

Independence Avenue Community Improvement District

Board of Directors
Regular Meeting
September 21, 2017

A regular meeting of the Board of Directors of the Independence Avenue Community Improvement District (CID) was held at the IACID office at 2657 Independence Avenue on September 21, 2017. All of the directors having duly received notice of the time, place and purpose of the meeting and consenting to the transaction of any and all business which may come before the meeting, in accordance with the bylaws of the corporation.

Attendance was as follows:

Directors:

Chairman Bobbi Baker: present
Vice Chair Dr. Elaine Joslyn: present
Secretary Bill Dana: present
Treasurer Jon Henderson: present
Member-At-Large Charlie Passantino: arrived while meeting was in progress

A quorum was present.

Also in attendance:

Sergeant at Arms Joe Mika: absent
Ellen Schwaller Goebel, bookkeeper for the IACID
Shane Holiway, Director at Cosentino's Price Chopper at 5800 Wilson Ave.

CALL TO ORDER:

Bobbi Baker called the meeting to order at 10:20.

APPROVAL OF MINUTES

The minutes of the July 20, 2017 meeting were reviewed.

Bobbi Baker-Hughes called for a motion on the minutes. Upon a motion by Jon Henderson, seconded by Bill Dana, the minutes were approved with no corrections by a vote of 3 Aye, 0 Nay. Ms. Baker-Hughes did not vote.

FINANCIAL REPORTS

Treasurer Jon Henderson presented the following reports:

- Balance Sheet as of August 31, 2017

At this point, Charlie Passantino joined the meeting.

- Profit and Loss as of August 31, 2017

Bobbi Baker-Hughes called for a motion on the financial reports. Upon a motion by Dr. Elaine Joslyn, seconded by Bill Dana, the financial reports were approved with no corrections by a vote of 4 Aye, 0 Nay. Ms. Baker-Hughes did not vote.

ACTION ITEMS/RESOLUTIONS

Bobbi Baker-Hughes read the Resolution.

Resolution 2017-08: RESOLUTION TO APPROVE THE AMENDED BYLAWS: The Board of Directors of the District desires to amend the Bylaws of the District changing the principal location to 2657 Independence Ave., Kansas City, MO 64124 and requiring the Board to approve its annual budget no later than thirty (30) days prior to the first day of each fiscal year.

Bobbi Baker-Hughes called for a motion on the Resolution. Upon a motion by Charlie Passantino, seconded by Bill Dana, the Board approved the Resolution by a vote of 4 Aye, 0 Nay. Ms. Baker-Hughes did not vote.

NEW BUSINESS

Bobbi Baker-Hughes informed the Board that she intended to resign as Chairman of the IACID, while continuing as Manager, and that in that event, Vice-Chairman Dr. Elaine Joslyn would become the Chairman for the remainder of Ms. Baker-Hughes' term according to the Bylaws of the IACID.

Jon Henderson moved that the Board accept Ms. Baker-Hughes' resignation. Bill Dana seconded the motion, and the motion was approved by a vote of 4 Aye, 0 Nay. Ms. Baker-Hughes did not vote.

Dr. Elaine Joslyn introduced the next piece of new business. As a Board vacancy had been created, and in accordance with prior discussion that the IACID needed representation on the Board from the retail community and from the East end of Independence Avenue, Dr. Elaine Joslyn welcomed Shane Holiway and asked him to speak about his background. He has worked in retail grocery stores for 17 years, the last four at Price Chopper, and has been the director at the Price Chopper at 5800 Wilson Avenue for six months. He is supportive of IACID goals and willing to serve on the Board.

Dr. Elaine Joslyn asked for a motion to install Shane Holiway for the remainder of the term of the open seat on the Board. Charlie Passantino so moved, and Bill Dana seconded the motion. The motion was approved by a vote of 4 Aye, 0 Nay.

In other New Business, IACID intern Andrew Avery has prepared a draft report on the history and operations of the IACID. The Board is asked to review this report and be prepared to discuss it at the November 2017 Board meeting.

Bobbi Baker-Hughes reported on the status of sandwich signs on sidewalks along the Avenue, which are currently not allowed. The City Planning Commission is expected to present new text for the governing ordinance which will allow sandwich signs to be placed on sidewalks as long as the sidewalk

remains accessible for the disabled.

Jon Henderson addressed the issue of paying off the mortgage payable to Central Bank for the IACID property at 2657/2659 Independence Avenue, including the possibility of setting up a line of credit with Central Bank for future use. Dr. Elaine Joslyn will request that the IACID attorneys prepare a Resolution to this effect to be voted on at the November 16, 2017 Board meeting.

Bobbi Baker-Hughes reminded the Board that a new 5-year plan will be needed soon and asked that the Board begin considering long-range goals to be discussed at a future workshop.

OLD BUSINESS

Bobbi Baker-Hughes reported that Will Royster of the Cliff Drive Scenic Byway Corridor Management Committee researched the footprint of the District and determined that the IACID does overlap with the Cliff Drive Scenic Byway, and that Royster is expected to submit a request for project funding to the IACID.

Bobbi Baker-Hughes informed the Board that the Northeast Kansas City Chamber of Commerce has approved and signed the lease. The Board having previously approved the lease, Dr. Elaine Joslyn signed on behalf of the IACID.

Bobbi Baker-Hughes reported that the City Auditor will present the six-month review of the City's audit to the Economic Development & Business Committee, expected to be scheduled in October 2017. She will inform the Board when a date is final.

Bobbi Baker-Hughes also reported that The Northeast News center spread ad, highlighting two Independence Avenue business each week, has generated a great deal of positive feedback and has been an excellent example of partnering with local businesses.

Bobbi Baker-Hughes spoke next of security on the Avenue. The Avenue Angels need to get information from other security groups at businesses and institutions on the Avenue, including those at UMB, KCU, and GenX. All are invited to quarterly security meetings.

Jon Henderson called for a motion on adjournment. Upon a motion by Bill Dana, seconded by Charlie Passantino, the meeting was adjourned by a vote of 5 Aye, 0 Nay.

William M. Dana, Jr.
Secretary for Independence Ave. CID