

Independence Avenue Community Improvement District

4-1-13 first meeting of the board of directors

Held at Central Bank of KC, Noon

Those in attendance: Charles Renner-Husch Blackwell, Bobbi Baker- NECC, Dr Elaine Joslyn- Neighborhood Family Care , Jon Henderson-UMB, Bill Dana-Central Bank of KC, Joe Mika –Properties, Leslie Caplan- Scarritt Neighborhood & NEAT, Charlie Passantino-Passantino Bros Funeral Home , Rebecca Koop-NECC.

Charles Renner opens the meeting to begin actions on the new CID.

Leslie starts with a thank you to Bobbi Baker for her vision and dedication to this task.

Charles comments: When this year is out tax implementation will be in.

- Keep good records of meetings and good record keeping
- Each year submit a budget that is reported to the City and State
- You will be very closely reviewed and audited.

Sunshine Act:

- Always give 3 days notice on anything regarding the Tax.
- Assume everything you say is PUBLIC.
- On any resolution, run it by or send a draft to an attorney for review

- 01) **Qualified board members** can be an Owner, Operator or designated person by the Owner. Jon Henderson and Joe Mica were not on original list for board and (board terms?) but will be added and will be sworn in at the next CID board meeting. Charles R swore in Bobbi Baker, Dr Elaine Joslyn, Bill Dana, Leslie Caplan and Charlie Passantino as members of the board.
- 02) **By-Laws:** Bill Dana made motion to accept the by-laws and Jon seconded. Motion passed
- 03) **Officers:** It was stated that the Chair and District manager can be one and the same. Elaine motioned to nominate Bobbi Baker as Chair. Bill seconded. All in favor. Bill volunteered to be secretary and Jon to be Treasurer and Leslie as Vice-Chair. Charlie made the motion and Bill seconded. Motion passed. The CID owes the City \$40,000 for the revolving loan and more to Husch Blackwell in attorney's fees. Question on when the City will call in the loan. Not until funds start coming in. Nothing in 2013 but will in 2014. There will be a budget for lump payments. There was a motion to approve 03) by Bill & seconded by Charlie. Motion passed.
- 04) **Political Subdivision:** Everything is Public! Some exceptions mentioned were; closed meetings for personnel, purchasing property or getting legal advice. Make all decisions in Open Meetings. A closed session is a majority of the board. A social setting is not a public meeting. DO NOT ACT on CID resolutions if you do not have a meeting. The media can ask about the meetings. Always have 24 hours in advance notice- e-mail everyone and the media. Post the agenda 24 hours in advance with date and time. Make the Minutes & Agenda broad. Motion to accept 04) by Leslie and seconded by Bill. Motion passed.
- 05) **Mail in Ballot:** We should get list May 14, 2013. The mail in ballot has to be notarized. Vote is a majority of votes cast to pass the sales tax resolution. There are two envelopes, ballot envelope and SASE envelope. Ballot must be notarized. We will have to talk to every voter to get them properly notarized and turned in. May 21, 2013 ballots have to be in. Bobbi made the motion and Charles seconded. Motion passed.
- 06) **City's Fiscal year:** May 1- April 30. Bill made the motion and Bobbi seconded. Motion passed.

- 07) **D&O/Liability Insurance:** \$2 M. NECC may be able to get a rider for the CID on it's policy. The LISC grant covered General Liability insurance for the Chamber. Bill made the motion and Leslie seconded. Motion passed. Rebecca will check with insurance agent.
- 08) **First assessment comes in:** Charles R recommended that we get a paralegal to handle the paperwork at first. Contact his secretary. Elaine made the motion and Charlie seconded. Motion passed.
- 09) **Annual Filing Sept 1:** Parcels are lots, assessed at \$300 each. Elaine made motion and Bill seconded. Motion Passed.
- 10) **Counting Ballots:** Four people are needed to count ballots. September 1, 2013. Counting will take place at Husch Blackwell. Those volunteers are Rebecca, Elaine, Bill and Charles R.
- 11) **Establish a bank account:** UMB Bank was suggested since Jon will be Treasurer. Bill made the motion and Charlie seconded. Motion passed.

Charles R recommended regular meetings but may not need to be every month. Bobbi suggested once a month and be held the same day as the NEAT meetings. NEAT is at 8:30 am KC Museum. CID Board meets at 11. Fourth Thursdays of the month and held at UMB Bank in the Chamber office.
First meeting of the CID to be held April 25, 2013 at UMB Bank.

Meeting adjourned.

Notes taken by
Rebecca Koop
Executive Director NECC
Northeast KC Chamber of Commerce