER/DEVELOPER
The Trails at Valley Park, LLC
P.O. Box 14909
Springfield, MO 65814

PREPARED BY
Olsson, Inc.
550 St. Louis Street
Springfield, MO 65806



BASIS OF BEARINGS
Grid North based on Missouri State Plane Coordinate System 1983 by use of MoDOT continuously operating GNSS RTK Network Central Zone
Site Grid Factor: 0.99996742
N: 463900.969 E: 1358903.123
Datum: 24.52
Elevations based on NAVD 88 by use of MoDOT continuously operating GNSS RTK Network
Reference Monument: E-344 (2002 Adjustment)

DEVELOPMENT NOTES
Total Area: 15.263± acres
Total No. of Lots: 37
Smallest Lot: Lot 20 - 9,621± sf (0.221± ac)
Largest Lot: Lot 8 - 25,561± sf (0.587± ac)
Source of Title: Book 2021, Page 52891-21
Pre. Plat Approval: April 3, 2018
Current Zoning: PDD 18-001
Proposed Land Use: Residential
Minimum Building Setbacks
Front: 15.0 feet
Rear: 15.0 feet
Side: 5.0 feet (15.0 feet from any street right-of-way)

LINE TABLE		
#	DIRECTION	LENGTH
L1	S45°21'04"W	63.68'
L2	S37°01'50"E	50.00'
L3	S01°16'31"W	26.07'
L4	S02°00'14"W	50.00'
L5	S37°21'54"E	30.76'
L6	S02°00'14"W	14.19'
L7	S02°23'41"E	65.19'
L8	S02°00'14"W	35.79'
L9	S46°37'31"W	28.47'
L10	N43°22'29"W	28.10'
L11	N02°00'14"E	35.81'
L12	N06°24'09"E	49.34'
L13	N06°24'09"E	15.85'
L14	N42°59'46"W	28.28'
L15	N87°59'46"W	11.48'
L16	N50°57'42"E	34.77'
L17	S39°41'49"W	25.66'
L18	S29°21'06"W	24.19'
L19	S45°21'04"W	25.51'
L20	S87°59'46"E	11.48'
L21	N47°00'14"E	28.28'
L22	N02°00'14"E	10.02'
L23	N88°16'33"W	27.89'
L24	S43°22'29"E	28.00'
L25	S02°00'14"W	17.30'
L26	N02°00'14"E	17.95'
L27	N46°37'31"E	28.56'

CURVE TABLE					
#	RADIUS	LENGTH	DELTA	CH. BEARING	CHORD
C1	225.00'	38.45'	9°47'25"	S48°04'27"W	38.40'
C2	275.00'	20.39'	4°14'51"	N50°50'44"E	20.38'
C3	310.00'	117.84'	21°46'47"	S69°19'32"W	117.13'
C4	125.00'	45.43'	20°49'21"	S52°59'30"W	45.18'
C5	250.00'	169.10'	38°45'17"	N72°20'48"E	165.89'
C6	150.00'	236.35'	90°16'47"	S43°08'09"E	212.65'
C7	350.00'	76.80'	12°34'19"	S82°28'02"E	76.64'
C8	150.00'	103.29'	39°27'16"	N84°05'30"E	101.26'
C9	150.00'	191.31'	73°04'29"	S55°52'59"W	178.60'
C10	310.00'	111.37'	20°35'00"	S58°43'38"W	110.77'
C11	310.00'	66.75'	12°20'14"	S75°11'15"W	66.62'
C12	275.00'	68.93'	14°21'41"	N55°54'09"E	68.75'
C13	275.00'	68.93'	14°21'41"	N70°15'51"E	68.75'
C14	275.00'	68.06'	14°10'49"	N84°32'06"E	67.89'
C15	175.00'	36.97'	12°06'15"	S82°13'25"E	36.90'
C16	175.00'	66.02'	21°38'50"	S65°21'53"E	65.62'
C17	175.00'	66.02'	21°38'50"	S43°45'03"E	65.62'
C18	175.00'	66.01'	21°38'46"	S22°08'15"E	65.62'
C19	175.00'	40.73'	13°20'06"	S04°39'49"E	40.64'
C20	375.00'	51.34'	7°50'40"	N84°49'52"W	51.30'
C21	125.00'	160.82'	73°42'57"	S55°08'46"W	149.96'
C22	15.00'	14.10'	53°52'14"	S06°09'21"E	13.59'
C23	50.00'	33.42'	38°18'07"	S13°56'24"E	32.81'
C24	50.00'	66.01'	75°38'41"	S43°02'00"W	61.32'
C25	50.00'	48.12'	55°08'30"	N11°28'03"W	46.28'
C26	50.00'	47.86'	54°50'45"	N43°31'35"E	46.06'
C27	15.00'	13.77'	52°36'20"	N44°41'29"E	13.29'
C28	175.00'	23.47'	7°40'58"	N22°12'10"E	23.45'
C29	175.00'	70.58'	23°06'34"	N37°35'56"E	70.11'
C30	175.00'	61.56'	20°09'20"	N59°13'52"E	61.24'
C31	175.00'	69.32'	22°14'42"	N80°39'23"E	68.87'
C32	125.00'	196.96'	90°16'47"	N43°08'10"W	177.21'
C33	225.00'	53.18'	13°32'34"	S84°57'10"W	53.06'
C34	225.00'	137.45'	35°00'08"	S60°40'49"W	135.33'
C35	50.00'	52.45'	60°06'22"	S69°05'29"E	50.08'
C36	325.00'	71.31'	12°34'19"	S82°28'02"E	71.17'
C37	175.00'	118.52'	38°48'15"	N84°25'00"E	116.27'
C38	125.00'	88.06'	40°21'54"	S83°38'10"W	86.25'
C39	375.00'	30.94'	4°43'39"	N78°32'42"W	30.93'

DATE	REVISION	BY
09.23.22	Revisions per City Comments	CDA
07.19.22	Original Preparation	CDA

drawn by: CDA	DATE	REVISION	BY
surveyed by: BJP			
checked by: RGN			
approved by: RGN			
project no.: 017-3169			
file name: V_FPT-PH2_73169			

LEGEND

- Found 5/8" Rebar (Except as Noted)
- Set 5/8" x 24" Rebar w/Alum. Cap, "LC 366"
- Set 1/2" Rebar w/Plastic Cap, "LC 366"
- (D) Deeded
- (M) Measured
- (P) Platted
- B/S/L Building Setback Line
- D/E Drainage Easement
- S/S/E Sanitary Sewer Easement
- U/E Utility Easement

Sheet 2 of 2
Final Plat of Valley Trail Phase II

Olsson, Inc. Survey MO Certificate of Authority #LC366
550 St. Louis St. TEL 417.890.8802
Springfield, MO 65806 FAX 417.890.8805 www.olsson.com

Preliminary

RODDY G. ROY
REGISTERED LAND SURVEYOR



Owner
Trails At Valley Park LLC

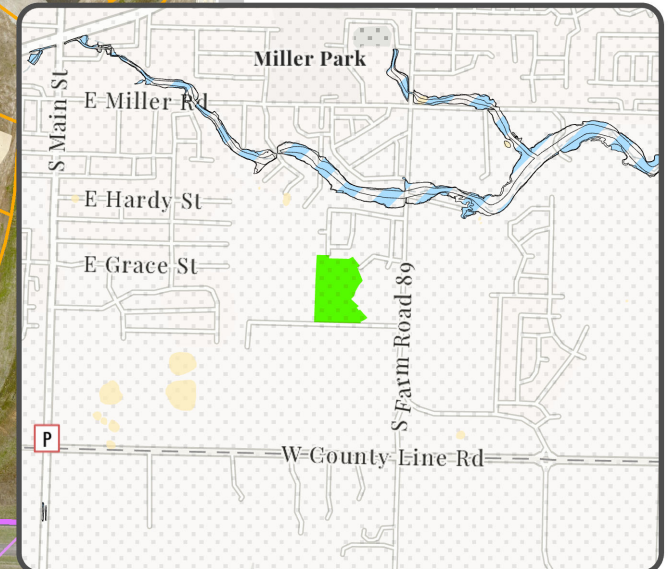
Address
S HENRY ST

PIN
881729400062, 881729400033

Zoning
PDD

Acreage
15

Ward
3



Valley Trail Phase 2

 Parcels Greene County
 Parcels Christian County

 Out of City



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-61 An Ordinance of the City Council Reaffirming the Gross Receipts Tax to be Imposed upon Electric Corporations Conducting Applicable Business within the City.

Submitted By: Megan McCullough, City Attorney

Date: October 18, 2022

Issue Statement

An Ordinance to maintain the City's franchise tax rate of 3% for electric corporations operating within the City of Republic.

Discussion and/or Analysis

The Missouri Public Service Commission (PSC) has recently granted a tariff increase of 7.38 percent to the Empire District Electric Company (d/b/a Liberty Utilities). The tariff increase exceeds seven (7) percent, which triggers certain provisions of Section 393.275, RSMo. Specifically, Section 393.275.2 requires the taxing authority to roll back its gross receipts tax rate on the affected utility company, to the extent it would be necessary to ensure revenue for the ensuing twelve months will be approximately equal to the revenue received during the preceding twelve months (plus a growth factor). However, Section 393.275.2 permits the taxing authority to adopt an ordinance stating the authority will maintain its tax rate without reduction as a result of the tariff increase.

The original and subsequent franchise tax rates imposed by the City on electric corporations, including Liberty, has been 3% and this Ordinance proposes to maintain that rate, as originally defined in Ordinance 84-1004 and adopted under the current franchise agreement between the City and Liberty.

Recommended Action

Staff recommends approval.

AN ORDINANCE OF THE CITY COUNCIL REAFFIRMING THE GROSS RECEIPTS TAX TO BE IMPOSED UPON ELECTRIC CORPORATIONS CONDUCTING APPLICABLE BUSINESS WITHIN THE CITY

WHEREAS, the City of Republic, Missouri, (“City” or “Republic”) is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, the Missouri Public Service Commission (PSC) has granted a tariff increase of 7.38 percent to the Empire District Electric Company d/b/a Liberty (“Liberty”); and

WHEREAS, tariff increases in excess of seven (7) percent trigger certain provisions of Section 393.275 RSMo. Requiring some action by the taxing authority; and

WHEREAS, Section 393.275.2, RSMo. specifies that the taxing authority must roll back its gross receipts tax rate to the extent necessary so that revenue for the ensuing twelve months will be approximately equal to the revenue received during the preceding twelve months plus a growth factor; however, the taxing authority may adopt an ordinance maintaining its tax rate by enacting an ordinance maintaining its existing rate despite the increase in the gross receipts to Liberty as a result of the tariff increase.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

- Section 1. The gross receipts tax imposed upon electric corporations, including but not limited to The Empire District Electric d/b/a Liberty, shall be maintained at the City’s existing rate of three percent (3%), despite the tariff increase awarded by the PSC to Liberty.
- Section 2. The WHEREAS clauses are specifically incorporated herein by reference.
- Section 3. This Ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Attest:

Matt Russell, Mayor

Laura Burbridge, City Clerk

Approved as to Form:



Megan McCullough, City Attorney

BILL NO. 22-61

ORDINANCE NO.

Final Passage and Vote:

**BEFORE THE PUBLIC SERVICE COMMISSION
OF THE STATE OF MISSOURI**

In the Matter of the Request of The Empire)
 District Electric Company d/b/a Liberty for) File No. ER-2021-0312
 Authority to File Tariffs Increasing Rates for)
 Electric Service Provided to Customers in its)
 Missouri Service Area)

**ORDER TO PROVIDE NOTICE TO CITIES AND
COUNTIES OF ELECTRIC RATE INCREASE AS REQUIRED BY
SECTION 393.275.1, RSMO**

Issue Date: June 2, 2022

Effective Date: June 2, 2022

Section 393.275.1, RSMo (2016) requires the Commission to notify the governing body of each city or county imposing a business license tax on gross receipts of any electric corporation of any approved rate increase for that electric corporation that exceeds seven percent. Further, the statute requires the Commission to:

include with such notice to any city or county the percentage increase approved for the utility, together with an estimate of the annual increase in gross receipts resulting from the tariff increase on customers residing in that city or county.

Section 393.275.2 then requires the taxing authority to reduce its tax rate to reduce the amount of revenue collected under the tax.

On April 6, 2022, the Commission approved an increase in The Empire District Electric Company d/b/a Liberty's annual revenues, from its provision of electric service, by more than seven percent.

As required by the statute and Commission Rule 20 CSR 4240-10.060(1), Liberty has submitted a list of the cities and counties within its service territory that impose a business license tax on its gross receipts, along with an estimate of the annual increase

in gross receipts resulting from the rate increase on customers residing in that city or county. That list and revenue increase estimate is attached to this Notice.

THE COMMISSION ORDERS THAT:

1. The Commission's Data Center shall provide a copy of this order to each city or county identified by Liberty.
2. This order is effective when issued.



BY THE COMMISSION

A handwritten signature in cursive script that reads "Morris L. Woodruff".

Morris L. Woodruff
Secretary

John T. Clark, Senior Regulatory Law Judge,
by delegation of authority pursuant to
Section 386.240, RSMo 2016.

Dated at Jefferson City, Missouri,
on this 2nd day of June, 2022.

Exhibit A

The Empire District Electric Company
d/b/a Liberty
File No: ER-2021-0312

Information Required By Section 399.275.1 RSMO

EDE_AP_ACCT_A NALYSIS_CHK	Franchise Tax Agreement:	Contact Name:	Contact Title:	Mailing Address:					Total	Avg. Rate Increase
				Address 1	Address 2	City	St	Postal		
00243638	Anderson State Bank			P O Box 398		Anderson	MO	64831	\$ 2,775.33	\$ 204.82
00243587	For City Of Alba	Brenda Gardner	City Clerk	PO Box 108		Alba	MO	64830	\$ 23,794.13	\$ 1,756.01
00243643	City Of Anderson	Rusty Wilson	Mayor	C/O City Clerk	PO Box 397	Anderson	MO	64831	\$ 61,888.73	\$ 4,567.39
00243599	City Of Asbury	Ben Brown	Mayor	C/O City Clerk		Asbury	MO	64832	\$ 9,312.50	\$ 687.26
00243644	City Of Ash Grove	Melissa Mau	City Clerk	PO Box 235		Ash Grove	MO	65604	\$ 49,362.22	\$ 3,642.93
00243621	City Of Aurora	Jon Holmes	City Manager	P O Box 30		Aurora	MO	65605-1596	\$ 524,444.25	\$ 38,703.99
00243646	City Of Billings	Chris Hopkins	City Treasurer	City Clerk	PO Box 207	Billings	MO	65610	\$ 25,561.68	\$ 1,886.45
00243629	City Of Bolivar	Tracy Slagle	City Administrator	PO Box 9		Bolivar	MO	65613	\$ 191,391.16	\$ 14,124.67
00243570	City Of Branson	Larry Milton	Mayor	110 W. Maddux St., Ste 215		Branson	MO	65616	\$ 683,153.76	\$ 50,416.75
00243642	City Of Branson West	Ron Flam	Mayor	PO Box 2229		Branson West	MO	65737	\$ 23,693.92	\$ 1,748.61
00243615	City Of Buffalo	Martha Swearingin	City Clerk	P O Box 410		Buffalo	MO	65622	\$ 84,968.56	\$ 6,270.68
00243620	City Of Carl Junction	Steve Lawver	City Administrator	PO Box 447		Carl Junction	MO	64834	\$ 319,713.97	\$ 23,594.89
00243626	City Of Cartersville	William Cline	City Manager	1200 E 1st		Cartersville	MO	64835	\$ 69,370.04	\$ 5,119.51
00243583	City Of Clever	Kristy Keithly	City Clerk	PO Box 52		Clever	MO	65631	\$ 22,072.64	\$ 1,628.96
00243607	City Of Cross Timbers	Cyndey Bennett	City Clerk	C/O City Clerk		Cross Timbers	MO	65634	\$ 5,695.33	\$ 420.32
00243573	City Of Diamond	Mike Navarro	Mayor	PO Box 8		Diamond	MO	64840-0008	\$ 35,537.94	\$ 2,622.70
00273439	City Of Everton	Jammie Nichols	City Clerk	PO Box 87		Everton	MO	65646-0087	\$ 12,161.86	\$ 897.55
00273398	City Of Fair Grove	Crystal Warren	City Clerk	C/O City Clerk		Fair Grove	MO	65648	\$ 63,411.16	\$ 4,679.74
00273447	City Of Fair Play	Donna Johnston	City Clerk	PO Box 55		Fair Play	MO	65649-0055	\$ 8,217.66	\$ 606.46
00273405	City Of Fairview	Ashley Rodgers	Mayor	P O Box 100		Fairview	MO	64842	\$ 15,387.64	\$ 1,135.61
00273430	City Of Flemington	Donna Jackson	City Clerk	Attn: D Worthan	3143 Bertha Ave	Flemington	MO	65650	\$ 4,712.72	\$ 347.80
00273421	City Of Forsyth	Kelly Dougherty	Mayor	C/O City Clerk	PO Box 545	Forsyth	MO	65653	\$ 52,869.70	\$ 3,901.78
00243616	City Of Galena MO	John Coones	Mayor	PO Box 234		Galena	MO	65656	\$ 12,088.93	\$ 892.16
00243564	City Of Golden City	Barbara Chappell	City Clerk	701 Depot		Golden City	MO	64748	\$ 32,406.14	\$ 2,391.57

00243591	City Of Goodman	J.R. Fisher	Mayor	% City Clerk		Goodman	MO	64843	\$ 28,632.70	\$ 2,113.09
00243575	City Of Granby	Ira Hawkins	Mayor	% City Clerk	PO Box 500	Granby	MO	64844	\$ 61,632.39	\$ 4,548.47
00243596	City Of Greenfield	Mark Davis	City Clerk	c/o City Clerk	105 S. Grand	Greenfield	MO	65661	\$ 105,302.98	\$ 7,771.36
00243614	City Of Hermitage	Melody Molder	City Clerk	23621 US Hwy 54		Hermitage	MO	65668	\$ 19,748.88	\$ 1,457.47
00243624	City Of Hollister	David Tate	Mayor	PO Box 638		Hollister	MO	65673	\$ 187,523.55	\$ 13,839.24
00243571	City Of Humansville	Carl Long	Mayor	PO Box 144		Humansville	MO	65674	\$ 16,151.70	\$ 1,192.00
00243623	City Of Jasper	Mary McNary	City Clerk	% City Clerk		Jasper	MO	64755	\$ 29,793.59	\$ 2,198.77
00243609	City Of Joplin	Nick Edwards	City Manager	602 S Main		Joplin	MO	64801	\$ 3,313,811.49	\$ 244,559.29
00243572	City Of Lanagan	Stan Haywood	Mayor	PO Box 16		Lanagan	MO	64847-0016	\$ 10,544.39	\$ 778.18
00243559	City Of Marionville	Kathy Urschel	City Collector	PO Box 410		Marionville	MO	65705	\$ 94,915.32	\$ 7,004.75
00243560	City Of Miller	Katy Qualls	City Clerk	% City Clerk		Miller	MO	65707	\$ 31,573.28	\$ 2,330.11
00243619	City Of Morrisville	Dustin Kessler	Mayor	City Treasurer	PO Box 83	Morrisville	MO	65710	\$ 11,483.72	\$ 847.50
00243627	City Of Neck City	Don Hole	Mayor	City Collector	PO Box 45	Neck City	MO	64849	\$ 8,152.88	\$ 601.68
00243651	City Of Neosho	David Kennedy	City Administrator	203 E Main St		Neosho	MO	64850	\$ 376,340.86	\$ 27,773.96
00243618	City Of Noel	Terry Lance	Mayor	PO Box 1010		Noel	MO	64854-1010	\$ 66,199.16	\$ 4,885.50
00243637	City Of Oronogo	Cyndi Jennings	City Clerk	% City Clerk		Oronogo	MO	64855	\$ 97,686.55	\$ 7,209.27
00243594	City Of Ozark	Steve Childers	City Administrator	P O Box 295		Ozark	MO	65721	\$ 288,426.93	\$ 21,285.91
00243630	City Of Pierce City	Julie Johnson	City Clerk	One Frisco Place		Pierce City	MO	65723	\$ 50,019.24	\$ 3,691.42
00243581	City Of Pineville	Gregg Sweeten	Mayor	% City Hall		Pineville	MO	64856	\$ 27,737.18	\$ 2,047.00
00243598	City Of Pleasant Hope	Lynn Esser	City Clerk	PO Box 56		Pleasant Hope	MO	65725	\$ 14,881.50	\$ 1,098.25
00243601	City Of Purcell	Shelly Jolly	Board Member	City Collector	PO Box 156	Purcell	MO	64857	\$ 11,448.24	\$ 844.88
00243631	City Of Purdy	Debbie Redshaw	City Clerk	% City Clerk		Purdy	MO	65734	\$ 29,972.44	\$ 2,211.97
00243611	City Of Reeds Spring	Steve Rogers	Mayor	P O Box 171		Reeds Spring	MO	65737	\$ 35,879.51	\$ 2,647.91
00243604	City Of Republic	David Cameron	City Administrator	221 North Main		Republic	MO	65738	\$ 334,563.45	\$ 24,690.78
00243625	City Of Sarcoxie	Don Triplett	Mayor	% City Clerk		Sarcoxie	MO	64862	\$ 46,060.38	\$ 3,399.26
00243574	City Of Seneca	Mark Bennett	Mayor	% City Clerk	PO Box 485	Seneca	MO	64865	\$ 83,091.08	\$ 6,132.12
00243578	City Of Southwest	David Blake	Mayor	% City Clerk		Southwest City	MO	64863	\$ 33,299.72	\$ 2,457.52
00243612	City Of Sparta	Becky Vesser	City Clerk	P O Box 246		Sparta	MO	65753	\$ 56,541.02	\$ 4,172.73
00243613	City Of Stockton	Vanessa Harper	City Clerk	P O Box 590		Stockton	MO	65785	\$ 95,354.61	\$ 7,037.17
00243600	City Of Stotts City	Cynthia Schnake	Clerk	PO Box 25		Stotts City	MO	65756	\$ 6,319.84	\$ 466.40
00243597	City Of Strafford	Martha Smartt	City Administrator	PO Box 66		Strafford	MO	65757-0066	\$ 118,011.59	\$ 8,709.26
00243649	City Of Urbana	Kathy Schreiner	City Clerk	City Clerk	PO Box 227	Urbana	MO	65767	\$ 16,901.05	\$ 1,247.30
00243569	City Of Verona	Laura Hazelwood	City Clerk	% City Clerk	PO Box 158	Verona	MO	65769	\$ 17,735.80	\$ 1,308.90
00243592	City Of Walnut Grove	Eric Sutton	City Clerk	PO Box 66		Walnut Grove	MO	65770-0066	\$ 28,020.80	\$ 2,067.94
00243588	City Of Weaubleau	Tiffany Ashlock	City Clerk	PO Box 136		Weaubleau	MO	65774-0136	\$ 7,771.74	\$ 573.55
00243589	City Of Webb City	Carl Francis	City Administrator	City Clerk	PO Box 30	Webb City	MO	64870	\$ 525,713.14	\$ 39,797.63

00243606	City Of Wheatland	Sonia Kennedy	City Clerk	C/O City Hall		Wheatland	MO	65779	\$ 13,925.77	\$ 1,027.72
00243636	City Of Willard	Randy Brown	Planning and	P O Box 187		Willard	MO	65781	\$ 269,383.18	\$ 19,880.48
00243582	Town Of Arcola	Katherine Elder	Trustee Member	P O Box 62		Arcola	MO	65603	\$ 2,417.21	\$ 178.39
00243576	Town Of Brooklyn Heights	Richard Rector	Board Chairman	529 Country Rd 180		Carthage	MO	64836	\$ 4,840.72	\$ 357.25
00243628	Town Of Fidelity	Thad Beeler	Mayor	PO Box 62		Carthage	MO	64836	\$ 13,266.44	\$ 979.06
00243603	Town Of Gerster	Debbie Peden	County Clerk	US Bank-Attn: Angie Allen	PO Box 147	Hermitage	MO	65668	\$ 873.28	\$ 64.45
00243617	Town of Hoberg	Tammy Riebe	County Clerk	Attn: Robbie Richardson	11508 2nd St	Mt Vernon	MO	65712	\$ 2,374.29	\$ 175.22
00243635	Town Of Hurley	Chris Daugherty	City Clerk	PO Box 224		Hurley	MO	65675-0224	\$ 7,876.14	\$ 581.26
00243647	Town Of Loma Linda	RaChelle Garman	Clerk	5000 Butterfield Dr		Joplin	MO	64804	\$ 40,655.35	\$ 3,000.36
00243639	Town Of Reeds	Charlie Davis	County Clerk	PO Box 140		Reeds	MO	64859	\$ 4,613.92	\$ 340.51
00243640	Town Of Vista	Eric Brockus	Clerk	% City Clerk	Route 2	Osceola	MO	64776	\$ 2,183.91	\$ 161.17
00243579	Village Of Airport Drive	Sue Hirshey	Village Clerk	Attn: Village Clerk	25150 Demott Drive	Joplin	MO	64801	\$ 21,801.07	\$ 1,608.92
00243563	Village Of Aldrich	Susan Buckner	Village Clerk	c/o Susan Buckner	456 Commercial	Aldrich	MO	65601	\$ 5,661.42	\$ 417.81
00243595	Village Of Avilla	Charlie Davis	County Clerk	C/O City Clerk		Avilla	MO	64833	\$ 4,997.68	\$ 368.83
00243634	Village Of Butterfield	Joyce Ennis	County Clerk	PO Box 235		Cassville	MO	65625	\$ 11,352.55	\$ 837.82
00243648	Village Of Collins	Melissa McCoy	City Clerk	C/O City Clerk		Collins	MO	64738	\$ 4,621.15	\$ 341.04
00243562	Village Of Dennis Acres	Jim Parrill	Chairman	4001 Indiana Ave		Joplin	MO	64804	\$ 885.66	\$ 65.36
00243652	Village Of Duquesne	Bill Sherman	Mayor	Attn: City Clerk	1501 S Duquesne	Joplin	MO	64801	\$ 67,830.52	\$ 5,005.89
00243577	Village Of Freistatt	Tammy Riebe	County Clerk	105 E 3rd Street		Freistatt	MO	65654	\$ 6,341.68	\$ 468.02
00243567	Village Of Halfway	Phil Matchel	Mayor	PO Box 27		Halfway	MO	65663	\$ 9,965.39	\$ 735.45
00243641	Village Of Halltown	Randy Hendrickson	City Manager	PO Box 43		Halltown	MO	65664	\$ 5,933.64	\$ 437.90
00243586	Village Of Larussell	Deborah Burton	City Clerk	% City Clerk	590 Main	Larussell	MO	64848	\$ 3,925.50	\$ 289.70
00243650	Village Of Leawood	Denny Desmond	Chairman	PO Box 2032		Joplin	MO	64803	\$ 25,996.08	\$ 1,918.51
00243622	Village Of Louisburg	Vicki Pulley	City Clerk	% Treasurer	PO Box 6	Louisburg	MO	65685-0006	\$ 5,596.09	\$ 412.99
00243585	Village Of Newtonia	Charri Ann Eden	Chairman	PO Box 36		Stark City	MO	64866	\$ 6,065.54	\$ 447.64
00243590	VILLAGE OF PRESTON	Elise Snyder	City Clerk	PO Box 286	EFT	Preston	MO	65732	\$ 4,909.35	\$ 2.31

Item 7.

00243566	Village Of Ritchey Village Of Shoal Creek	Art Crandall	Mayor	% Diana Hawkins	202 Spring St	Ritchey	MO	64844	\$ 2,082.02	\$ 153.65
00243645	Drive Village Of South	Steve Owen	Chaiman	P O Box 4111		Joplin	MO	64803	\$ 5,612.34	\$ 414.19
00243632	Greenfield	Carrie Whitesell	Village Clerk	361 Park Circle		South Greenfield	MO	65752-8601	\$ 3,185.07	\$ 235.06
00243633	Village Of Stark City	Scott Maness	Mayor	c/o City Clerk	PO Box 1	Stark City	MO	64866-0001	\$ 8,667.65	\$ 639.67
00243580	Village Of Stella	Bill Alsop	Mayor	% City Clerk		Stella	MO	64867	\$ 7,307.84	\$ 539.32
00243608	Village Of Waco	Sandy Wintjen	Village Clerk	PO Box 852		Carl Junction	MO	64834	\$ 4,060.15	\$ 299.64
00243605	Village Of Wentworth	Tammy Owens	County Clerk	% City Clerk		Wentworth	MO	64873	\$ 3,918.61	\$ 289.19
									\$ 9,204,361.88	\$ 679,281.91

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	1356												
Voucher #	Vendor ID	Vendor Name	Invoice #	Acctg Date	Account	Pymnt Date	Check#	Amount	Address 1	Address 2	City	St	Postal
		AndersonState Bank For Total						2,775.33					
		City Of Alba Total						23,794.13					
		City Of Anderson Total						61,888.73					
		City Of Asbury Total						9,312.50					
		City Of Ash Grove Total						49,362.22					
		City Of Aurora Total						524,444.25					
		City of Barnard Total						330.27					
		City Of Baxter Springs Total						208,337.91					
		City Of Billings Total						25,561.68					
		City Of Bolivar Total						191,391.16					
		City Of Branson Total						683,153.76					
		City Of Branson West Total						23,693.92					
		City Of Buffalo Total						84,968.56					
		City Of Carl Junction Total						319,713.97					
		City Of Cartersville Total						69,370.04					
		City Of Clever Total						22,072.64					
		City Of Columbus Total						118,010.39					
		City Of Commerce Total						52,833.98					
		City Of Cross Timbers Total						5,695.33					
		City Of Decatur Total						44,112.14					
		City Of Diamond Total						35,537.94					
		City Of Duenweg Total						51,915.88					
		City Of Everton Total						12,161.86					
		City Of Fair Grove Total						63,411.16					
		City Of Fair Play Total						8,217.66					
		City Of Fairview Total						15,387.64					
		City Of Flemington Total						4,712.72					
		City Of Forsyth Total						52,869.70					
		City of Galena KS Total						113,134.11					
		City Of Galena MO Total						12,088.93					
		City Of Gentry Total						85,281.14					
		City Of Golden City Total						32,406.14					
		City Of Goodman Total						28,632.70					
		City Of Granby Total						61,632.39					
		City Of Gravette Total						74,181.59					
		City Of Greenfield Total						105,302.98					
		City Of Hermitage Total						19,748.88					
		City Of Hollister Total						187,523.55					
		City Of Humansville Total						16,151.70					
		City Of Jasper Total						29,793.59					
		City Of Joplin Total						3,313,811.49					

Town Of Gerster Total	873.28	
Town of Hoberg Total	2,374.29	
Town Of Hurley Total	7,876.14	
Town Of Ioma Linda Total	40,655.35	
Credit for 2-2021 of \$914.23		
Town Of North Miami Total	10,812.43	
Town Of Quapaw Total	34,179.55	
Town Of Reeds Total	4,613.92	
TOWN OF SPRINGTOWN Total	2,270.74	
Town Of Vista Total	2,183.91	
Town Of Welch Total	18,466.86	
Town Of Wyandotte Total	13,924.57	
Village Of Airport Drive Total	21,801.07	
Village Of Aldrich Total	5,661.42	
Village Of Avilla Total	4,997.68	
Village Of Butterfield Total	11,352.55	
Village Of Collins Total	4,621.15	
Village Of Dennis Acres Total	885.66	
Village Of Duquesne Total	67,830.52	
Village Of Freistatt Total	6,341.68	
Village Of Halfway Total	9,965.39	
Village Of Halltown Total	5,933.64	
Village Of Larussell Total	3,925.50	
Village Of Leawood Total	25,996.08	
Village Of Louisburg Total	5,596.09	
Village Of Newtonia Total	6,065.54	
VILLAGE OF PRESTON Total	4,909.35	
Village Of Ritchey Total	2,082.02	
Village Of Shoal Creek Drive Total	5,612.34	
Village Of South Greenfield Total	3,185.07	
Village Of Stark City Total	8,667.65	
Village Of Stella Total	7,307.84	
Village Of Waco Total	4,060.15	
Village Of Wentworth Total	3,918.61	
Grand Total	10,121,194.94	

MISSOURI PUBLIC SERVICE COMMISSION

June 2, 2022

File/Case No. ER-2021-0312

Missouri Public Service Commission
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David Woodsmall
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Des Peres, MO 63131
dwoodsmall@cswrgroup.com

Enclosed find a certified copy of an Order or Notice issued in the above-referenced matter(s).

Sincerely,



Morris L. Woodruff
Secretary

Distributed to each City or County identified by Liberty.

Recipients listed above with a valid e-mail address will receive electronic service. Recipients without a valid e-mail address will receive paper service.



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-R-67 A Resolution of the City Council Authorizing Execution of a Contract Amendment with Sapp Design Associates Architects for Additional Architectural Services on Parks and Recreation Projects.

Submitted By: Jennafer Mayfield, Assistant Parks & Recreation Director

Date: Tuesday, October 18, 2022

Issue Statement

A resolution authorizing the Parks & Recreation Director to enter into a contract with Sapp Design Associates Architects for additional architectural services.

Discussion and/or Analysis

On February 22, 2022, City Council approved a Resolution allowing the Parks & Recreation Director to enter into a contract agreement with Sapp Design Associates Architects for partial schematic design services to develop concept designs and renderings for possible projects to prepare for Parks & Recreation ballot initiatives in August 2022. These projects included expansion of the Republic Aquatic Center, development of a community event space/farmers market space at J.R. Martin Park, and the development of a large regional park featuring an athletic complex.

On August 2, 2022, citizens of Republic voted to renew the current One-Quarter Cent Parks Capital Improvements Sales Tax to fund the above projects. As a result of this successful renewal, Parks & Recreation staff began in-depth planning efforts and establishing timeline goals for these projects with the Republic Aquatic Center and J.R. Martin Park projects targeted for Spring and Summer of 2024.

In order to keep these projects moving forward, Sapp Design must shift into the remaining architectural services for final design development, plans, and construction documents ahead of project bidding and construction. This amendment allows Sapp Design to continue work on the Republic Aquatic Center and J.R. Martin Park projects and outlines compensation for the additional services provided.

Compensation for the Aquatic Center project will be a percentage of the construction costs at a rate of 10.75%. Compensation for the J.R. Martin Park project will be a percentage of the construction costs at a rate of 11%. Final cost of each project will determine total amount billed for architectural services.

Recommended Action

Staff recommends approval.

A RESOLUTION OF THE CITY COUNCIL AUTHORIZING EXECUTION OF A CONTRACT AMENDMENT WITH SAPP DESIGN ASSOCIATES ARCHITECTS FOR ADDITIONAL ARCHITECTURAL SERVICES ON PARKS AND RECREATION PROJECTS

WHEREAS, the City of Republic, Missouri, (herein called the "City") is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized and existing under the laws of the State of Missouri; and

WHEREAS, on February 22, 2022, via Resolution 22-R-13, the Council authorized execution of a contract with Sapp Design Architects ("Sapp") for the provision of architectural services on certain Parks and Recreation projects throughout the City, including expansion of the Republic Aquatic Center, development of a community event space/farmers market space at J.R. Martin Park, and the development of a large regional park featuring an athletic complex (herein, "the Contract"); and

WHEREAS, on August 2, 2022, the citizens of Republic voted to renew the current One-Quarter Cent Parks Capital Improvements Sales Tax to fund the above-described projects.

WHEREAS, in order to move the above-described projects forward, Sapp must perform additional services not set forth in the original Contract, relating to creation of the final design development, plans, and construction documents, in advance of project bidding and construction, which requires amendment of the Contract; and

WHEREAS, the Council finds this First Amendment to the Contract is appropriate and necessary to accomplish the City's goal of improving current parks facilities to accommodate the City's ongoing growth and development, and is thus in the best interest of the citizens.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

- Section 1.** The City Administrator, or designee, on behalf of the City, is authorized to enter into a First Amendment to the Professional Services Agreement, with Sapp Design Associates Architects to, said Agreement to be in substantially the same form as the "First Amendment to the Professional Services Agreement" attached hereto as "Attachment 1."
- Section 2.** The City Administrator, or designee, on behalf of the City, is authorized to take the necessary steps to execute this Resolution.
- Section 3.** The whereas clauses are hereby specifically incorporated herein by reference.
- Section 4.** This Resolution shall take effect after passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Matt Russell, Mayor

Attest:

Laura Burbridge, City Clerk

Approved as to Form:

A handwritten signature in blue ink, appearing to read 'Megan McCullough', is written over a horizontal line.

Megan McCullough, City Attorney

Final Passage and Vote:



AIA[®] Document G802™ – 2017

Amendment to the Professional Services Agreement

PROJECT: *(name and address)*

Aquatic Center Expansion & The Loop
@ J.R. Martin Park
Republic, Missouri 65738

AGREEMENT INFORMATION:

Date: February 1, 2022

AMENDMENT INFORMATION:

Amendment Number: 001

Date: September 7, 2022

OWNER: *(name and address)*

City of Republic, Missouri
213 North Main Street
Republic, Missouri 65738

ARCHITECT: *(name and address)*

Sapp Design Associates Architects
3750 South Fremont
Springfield, Missouri 65804

The Owner and Architect amend the Agreement as follows:

The original base contract dated February 1, 2022 has provisions on pages 2 and 3 as follows: "Phase II Services: The remaining architectural services for final design, plans, and construction contingent upon successful renewals of parks sales taxes on August 2, 2022. Construction to be slated for 2023/2024 if taxes should pass."

Project "A" - Aquatic Center Expansion: This project generally consists of the following:

- A new Poolhouse to accommodate equipment, lifeguard and concessions activities;
- A "Lazy River" with a zero entry access and play zone;
- Double slides;
- Seating Terraces;
- Cabanas;
- Large and Medium sized Party Pavilions;
- Shade Structures;
- Development of Food Truck pavilion/area;
- Expanded Parking Lot.

The anticipated Probable Costs of the Work is \$6,600,000.00 not including Project Expenses.
See attached Exhibits "A" and "B."

Project "C" - The Loop @ J.R. Martin Park: This project generally consists of the following:

- A new "open-air" Multipurpose Pavilion;
- A new Restroom/Support building;
- Outdoor terraced patio with multiple shade structures;
- A new playground area;
- Expanded Parking lot and Food Truck/Vendor Plaza;
- A paved Walking Trail/Loop around the existing park.

The anticipated Probable Costs of the Work is \$1,500,000.00 not including Project Expenses.
See attached Exhibits "C" and "D."

Architectural/Engineering scope of services include basic Architectural services (Schematic Design, Design Development, Construction Documents, Bidding and Construction Administration phase services) including MEP, Structural engineering, Civil engineering, Landscape Architecture, and Aquatics Design Specialist. Land Surveying and Geotechnical services are excluded.

Projects "A" and "C" will be designed and developed independent of one another. Each project will have its own set of Construction Documents, separate Bidding cycles, General Contractor(s) and Construction Administration phases.

It is assumed that the project delivery method for each project will be a traditional Design-Bid-Build approach with the work being bid and executed by each respective General Contractor.

The Architect's compensation and schedule shall be adjusted as follows:

Compensation Adjustment:

Project "A" - Aquatic Center Expansion: Compensation:

The Basis for Compensation for Project "A" will be a percentage of construction cost rate of ten and three quarters percent (10.75%) fee for all items designed, specified and coordinated by the Architect and is inclusive of the Contractor's Base Bid, all Bid Alternates, Profit, Overhead, Bonds and Insurance Cost.

Project "C" - The Loop @ J.R. Martin Park: Compensation:

The Basis for Compensation for Project "C" will be a percentage of construction cost rate of eleven percent (11%) fee for all items designed, specified and coordinated by the Architect and is inclusive of the Contractor's Base Bid, all Bid Alternates, Profit, Overhead, Bonds and Insurance Cost.

Schedule Adjustment:

Commencement and Substantial Completion of the work shall be immediately following the execution of this contract Amendment and it is anticipated the projects will achieve Substantial Completion as outlined below.

Project "A" - Aquatic Center Expansion: Timeline:

It is anticipated that the Aquatic Center Expansion project will be bidding in March/April 2023, and targeting to have the Lazy River operational and open to the public in late May 2024.

Project "C" - The Loop @ J.R. Martin Park: Timeline:

It is anticipated that The Loop project will be bidding in April/May 2023 and targeting to have The Loop project operational and open to the public in June 2024.

Exhibits:

- A - Aquatic Center Expansion - Conceptual Aerial View
- B - Aquatic Center Expansion - Conceptual Site Plan
- C - The Loop @ J.R. Martin Park - Conceptual Aerial View
- D - The Loop @ J.R. Martin Park - Enlarged Plaza Aerial View
- E - The Loop @ J.R. Martin Park - Probable Cost of Work
- F - Aquatic Center Expansion - Probable Cost of Work

This Agreement entered into as of the day and year first written above.

The individual signing below hereby represents and warrants that, with the express approval of the City of Republic, s/he is duly authorized on behalf of the City of Republic to execute and deliver this Agreement on behalf of the City of Republic, Missouri and that this Agreement is binding upon the City of Republic in accordance with its terms.

SIGNATURES:

Sapp Design Associates Architects
ARCHITECT (*Firm name*)



SIGNATURE
Michael Sapp, AIA, NCARB,
President

PRINTED NAME AND TITLE

10.13.2022
DATE

City of Republic, Missouri
OWNER (*Firm name*)

SIGNATURE
Legal Authorized Signature

PRINTED NAME AND TITLE

DATE



**PARKS
& RECREATION**

REPUBLIC AQUATICS CENTER LAZY RIVER EXPANSION

**SAPP
DESIGN
ARCHITECTS**

City of Republic, MO
March 29, 2022

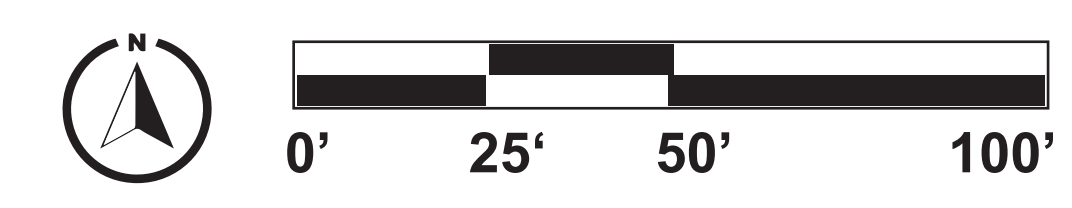
AQUATIC DESIGN
CONSULTANTS, INC.



- 1 EXISTING AQUATIC CENTER
- 2 PARKING ADDITION
- 3 EXISTING POOLHOUSE
- 4 NEW POOLHOUSE
- 5 FOOD TRUCK PAVILION
- 6 DOUBLE SLIDES
- 7 ISLAND
- 8 ZERO-ENTRY
- 9 CONCESSIONS PERGOLA
- 10 CABANAS
- 11 TERRACES
- 12 LARGE PARTY PAVILION
- 13 MEDIUM PARTY PAVILION
- 14 OUTDOOR LIVING ROOM
- 15 SHADE STRUCTURE
- 16 BRIDGE/RAMP
- 17 INNER TUBE STORAGE



REPUBLIC AQUATICS CENTER LAZY RIVER EXPANSION



City of Republic, MO
March 29, 2022





PROBABLE COST OF WORK
PROJECT: Republic Parks - J.R.Martin Park
PHASE: Schematic Design - FIXED BUDGET
DATE: October 13, 2022



DRAFT-FOR REVIEW

OPINION AND STUDY OF PROBABLE COSTS : ACTUAL COSTS MAY VARY: THIS IS NOT AN ESTIMATE OF ACTUAL OR FINAL COSTS.

		PROBABLE RANGE	
<i>Reference Notice to Owner, Item "I" below.</i>			
A. CONSTRUCTION BASE BID			
THE ITEMS BELOW IN "A" ARE INTENDED TO BE UNDER THE G.C. CONTRACT		<i>(VALUES ARE IN 2022 DOLLARS. INFLATION IS NOT INCLUDED. Values are rounded to the nearest thousand)</i>	
1. Misc. Demolition, new/modified site utilities... Misc. drive lane demo, electrical, water, stormwater, site and pathway lighting...	1 ls \$400,000 to \$440,000	Values shown are preliminary and will be adjusted to provide a total construction budget of \$1,500,000 (including contingency)	
2. Pavilion - Farmers Market; (80' x 50' - 4,000sf) Open-Air, exposed structure, unit heaters/fans, power/lights...	1 ea \$485,000 to \$533,500		
3. Concessions Building (1,000sf) Concessions, Storage	1 ea \$265,000 to \$291,500		
4. Plaza (14,000sf) Benches, landscaping	1 ea \$180,000 to \$198,000		
5. Tower Marquee/Element Open structure, signage...	— ls \$0 to \$0		
6. Trails development (1,500 lf @ 8' wide asphalt) Lighting, benches, furnishings and other amenities...	1 ls \$125,000 to \$137,500		
7. Playground / sculptures Swings, play structures, lighting, benches, furnishings	1 ls \$200,000 to \$220,000		
8. Food Truck-Pedestrian Boulevard (25,000 sf stamped concrete) Pavements, lighting, and other amenities...	1 ls \$300,000 to \$330,000		
9. Parking Lot Expansion (32,000sf) Asphalt pavement, striping, signage...	1 ls \$200,000 to \$220,000		
10. Landscaping, Lighting, Art, irrigation (approx 12,000sf landscaped areas) Seed, sod, plantings, misc. irrigation, art on display...	1 ls \$165,000 to \$181,500		
TOTAL CONSTRUCTION BASE BID TARGET		A	\$ 1,245,000 to \$ 1,365,000
B. PROJECT CONTINGENCIES			
1. CONSTRUCTION CONTINGENCY (This amount allows for unanticipated conditions, misc. omissions, upgrades, etc.)	10% B	\$	124,500 to \$ 136,500
C. BID ALTERNATES			
1. TBD	allowance \$ - to \$ -		
2. TBD	allowance \$ - to \$ -		
3. TBD	allowance \$ - to \$ -		
4. Construction Contingency - Bid Alternates Only	allowance \$ - to \$ -		
TOTAL ALTERNATES: (Fees & services incl. in Project Expenses below.)	C	\$	- to \$ -
TOTAL CONSTRUCTION COST - BASE BID ONLY (includes construction contingency)		A+B	\$ 1,369,500 to \$ 1,501,500
TOTAL CONSTRUCTION COST - BASE BID & ALTERNATES (includes construction contingency)		A+B+C	\$ 1,369,500 to \$ 1,501,500
D. PROJECT EXPENSES			
<i>Reference Notice to Owner, Item "II" below.</i>			
1. CONSULTANTS AND OTHER SERVICES: A/E, Geo-Tech, Survey, Construction Testing, and other as necessary.		\$	- to \$ -
2. OTHER SPECIAL CONSULTANTS: Civil, Interior Designer, Landscape Arch., Acoustical, etc. as may be agreed upon.		\$	- to \$ -
3. ADMINISTRATIVE COSTS Bid printing, Advertising, Building Permit, legal and accounting fees, financing costs, other as owner may determine.		\$	- to \$ -
4. PROPERTY ACQUISITION		\$	- to \$ -
5. OTHER		\$	- to \$ -
6. LANDSCAPING ALLOWANCE (if not included in Site work above.)		\$	- to \$ -
7. F.F.& E. (Furniture, Fixtures, and Equipment): <i>Reference Notice to Owner, Item "III" below.</i>		\$	- to \$ -
a. AV Equipment		\$	- to \$ -
b. Security System		\$	- to \$ -
c. Phone System		\$	- to \$ -
d. IT Equipment		\$	- to \$ -
e. Special Decorations, Graphics, Artwork, Interior Signs, if not included in Construction		\$	- to \$ -
f. Special Equipment		\$	- to \$ -
g. Furniture (moveable furniture, shelving, etc.)		\$	- to \$ -
h. Athletic Equipment		\$	- to \$ -
i. Other		\$	- to \$ -
8. OWNER PREP COSTS (moving, floor prep, staff costs, etc. as may be determined)		\$	- to \$ -
9. PROJECT EXPENSE CONTINGENCY		\$	- to \$ -
TOTAL PROJECT EXPENSES	Allowance 20%-25% D	\$	273,900 to \$ 375,375
TOTAL PROJECT BUDGET (without Alternates)		A+B+D	\$ 1,643,400 to \$ 1,876,875
TOTAL PROJECT BUDGET (including All Alternates)		A+B+C+D	\$ 1,643,400 to \$ 1,876,875
E. OTHER PROJECT COMPONENTS (as Owner may determine)		E	\$ - to \$ -
Other separate Capital Improvements not administered by Architect, e.g.: Land Cost, Road Costs, Abatement, Other Fees, Contingencies, or other special preparations or costs as Owner may wish to include in Project Budget.			
TOTAL OVERALL PROJECT BUDGET (without Alternates)		A+B+D+E	\$ 1,643,400 to \$ 1,876,875
TOTAL OVERALL PROJECT BUDGET (including All Alternates)		A+B+C+D+E	\$ 1,643,400 to \$ 1,876,875

NOTICE TO OWNER

- I. The preceding values are allowances only; actual costs may vary.
- II. This Budget Study represents the Architect's understanding of the Owner's Budget, and is not intended to be used as a formal accounting tool.
- III. FF&E values are speculative allowances only and must be confirmed by the Owner.
- IV. Project Expenses are intended to alert the Project Owner that other expenses beyond construction are generally required in order to complete the entire project. There may be additional items not listed here, and the Owner must identify and confirm all possible cost items, and the amounts to be budgeted.
- V. The Owner shall furnish all legal, insurance and accounting services, including auditing services, that may be reasonably necessary at any time for the Project to meet the Owner's needs and interests.
- VI. The Owner shall establish and periodically update the Owner's budget for the Project, including (1) the budget for the Cost of the Work as defined in Section 6 of the Agreement between Owner and Architect; (2) the Owner's other costs; and, (3) reasonable contingencies related to all of these costs. If the Owner significantly increases or decreases the Owner's budget for the Cost of the Work, the Owner shall notify the Architect. The Owner and the Architect shall thereafter agree to a corresponding change in the Project's scope and quality.
- VII. Also reference AIA B101 - Standard Form of Agreement between Owner and Architect.

PROBABLE COST OF WORK
PROJECT: Republic Parks - Aquatics Center (RAC)
PHASE: Schematic Design - FIXED BUDGET
DATE: October 13, 2022



OPINION AND STUDY OF PROBABLE COSTS : ACTUAL COSTS MAY VARY: THIS IS NOT AN ESTIMATE OF ACTUAL OR FINAL COSTS.

		PROBABLE RANGE	
		<i>(VALUES ARE IN 2022 DOLLARS. INFLATION IS NOT INCLUDED. Values are rounded to the nearest thousand)</i>	
Reference Notice to Owner, Item "I" below.			
A. CONSTRUCTION BASE BID			
THE ITEMS BELOW IN "A" ARE INTENDED TO BE UNDER THE G.C. CONTRACT			
1. Misc. Demotion, new/modified site utilities... Misc. demo, electrical, water, stormwater, site and pathway lighting...	1	ls	\$320,000 to \$352,000
2. Lazy River/Water Play (Aquatic Design scope-of-work)			
2a. Bungee Feature	1	ls	\$90,000 to \$99,000
2b. Small Play Feature (revised)	1	ls	\$100,000 to \$110,000
2c. Large Slide in pool	1	ls	\$500,000 to \$550,000
2d. Spray Features in Zero Depth	1	ls	\$35,000 to \$38,500
2e. Lazy River Pumps	1	ls	\$200,000 to \$220,000
2f. Pool complete (20,800sf water surface)	1	ls	\$2,305,000 to \$2,535,500
2g. Bridge to interior Island	1	ls	\$250,000 to \$275,000
2h. Concrete Pool Deck (21,000sf)	1	ls	\$210,000 to \$231,000
3. Equipment/Support Building-Facility Pool equip, Restrooms/Changing rm., Lifeguard Office, Concessions....(2,500sf)	1	ls	\$700,000 to \$770,000
4. Large Pavilion (1,200sf) Open structure, lighting, spot heat, fans, misters, BBQ area	1	ea	\$135,000 to \$148,500
5. Small Pavilion(s) (400sf - 600sf) Open structure, fans, misters...	2	ea	\$40,000 to \$50,000
6. Small Cabanas (100sf-150sf)	4	ea	\$15,000 to \$20,000
7. Outdoor Living Rm	1	ea	\$50,000 to \$55,000
8. Sidewalks and Service Drive Asphalt service drive, ext. stairs and ramp(s)...	1	ls	\$200,000 to \$220,000
9. Landscaping, Art, irrigation... Seed, sod, plantings, misc. irrigation, art on display...	1	ls	\$350,000 to \$385,000
10. Parking Lot Expansion (1,200 sy) Asphalt pavement, striping...	1	ls	\$70,000 to \$77,000
TOTAL CONSTRUCTION BASE BID TARGET		A	\$ 6,400,000 to \$ 6,700,000
B. PROJECT CONTINGENCIES			
1. CONSTRUCTION CONTINGENCY (This amount allows for unanticipated conditions, misc. omissions, upgrades, etc.)		5% B	\$ 320,000 to \$ 335,000
C. BID ALTERNATES			
1. TBD	allowance	\$	- to \$ -
2. TBD	allowance	\$	- to \$ -
3. TBD	allowance	\$	- to \$ -
4. Construction Contingency - Bid Alternates Only	allowance	\$	- to \$ -
TOTAL ALTERNATES: (Fees & services incl. in Project Expenses below.)		C	\$ - to \$ -
TOTAL CONSTRUCTION COST - BASE BID ONLY (includes construction contingency)		A+B	\$ 6,720,000 to \$ 7,035,000
TOTAL CONSTRUCTION COST - BASE BID & ALTERNATES (includes construction contingency)		A+B+C	\$ 6,720,000 to \$ 7,035,000
D. PROJECT EXPENSES			
Reference Notice to Owner, Item "II" below.			
1. CONSULTANTS AND OTHER SERVICES: A/E, Geo-Tech, Survey, Construction Testing, and other as necessary.			\$ - to \$ -
2. OTHER SPECIAL CONSULTANTS: Civil, Interior Designer, Landscape Arch., Acoustical, etc. as may be agreed upon.			\$ - to \$ -
3. ADMINISTRATIVE COSTS Bid printing, Advertising, Building Permit, legal and accounting fees, financing costs, other as owner may determine.			\$ - to \$ -
4. PROPERTY ACQUISITION			\$ - to \$ -
5. OTHER			\$ - to \$ -
6. LANDSCAPING ALLOWANCE (if not included in Site work above.)			\$ - to \$ -
7. F.F.& E. (Furniture, Fixtures, and Equipment): Reference Notice to Owner, Item "III" below.			\$ - to \$ -
a. AV Equipment			\$ - to \$ -
b. Security System			\$ - to \$ -
c. Phone System			\$ - to \$ -
d. IT Equipment			\$ - to \$ -
e. Special Decorations, Graphics, Artwork, Interior Signs, if not included in Construction			\$ - to \$ -
f. Special Equipment			\$ - to \$ -
g. Furniture (moveable furniture, shelving, etc.)			\$ - to \$ -
h. Athletic Equipment			\$ - to \$ -
i. Other			\$ - to \$ -
8. OWNER PREP COSTS (moving, floor prep, staff costs, etc. as may be determined)			\$ - to \$ -
9. PROJECT EXPENSE CONTINGENCY			\$ - to \$ -
TOTAL PROJECT EXPENSES		Allowance 20%-25% D	\$ 1,344,000 to \$ 1,758,750
TOTAL PROJECT BUDGET (without Alternates)		A+B+D	\$ 8,064,000 to \$ 8,793,750
TOTAL PROJECT BUDGET (including All Alternates)		A+B+C+D	\$ 8,064,000 to \$ 8,793,750
E. OTHER PROJECT COMPONENTS (as Owner may determine)			
Other separate Capital Improvements not administered by Architect, e.g.: Land Cost, Road Costs, Abatement, Other Fees, Contingencies, or other special preparations or costs as Owner may wish to include in Project Budget.			
TOTAL OVERALL PROJECT BUDGET (without Alternates)		A+B+D+E	\$ 8,064,000 to \$ 8,793,750
TOTAL OVERALL PROJECT BUDGET (including All Alternates)		A+B+C+D+E	\$ 8,064,000 to \$ 8,793,750

NOTICE TO OWNER

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- IV. Project Expenses are intended to alert the Project Owner that other expenses beyond construction are generally required in order to complete the entire project. There may be additional items not listed here, and the Owner must identify and confirm all possible cost items, and the amounts to be budgeted.
- V. The Owner shall furnish all legal, insurance and accounting services, including auditing services, that may be reasonably necessary at any time for the Project to meet the Owner's needs and interests.
- VI. The Owner shall establish and periodically update the Owner's budget for the Project, including (1) the budget for the Cost of the Work as defined in Section 6 of the Agreement between Owner and Architect; (2) the Owner's other costs; and, (3) reasonable contingencies related to all of these costs. If the Owner significantly increases or decreases the Owner's budget for the Cost of the Work, the Owner shall notify the Architect. The Owner and the Architect shall thereafter agree to a corresponding change in the Project's scope and quality.
- VII. Also reference AIA B101 - Standard Form of Agreement between Owner and Architect.



AGENDA ITEM ANALYSIS

Project/Issue Name: 22-R-68 A Resolution of the City Council Declaring the Intent to Reimburse Itself for Certain Expenditures Incurred in Connection with Improvements to Parks and Recreation Facilities.

Submitted By: Jennafer Mayfield, Assistant Parks & Recreation Director

Date: Tuesday, October 18, 2022

Issue Statement

A resolution allowing the Parks & Recreation Department/City of Republic to reimburse itself for architectural and engineering services relating to parks capital improvement projects.

Discussion and/or Analysis

On August 2, 2022, citizens of Republic voted to renew the current One-Quarter Cent Parks Capital Improvements Sales Tax to fund capital improvement projects including expansion of the Republic Aquatic Center, community event space/farmers market space at J.R. Martin Park, and development of a large community park featuring a regional athletic complex.

In order to keep these projects moving forward, remaining architectural services for final design development, plans, and construction documents ahead of project bidding and construction must take place. These services will be billed periodically based upon approved percentages of project costs.

This reimbursement resolution covers expenses for architectural/engineering services for final design development, plans, and construction documents that will be incurred prior to bond issuance for the projects. Once debt is issued, we may reimburse ourselves for these expenses.

Recommended Action

Staff recommends approval.

A RESOLUTION OF THE CITY COUNCIL DECLARING THE INTENT TO REIMBURSE ITSELF FOR CERTAIN CAPITAL EXPENDITURES INCURRED IN CONNECTION WITH IMPROVEMENTS TO PARKS AND RECREATION FACILITIES

WHEREAS, the City of Republic, Missouri, (herein called the "City" or "Republic") is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, the City has incurred capital expenditures in connection with the acquisition, construction, extension and improvements of various Parks and Recreation Facilities (the "Projects"), and may incur additional capital expenditures in connection with the Projects going forward; and

WHEREAS, per its rights under the Internal Revenue Code, the City declares its intent to reimburse itself for the above-described expenditures with the proceeds of bonds or other obligations to be issued by the City (the "Obligations"); and

WHEREAS, the maximum net proceeds of the Obligations expected to be issued for the Projects is \$30,000,000.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

Section 1. The City hereby declares its intent to reimburse itself for capital expenditures it has incurred, and may continue to incur, in connection with the acquisition, construction, extension and improvements of various Parks and Recreation Facilities, with the proceeds of bonds or other obligations to be issued by the City, the maximum net proceeds of which are expected to be \$30,000,000.

Section 2. The City Administrator, or designee, on behalf of the City, is authorized to take the necessary steps to execute this Resolution.

Section 3. The whereas clauses are hereby specifically incorporated herein by reference. Section

Section 4. This Resolution shall take effect after passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2022.

Attest:

Matt Russell, Mayor

Laura Burbridge, City Clerk

Approved as to Form:

A handwritten signature in blue ink, appearing to read 'Megan McCullough', is written over a horizontal line.

Megan McCullough, City Attorney

Final Passage and Vote: