



CITY COUNCIL Study Session

July 14, 2025

6:00 PM, Council Chambers - 111 E. Maple Ave.

To view a Council meeting agenda, visit <https://independencemo.portal.civicclerk.com/> and select 'Most Recent Council Agenda'.

COUNCIL SPONSORED ITEMS

1. A resolution amending Section 5.1 of the Council Rules of Procedure (*Sponsored by Councilmember Fears*)
2. A resolution calling on Jackson County to create property tax relief for commercial property owners facing significant tax increases. (*Sponsored by Councilmembers John Perkins and Heather Wiley*)
3. An ordinance amending the Independence City Code Chapter 18, Traffic. (*Sponsored by Councilmember McCandless*)

CITIZEN REQUESTS

1. Citizen Requests - Per Council Rules, Sec. 6.4 Only "Council Sponsored Items" are eligible

PRESENTATIONS

1. City Facilities Construction Update
2. IPL Charter Governance Review

INFORMATION ONLY

1. Boards and Commissions Report
2. **Please Note:** In accordance with RSMo. 610.021, the City Council may convene in a Closed Executive Session during or after the meeting, on matters of litigation, legal action, and/or attorney client communications, as permitted by Sec. 610.021(1), on

matters of personnel, as permitted by Sec. 610.021(3) and personnel records, as permitted by 610.021(13), on matters of contracts, as permitted by 610.021(12), on matters of real estate, as permitted by 610.021(2) and/or matters of labor negotiations, as permitted by 610.021(9).

City of Independence

AGENDA ITEM COVER SHEET

Agenda Title:

A resolution amending Section 5.1 of the Council Rules of Procedure (*Sponsored by Councilmember Fears*)

Recommendations:**Background:****Emergency Justification:****Fiscal Impact:****Council Action:**

**Department /
Contact**

Council and Board /

REVIEWERS

Melissa Cabrera
Jeremy Cover
Zachary Walker
Susanne Holland

ATTACHMENTS:

1. Council Rules of Procedure Amendment

BILL NO. _____

RESOLUTION NO. _____

A RESOLUTION AMENDING SECTION 5.1 OF THE COUNCIL RULES OF PROCEDURE
(Sponsored by Councilmember Fears)

WHEREAS, the Council desires to update the Council Rules of Procedure to amend Section 5.1 related to the Order of Business for Council meetings.

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

SECTION 1. That the Council Rules of Procedure are hereby amended to read as follows:

5.1 Order of Business – Regular Meetings: The general rule as to the order of business in regular meetings of the Council is stated thus:

Invocation

Pledge of Allegiance

Roll Call

Presentations

Proclamations

Citizen Requests

Communications and personal appearances of before the Council Unfinished business

~~Presentations~~

~~Proclamations~~

Consent Agenda – To be approved by one roll call vote

- a. Approval of minutes
- b. Reports & Recommendations of the City Manager
- c. Other Reports
- d. Resolutions

Reports & Recommendations requiring more than a majority vote to pass

Regular Agenda

Public Hearing Items

Non-Ordinance Actions Items

Ordinances

- a. For final action – having previously received first reading

- b. For first reading
- c. Emergency ordinances & appropriating ordinances

Information Only – does not require action

Approval of Executive Session Minutes (Only appears when needed.)

Councilmember Comments

- a. Matters initiated by Councilmembers for study, service requests, investigation by staff or formal action at a future meeting.

Appeal

Hearings

Adjournment

SECTION 2. That correction of any scrivener errors identified within the Council Rules of Procedure is hereby authorized by this resolution.

PASSED THIS ____ DAY OF JULY, 2025, BY THE CITY COUNCIL OF THE CITY OF INDEPENDENCE, MISSOURI.

Presiding Officer of the City Council
of the City of Independence, Missouri

ATTEST:

City Clerk

APPROVED AS TO FORM AND LEGALITY:

City Counselor

REVIEWED BY:

City Manager

NOTE: Words struck through are being removed by this resolution and words underscored and bolded are being added by this resolution.

BILL NO. _____

RESOLUTION NO. _____

A RESOLUTION CALLING ON JACKSON COUNTY TO CREATE PROPERTY TAX RELIEF FOR COMMERCIAL PROPERTY OWNERS FACING SIGNIFICANT TAX INCREASES (*Sponsored by Councilmembers John Perkins and Heather Wiley*)

WHEREAS, the City of Independence recognizes the vital role that commercial property owners and small businesses play in driving local economic activity, creating jobs, and contributing to the vibrancy of our community; and

WHEREAS, commercial property owners in Independence and across Jackson County have experienced unprecedented property tax increases in recent assessments, with many facing financial strain that threatens business sustainability and economic stability; and

WHEREAS, the recent spikes in property valuations have in many cases not aligned with corresponding changes in market conditions or the financial capacity of local business owners; and

WHEREAS, the Independence City Council is committed to advocating on behalf of local businesses and ensuring a fair and equitable property tax system that does not disproportionately harm commercial property owners or discourage future investment; and

WHEREAS, Jackson County has the authority and responsibility to ensure that assessment and taxation practices are transparent, equitable, and considerate of the economic realities facing property owners; and

WHEREAS, property tax relief programs—such as phased valuation adjustments, hardship-based deferrals, or caps on annual increases—may provide a more sustainable and equitable solution for commercial property owners without undermining essential public services funded through taxation; and

WHEREAS, the City Council of Independence seeks to work collaboratively with Jackson County and other regional stakeholders to identify practical and responsible solutions to the challenges posed by rapidly escalating property tax burdens;

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

SECTION 1. That the City Council of Independence formally calls upon the Jackson County Executive, the Jackson County Legislature, and the Jackson County Assessor's Office to develop and implement property tax relief measures specifically aimed at assisting commercial property owners who have experienced significant increases in assessed valuations.

SECTION 2. That the City Council urges Jackson County to engage with municipalities, business owners, chambers of commerce, and other stakeholders to explore and enact relief mechanisms that ensure fairness and long-term economic vitality.

SECTION 3. That the City Clerk is directed to forward a copy of this resolution to the Jackson County Executive and the Jackson County Legislature.

PASSED THIS _____ DAY OF _____, 2025, BY THE CITY COUNCIL OF THE CITY
OF INDEPENDENCE, MISSOURI.

Presiding Officer of the City Council
of the City of Independence, Missouri

ATTEST:

City Clerk

APPROVED - FORM AND LEGALITY:

REVIEWED BY:

City Counselor

City Manager

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE INDEPENDENCE CITY CODE CHAPTER 18 TRAFFIC.

WHEREAS, City Charter Section 2.10 authorizes the City Council to enact municipal legislation relating to any and all subjects or matters within the powers of the City;

WHEREAS, The City Council desires to amend Chapter 18, Traffic, to provide regulations for the use of golf carts, snowmobiles, and utility terrain vehicles.

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

SECTION 1. The Code of Ordinances of the City of Independence Section 18.01.001 shall hereby be amended as follows:

GOLF CART means a three (3) or more wheeled recreational vehicle designed and manufactured for operation on a golf course for sporting or recreational purposes that is either electric powered or gas powered and not capable of exceeding speeds of twenty (20) miles per hour.

SNOWMOBILE means any self-propelled machine or device which travels on one or more fabric and/or rubber belts, kept in motion by one or more driving wheels, so that the machine or device moves forward with the revolutions of the belt or belts, with two skids on the front of the machine or device.

UTILITY TERRAIN VEHICLE means any motorized vehicle manufactured and used exclusively for off-highway use traveling on four (4) or six (6) wheels, more than fifty (50) inches but not more than eighty (80) inches in width, measured from outside of tire rim to outside of tire rim, and an unladen dry weight of more than one thousand five hundred (1,500) pounds but no more than three thousand five hundred (3,500) pounds.

SECTION 2. The Code of Ordinances of the City of Independence Section 18.01.014 shall hereby be added to read as follows:

Sec. 18.21.014. - Snowmobiles—Operation of in certain manner prohibited.

- A. No person shall operate a "Snowmobile" upon the public streets, including rights-of-way, alleys, sidewalks, parks or other public property of the City of Independence, Missouri; except snowmobiles owned and operated by a governmental agency for official use.**
- B. It shall be unlawful for any person to operate a snowmobile on the private property of another without the express permission to do so by the owner or occupant of such property.**

Commented [HD1]: Pursuant to 301.010(71) Utility Vehicle is defined as "more than fifty inches but no more than eighty inches in width" This should be the language used rather than between 50 and 80 as it then has overlap of definition of All-terrain vehicle (1) which is 50 inches or less.

Commented [CD2R1]: Changed.

Drafter's Note: deleted language is shown ~~thus~~; inserted language is shown thus

SECTION 3. The Code of Ordinances of the City of Independence Chapter 18, Article 31 shall be added to include the following:

ARTICLE 30. – REGULATIONS FOR GOLF CARTS AND UTILITY TERRAIN VEHICLES

Sec. 18.31.001. Equipment required on golf carts and utility terrain vehicles.

- A. No person shall operate a golf cart or utility terrain vehicle on any roadway in the City unless it is equipped in accordance with the minimum vehicle equipment standards set forth in RSMo Ch. 304, and in any case will minimally be equipped with the following:
1. Adequate brakes;
 2. Headlamps;
 3. Front and rear turn signal lamps;
 4. Taillamps;
 5. Stop lamps;
 6. Reflex reflectors: one (1) red on each side as far to the rear as practicable, and one (1) red on the rear; and
 7. An exterior mirror mounted on the driver's side of the vehicle and either an exterior mirror mounted on the passenger's side of the vehicle or an interior mirror.

Sec. 18.31.002. Driving or riding on golf carts or utility terrain vehicles generally.

- A. Every golf cart or utility terrain vehicle shall be operated with reasonable regard for the safety of the operator, passengers, and other persons upon the sidewalks, streets and highways of the City.
- B. No person shall drive or operate or ride a golf cart or utility terrain vehicle on any roadway ~~without always having at least one hand on the steering mechanism of the device when the vehicle is in motion.~~
- C. No person shall operate or ride a golf cart or utility terrain vehicle on any roadway without wearing footwear with a sole that completely covers the person's feet and toes.
- D. No driver or operator of a golf cart or utility terrain vehicle shall allow passengers when such device is in operation or motion, unless such vehicle is designed to carry more than one (1) person, in which event a passenger may ride upon the permanent and regular seat if designed for two (2) or more persons, or upon another seat firmly attached to the rear or side of the driver or operator.
- E. No driver or operator of a golf cart or utility terrain vehicle shall travel between vehicles traveling or standing in the same direction of such device within marked lanes of a roadway or contrary to established traffic control device.
- F. No personnel shall operate a golf cart or utility terrain vehicle while carrying any package, bundle, or article which prevents the operator from ~~placing both hands upon the steering mechanism of such device.~~
- G. No operator of a golf cart or utility terrain vehicle shall transport extra fuel in a separate container or alter the fuel reservoir from the original manufacturer's design, including physically attaching fuel packs or containers to the operator's person.
- H. Every person operating a golf cart or utility terrain vehicle may not ride or operate while controlling or attempting to control an animal, either by hand or on a leash.

Commented [HD3]: B and F are inconsistent

Commented [HD4]: B and F are inconsistent

Commented [CD5R4]: Changed F to say it shouldn't prevent them from placing both hands on the steering wheel.

Drafter's Note: deleted language is shown ~~thus~~; inserted language is shown thus

- I. No person shall operate a golf cart or utility terrain vehicle on the private property of another without the express permission to do so by the owner or occupant of such property.
- J. The operator of a golf cart or utility terrain vehicle shall yield the right of way to pedestrians, bicycles, motorized bicycles, motor scooters, and other similar devices.
- K. No golf cart or utility terrain vehicle shall be operated along city streets while under the influence of alcoholic beverages, narcotics, or habit-forming drugs.
- L. The operator of a golf cart or utility terrain vehicle shall be responsible for the safety of all passengers and shall not allow reckless or dangerous behavior by passengers on said vehicles.

Commented [HD6]: Like other golf carts or UTV? Or do you mean non-registered motor vehicles? Do you mean baby carriages pushed by pedestrians?

Commented [CD7R6]: I think we are trying to say other non-registered motorized vehicles, bicycles, and pedestrians.

Sec. 18-31-003. Driving or riding golf carts or utility terrain vehicles on roadways.

- A. Every person operating a golf cart or utility terrain vehicle on a street or highway may ride in the center of the right lane of travel or may ride to the right side of the roadway; such person may use the left lane of travel to prepare for making a left turn, or when on a one-way street. Every person operating such vehicle on a roadway shall exercise due care when passing a standing vehicle or one proceeding in the same direction, when making turns, and when streets or lanes are too narrow to share with motor vehicles. Such vehicles may ride abreast in the lane of travel, except where a paved shoulder or bike lane is marked and when riding in the lane of travel prevents motor vehicles from passing in a safe and lawful manner.
- B. When necessary to prevent congestion of traffic, golf carts or utility terrain vehicles shall be pulled to the right-hand edge of streets and be stopped to allow other motor vehicles traveling in the same direction to pass.
- C. No person shall operate a golf cart or utility terrain vehicle on a sidewalk or trail unless the sidewalk or trail is specifically designed and officially noticed for such use and except where the sidewalk or trail is part of a permanent or temporary driveway.
- D. No person shall drive a golf cart or utility terrain vehicle upon or in a paved shoulder or bike lane where marked, except to avoid a crash, stop for traffic congestion, or otherwise comply with law.
- E. A golf cart or utility terrain vehicle shall be operated only on roadways with a speed limit of thirty-five (35) miles per hour or less. This shall not prohibit the use of such vehicle when crossing roadways with speed limits not more than forty-five (45) miles per hour.
- F. Golf carts or utility terrain vehicles shall be parked in standard automobile parking spaces and shall be parked in such a way as to not obstruct vehicular, pedestrian, or bicyclist traffic.

Commented [HD8]: Or to stop for traffic congestion.

Commented [CD9R8]: Added.

Commented [HD10]: Titles do not control so the language in the ordinance needs to be clear by stating "No person using golf carts or utility terrain vehicles shall:

Commented [HD11R10]: Preferred language for clarification would be:
No person operating, riding on/in nor seated on/in shall:

Commented [HD12R10]: Can also add before colon the word knowingly and delete from start of each A-E

Commented [CD13R10]: Added, and placed shall knowingly at the beginning.

Commented [HD14]: Knowingly threaten

Commented [HD15]: Knowingly sound...

Sec. 18-31-004. Anti-harassment of persons using golf carts or utility terrain vehicles.

No person operating, riding on/in nor seated on/in shall knowingly:

- A. Throw or drop any substance or object at or in the direction of a vehicle or any operator, rider or passenger thereof, or a pedestrian;
- B. Threaten any pedestrian or operator, rider or passenger of a vehicle;
- C. Sound a horn, shout, or otherwise direct sound toward any pedestrian or operator, rider, or a passenger of a vehicle for the purpose of harassing, frightening or injuring that person;

Drafter's Note: deleted language is shown ~~thus~~; inserted language is shown thus

- D. Place any pedestrian or operator, rider, or a passenger of a vehicle in apprehension of immediate physical injury; or
- E. Engage in conduct that creates a risk of death or serious physical injury to any pedestrian or operator, rider, or a passenger of a vehicle.

Sec. 18-31-005. Overtake golf carts or utility terrain vehicles at a safe distance.

- A. The operator of a motor vehicle overtaking a golf cart or utility terrain vehicle proceeding in the same direction on the roadway or on the shoulder of the roadway, shall leave a safe distance, but in no case less than four (4) feet clearance, when passing the golf carts or utility terrain vehicles, and shall maintain clearance until safely past the overtaken vehicle.

Sec. 18-31-006. Golf carts and utility terrain vehicles, applicability of laws and requirements for operation.

- A. A golf cart or utility terrain vehicle may be operated upon streets of the City, but not State or Federal highways, other than for purposes of crossing same pursuant to the provisions of this chapter. Every person operating a golf cart or utility terrain vehicle shall be granted all the rights and shall be subject to all the duties applicable to the driver of any other motor vehicle, not inconsistent with the limitations of this chapter.
- B. The operator of a golf cart or utility terrain vehicle shall be granted all the rights and shall be subject to all the duties applicable to the driver of motor vehicle and observe all traffic laws regarding the rules of the road, in addition to the limitations of this chapter.
- C. No person who owns a golf cart or utility terrain vehicle will be permitted to operate said vehicle or allow another person to operate said vehicle upon a street without proof of ownership available upon the person or kept within the vehicle for reference and shall present such information, which includes the vehicle owner's identification and address of residence, to any peace officer upon demand.
- D. Each person operating a golf cart or utility terrain vehicle on public streets shall possess a valid driver's license issued pursuant to RSMo Ch. 302, as amended.
- E. Every operator of a golf cart or utility terrain vehicle shall maintain financial responsibility as required by RSMo Ch. 303, as amended. Proof of financial responsibility shall be always kept in the golf cart or utility terrain vehicle or upon the operator when the vehicle is in operation on a street.
- F. It shall be unlawful for an operator of a golf cart or utility terrain vehicle to fail to exhibit satisfactory evidence of insurance, ownership and driver's license, as required in this section, upon the demand of any peace officer who, while engaged in performance of the officer's duties, lawfully stops the operator or investigates a crash. But no person shall be found guilty of violating this section if the operator demonstrates to the court that he met the responsibility requirements when the peace officer wrote the citation.
- G. Golf cart or utility terrain vehicle permitted by this chapter are exempt from title requirements, State vehicle registration requirements, and emissions compliance certificates, all pursuant to RSMo Ch. 301, as amended. Golf cart or utility terrain vehicle shall be exempt from the requirements of RSMo 307.350 to 307.402, as amended, for purposes of titling and registration.

Commented [HD16]: Add "not inconsistent with the limitations of this chapter." They are mandated to pull over and stop if traffic is congested, they are limited to where they drive. This is inconsistent with the other restrictions if you do not add the limitation.

Commented [CD17R16]: added

Commented [HD18]: add "in addition to the limitations of this chapter"

Commented [CD19R18]: added

Commented [HD20]: Capitalize Golf

Commented [CD21R20]: Done

Drafter's Note: deleted language is shown ~~thus~~; inserted language is shown thus

- H. All golf cart or utility terrain vehicles shall be manufactured in compliance with the National Highway Traffic Safety Administration standards for low-speed vehicles in 49 CFR 571.500, as amended.
- I. Golf cart or utility terrain vehicle shall comply with the standards in 49 CFR 571.500, as amended.
- J. Golf cart or utility terrain vehicle modifications that render the vehicle inconsistent with the definitions, regulations and standards of this chapter are prohibited.

SECTION 4. This Ordinance shall be in full force and effect from and after passage.

SECTION 5. Correction of any scrivener's' errors identified within these articles are hereby authorized by this ordinance.

PASSED THIS ____ DAY OF _____, 20____, BY THE CITY COUNCIL OF THE CITY OF INDEPENDENCE, MISSOURI.

Presiding Officer of the City Council
of the City of Independence, Missouri

ATTEST:

City Clerk

Drafter's Note: deleted language is shown ~~thus~~; inserted language is shown thus



City of Independence Vertical Construction Project Update

CITY COUNCIL STUDY SESSION 7.14.25



Current Project Status

MUNICIPAL COMMONS



CONSTRUCTION IN PROCESS

JUSTICE CENTER (PHASE 1 IUC RENO)



PRECONSTRUCTION IN PROCESS

JUSTICE CENTER CAMPUS (PHASE 2)



SCHEMATIC DESIGN IN PROCESS

FIRE STATION NO. 8 & TRAINING



DESIGN IN PROCESS

FIRE STATION NO. 5



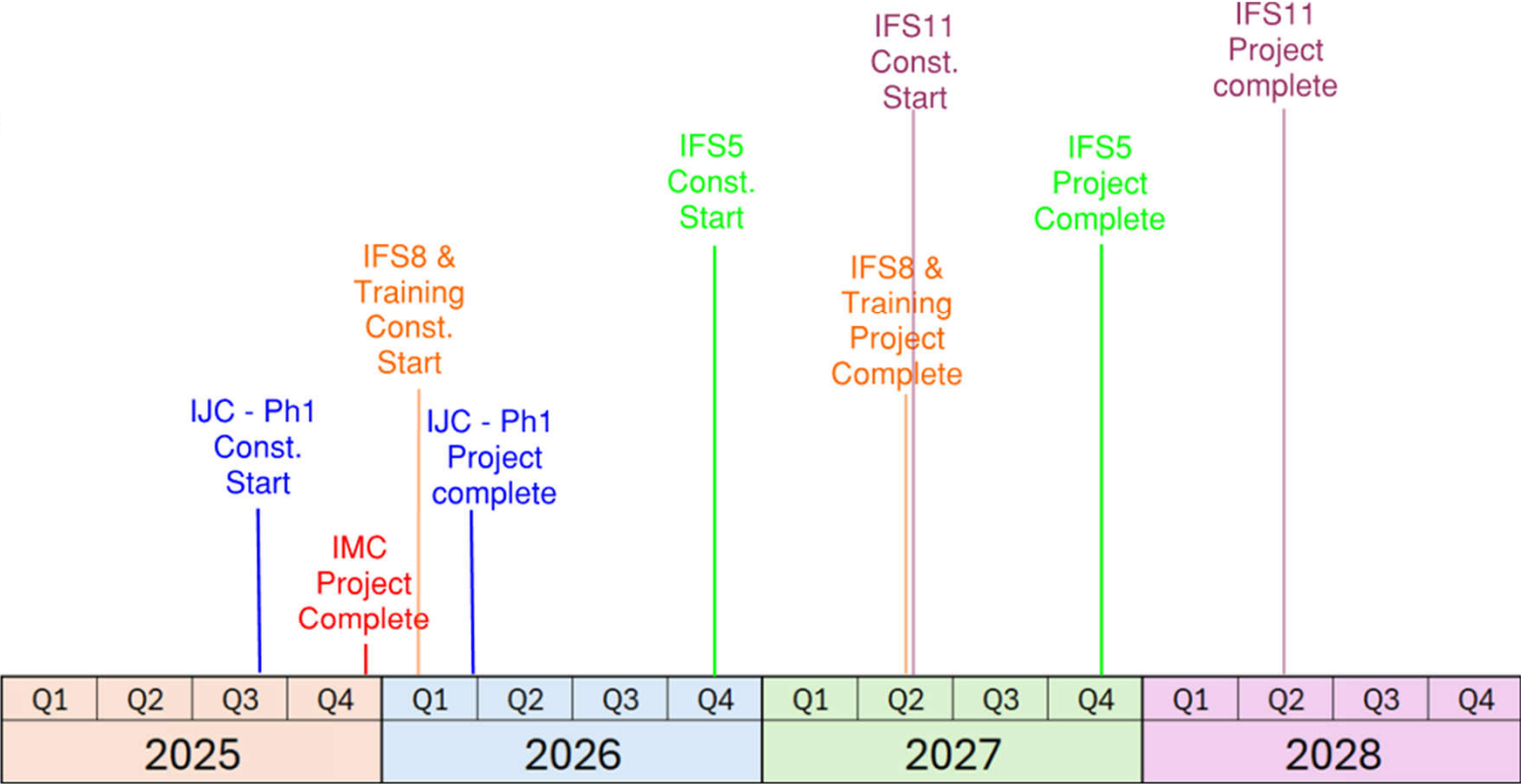
CONCEPTUAL DESIGN COMPLETE

FIRE STATION NO. 11



CONCEPTUAL DESIGN COMPLETE

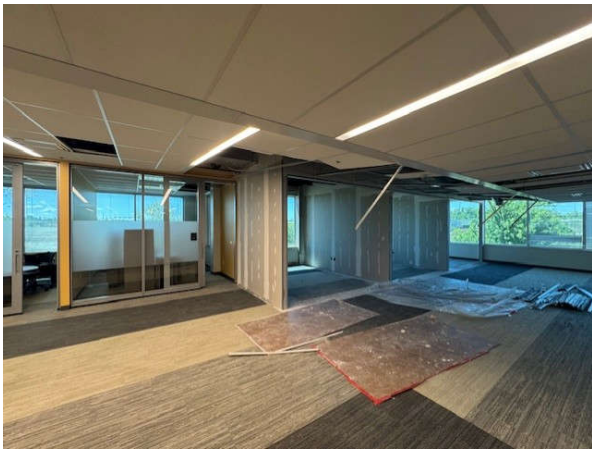
Construction Schedule Summary



Independence Municipal Commons



- **Budget:** \$21,500,000
- **Status:** Construction in process
- **Future Milestones:**
 - Level 2 Move-in: 10/8/2025
 - Level 3 Move-in: 11/14/2025
 - Level 4 Move-in: 11/26/2025
 - Level 1 Move-in/Project Completion: 12/5/2025



Justice Center Phase 1 – IUC Renovation

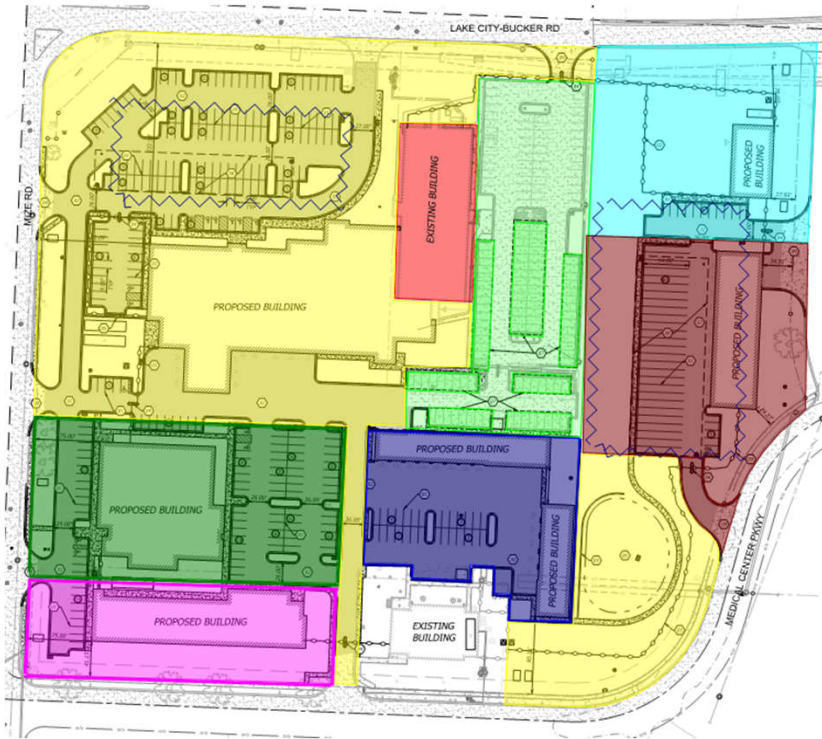


- **Budget:** \$5,000,000
- **Status:** Preconstruction in process
 - McCownGordon GMP (Guaranteed Maximum Price) approved by City Council July 7th
 - McCownGordon has commenced the review/submittal process necessary to order materials.
- **Future Milestones:**
 - Construction Commencement: 8/18/2025
 - Substantial Completion: 2/4/2026
 - Personnel Move-in: 3/6/2026
 - Project Completion: 3/9/2026

Justice Center Phase 2 – Campus Construction



- **Budget:** TBD
- **Status:** Schematic Design in process
 - Completed final Schematic Design meeting with PD, Hoefer Welker, and McCownGordon on July 8th.
 - 100% Schematic Design Documents being finalized by Hoefer Welker
- **Future Milestones:**
 - 100% Schematic Design Documents Complete: 7/28/2025
 - McCownGordon to commence budget effort: 7/29/2025
 - McCownGordon Budget Complete: 9/3/2025
 - Funding Source and phasing direction identification: TBD



Justice Center Phase 2 – Phasing Options

- **McCownGordon’s budget will be broken down in the following categories:**
 - Courts & PD Addition (includes Southeast water detention area)
 - Training Facility
 - Firing Range
 - S.W.A.T & Tech Bays
 - Bomb/Crash/Motor Vehicle Building
 - K9 Facility
 - Carports & NE Parking Lot Additions
- **This budget breakdown will allow further study into how to effectively phase the project to navigate funding and operational constraints.**

Fire Station No. 8 & Training Facility



- **Budget:** \$21.4M (\$50M total approved funds for all 3 Fire Station Projects)
- **Status:** Construction Documents in process
 - WSKF (architect) in collaboration with IFD and Turner Construction (Construction Manager) and Project Advocates is in the process of finalizing the Construction Document drawings.
- **Future Milestones:**
 - 100% Construction Documents: October 2025
 - Permitting & Bidding: November 2025 – January 2026
 - Construction Start: February 2026
 - Project Completion: Spring 2027

Fire Station No. 5



- **Budget:** \$13.3M (\$50M total approved funds for all 3 Fire Station Projects).
- **Status:** Conceptual Design Complete
 - Design to resume Fall 2025
- **Future Milestones:**
 - Design Development Complete: Spring 2026
 - 100% Construction Documents: Summer 2026
 - Construction Start: Fall 2026
 - Project Completion: Fall 2027

Fire Station No. 11



- **Budget:** \$15.3M (\$50M total approved funds for all 3 Fire Station Projects).
- **Status:** Conceptual Design Complete
 - Design to resume Summer 2026
- **Future Milestones:**
 - Design Development Complete: Fall 2026
 - 100% Construction Documents: Early 2027
 - Construction Start: Spring 2027
 - Project Completion: Spring 2028

Questions?

PUBLIC UTILITIES

Section 3.12. Electric utility department: Created, director. There shall be an electric utility department, the director of which shall be the electric utility director.

Section 3.13. Electric utility department: Powers and duties. The electric utility department shall operate the electric utility of the city.

Section 3.14. Electric utility department: Other utilities, enterprises, and services; change of title of the department. The council by ordinance may provide that the electric utility department shall operate other public utilities, enterprises, and services which the city may operate; and also by ordinance may change the title of the department and of the director to department of public utilities and director of public utilities respectively; provided that nothing herein shall prohibit the council by ordinance from creating a separate department or departments for any one (1) or more such other utilities, enterprises, and services.

Section 3.15. Public utilities advisory board: Created, membership. There shall be a public utilities advisory board, composed of seven (7) members appointed by the council for overlapping four (4) year terms. The five (5) members serving prior to the adoption of this revised charter shall serve until the end of their present terms. The council shall appoint two (2) additional members so that their terms will expire on July 1 in the years as follows: one (1) in 1981 and one (1) in 1982.

Section 3.16. Public utilities advisory board: Powers and duties. ~~The public utilities advisory board: (1) May initiate on its own or upon request of the council or city manager investigations of public utilities operated within the city; (2) Shall adopt rules for the transaction of business and keep a record of its proceedings; (3) Shall hold regular meetings and such special meetings as the board may provide by rule; (4) May request the city manager to assign such clerical, legal, and investigatory personnel and to contract with other persons for goods and services that are required for its work, provided that resulting expenditures are duly authorized by the city manager, within amounts appropriated by the council, and made pursuant to proper purchasing procedures; (5) May conduct public hearings on matters relating to public utilities and, through its chairperson, administer oaths and affirmations; (6) May obtain from any city department, officer, and agency and from any public utility operated within the city any available information that is required for its work; (7) May subpoena witnesses to testify and compel the production of documents and other effects as evidence; (8) May inspect all public utilities operated within the city; (9) May recommend to the executive or legislative officials of the city, programs for the financing, use, ownership, service, operation, or franchising of public utilities operated within the city, including but not limited to recommendations regarding rate adjustments, long-range planning, the employment and termination of the services of consultants to the city, the review of recommendations made by consultants to the city, the issuance of debt obligations of the city and the construction of new and expansion of existing facilities; and (10) Shall report its findings and recommendations at least annually, to the council, the people of the city, the city manager and the respective director(s) of the public utility operated within the city to which such findings and recommendations apply.~~

~~Section 3.17. Municipally owned and operated utilities and enterprises. The municipally owned and operated electric system is a public utility and shall be operated in a businesslike manner. The electric utility shall not be operated for the benefit of other municipal functions, and shall not be used directly or indirectly as a general revenue producing agency for the city, but it may pay to the city an amount in lieu of such taxes as are normally placed upon private business enterprises. After providing for depreciation accruals and amortization of bonds, and for reasonable accumulation of surplus, the electric utility shall apply all annual profits to rate reductions. The electric utility and such other public utilities and enterprises as the city may acquire shall be operated from funds separate from the general fund. An accounting system for each such fund shall be established within the general accounting system of the city, and shall be so set up and maintained as to reflect annually or as often as the council may require the financial condition of the enterprise and its income and expense.~~

~~Section 3.18. Duty of council to consult with public utilities advisory board. For the purpose of promoting municipal planning of public utilities operated within the city, the council, city employees, city officers and all other public officials shall cooperate and consult with the board on all policy and planning matters related to such public utilities. The council may determine what constitutes "policy" and "planning" for the purposes of this section. The council shall not pass any ordinance, resolution, motion or other proposition which relates to any matter of policy or planning of a public utility operated within the city without first giving the board the opportunity to submit to the council, within a reasonable time, the board's findings and recommendations relating to such matters. The council may determine what constitutes a "reasonable time" for the purposes of the preceding sentence. In case the council passes such an ordinance, resolution, motion or proposition contrary to a board finding or recommendation, the council shall, upon request by the board, communicate its reasons to the board for its passage. Nothing herein shall be construed to prevent the council from passing any ordinance, resolution, motion or other proposition which, in the judgment of the council, is necessary for the immediate preservation of the public peace, property, health, safety or morals, and which, in the judgment of the council, should become effective prior to consultation with or the receipt of findings and recommendations from the board. Every such action, in a separate section, shall specify distinctly the reasons for not giving the board the opportunity to submit its findings and recommendations to the council within a reasonable time.~~

Section 3.12. Definitions.

- (1) As used in Sections 3.12 through 3.32, the term "public utilities" by way of description, but not as a limitation, shall include electric systems, water and sewer systems (including all plants, apparatus, equipment, and distribution facilities related to any such system), or any other service or facility commonly considered to be a public utility or so declared to be by any statute, ordinance or court decision.

Section 3.13. Use of Public Utilities for Economic Development

- (1) The City may utilize its publicly owned utilities—now existing or hereafter acquired—including but not limited to electric, water, and wastewater, to promote economic development projects, programs, or initiatives that benefit the community. This authorization includes, but is not limited to:
- a. Offering utility-related incentives to attract, retain, or expand commercial, industrial, residential, or mixed-use developments;
 - b. Supporting infrastructure investments that enable job creation, capital investment, or increased tax base within the City;
 - c. Participating in partnerships, agreements, or programs that leverage utility services to support strategic economic growth;
 - d. Engaging in pilot programs or rate structures designed to stimulate redevelopment, innovation, or targeted industry sectors;
 - e. Acquiring, holding, leasing, or conveying real property interests in furtherance of utility-related economic development objectives, including site preparation, infrastructure expansion, or strategic land assembly.
- (2) Any use of utility assets, revenues, or related land acquisition for economic development purposes must comply with applicable laws and regulations, shall not impair the financial stability of the utility enterprise, and must be consistent with the City's adopted budget, comprehensive plan, and economic development strategy.
- (3) The City Council shall adopt by ordinance such policies, procedures, and safeguards as are necessary to implement this section and ensure transparency, accountability, and responsible use of utility and real estate resources.

Section 3.14. Governance of Public Utilities

- (1) The electric utility now owned, or which may in the future be acquired, shall be controlled and operated by a board known as the board of public utilities.
- (2) The water and sewer utility, or any other public utility, other than the electric utility, which may in the future be acquired, shall be controlled and operated by the City of

Independence and subject to all other provisions of the City Charter and Code of Ordinances.

(3) The City Council may, by ordinance, transfer the control and operation of the water utility, sewer utility, or any other public utility acquired in the future to the Board of Public Utilities. Such ~~transfer~~ ordinance shall specify the scope of authority being granted to the Board, and upon its effective date, the Board shall assume all duties, responsibilities, and powers necessary to manage and operate such utility in accordance with the applicable provisions of this Charter and the Code of Ordinances, unless otherwise provided by the ordinance effectuating the transfer.

(4) Until and unless the City Council transfers the control and operation of the water utility, sewer utility, or any other public utility, ~~other than the electric utility~~, acquired in the future to the Board of Public Utilities, there shall be a public utility advisory board, composed of seven (7) members appointed by the City Council for four year terms. ~~With respect to the public utilities not operated by the Board of Public Utilities, t~~The public utilities advisory board: (1) May initiate on its own or upon request of the council or city manager investigations of public utilities operated ~~within~~by the city; (2) Shall adopt rules for the transaction of business and keep a record of its proceedings; (3) Shall hold regular meetings and such special meetings as the board may provide by rule; (4) May request the city manager to assign such clerical, legal, and investigatory personnel and to contract with other persons for goods and services that are required for its work, provided that resulting expenditures are duly authorized by the city manager, within amounts appropriated by the council, and made pursuant to proper purchasing procedures; (5) May conduct public hearings on matters relating to public utilities ~~operated by the city~~ and, through its chairperson, administer oaths and affirmations; (6) May obtain from any city department, officer, and agency and from any public utility ~~operated by~~ ~~within~~ the city any available information that is required for its work; (7) May subpoena witnesses to testify and compel the production of documents and other effects as evidence; (8) May inspect all public utilities operated ~~by~~ ~~within~~ the city; (9) May recommend to the executive or legislative officials of the city, programs for the financing, use, ownership, service, operation, or franchising of public utilities operated ~~by~~ ~~within~~ the city, including but not limited to recommendations regarding rate adjustments, long-range planning, the employment and termination of the services of consultants to the city, the review of recommendations made by consultants to the city, the issuance of debt obligations of the city and the construction of new and expansion of existing facilities; and (10) Shall report its findings and recommendations at least annually, to the council, the people of the city, the city manager and the respective director(s) of the public utility operated ~~by~~ ~~within~~ the city to which such findings and recommendations apply.

Section 3.15. Composition of the Board of Public Utilities.

- (1) The Board of Public Utilities shall consist of **nine** persons appointed as hereinafter provided for terms of **three** years and who shall serve until their successors are appointed and qualified; however, no person shall be appointed for more than two consecutive four-year terms. **A member who has served two consecutive terms may be reappointed after a minimum one-year break in service.**
- (2) The city manager shall be an ex officio member of ~~such~~**the** board but shall not have any vote.
- (3) **Six** members of ~~said~~**the** board shall be residents of the City of Independence, who have had business or professional experience **in utilities** and who shall have resided in the City at least two years immediately prior to their appointment.

Three members of the board may live outside the City of Independence; shall have had business or professional experience **in utilities**; and shall have been business owners or business leaders that subscribe to the electric utility owned by the City for at least two years next prior to their appointments which subscription shall be maintained during their terms in office.

To promote continuity and institutional knowledge, the terms of board members shall be staggered as follows: At the initial appointment following the adoption of this section, three (3) members shall be appointed to a one-year term; three (3) members shall be appointed to a two-year term; and three (3) members shall be appointed to a three-year term. Thereafter, all board appointments shall be for three-year terms.

Section 3.16. Appointment of board.

Members of ~~such~~**the** board shall be nominated and appointed by a majority vote of the ~~city council acting as a committee of the whole~~. Any vacancy shall be filled in the same manner. **Vacancies occurring before the expiration of a term shall be filled for the remainder of the unexpired term.**

Section 3.17. Organization of the board.

Upon its first meeting after appointment, ~~such~~**the** board of public utilities shall organize by electing one of its members as chairman, one as vice-chairman, and another of its members, or the city clerk, as secretary, to serve for a term of one year. Such chairman, or in their absence, the vice-chairman, shall preside at the meetings of the board. The secretary or, in their absence, an acting secretary elected by the board, shall attend such meetings and keep a record of all actions taken at the meeting. Such officer shall perform such other duties as the said board may from time to time specify. **Subject to applicable open meetings and records laws, A**all records of the ~~said~~ board are hereby declared to be public records, and any person shall, at a reasonable time and under such reasonable regulations as the board may determine, be permitted to examine the records. ~~Four~~**Five** members of the board shall constitute a quorum for the transaction of business. All members of the ~~said~~ board shall serve without any compensation except the necessary

expenses of their office; the expenses thereof to be paid out of the revenue from the electric utility operated by the ~~said~~ board. If the board is required by the council to give bond, the cost of the same shall be paid out of the revenue of the electric utility operated by ~~such~~the board.

Section 3.18. Restrictions on the board.

The administration of ~~such~~the board shall be in all respects entirely nonpartisan. No member of the ~~said~~ board shall, during their term of office thereon, ~~be a candidate for office, nor shall they~~ hold any other ~~public~~ office, either school board, city, county, state, or federal during their official term; nor shall they be a member of any party organization or committee to further the candidacy of any person for ~~municipal~~ public office. Upon ~~becoming a candidate for public office or~~ accepting any of the offices aforesaid, during the ~~member's term on the board~~, the ~~membership~~ shall be deemed thereby to have immediately resigned as a member of the ~~said~~ board, and their membership shall be thereby ~~ipso facto~~ vacated.

A member of the board shall be prohibited for a period of one (1) year after leaving their position on the board from being hired as an employee of the board.

Section 3.19. Duties.

~~Such~~The board of public utilities shall have the power and it shall be its duty to take charge of and exercise control over the electric utility and all extensions thereof and the appurtenances thereto belonging, inside or outside the corporate limits of the City, and shall enforce the performance of all contracts and work, and have charge and custody of all the property, assets, books, and records belonging to ~~such~~the electric utility; provided, that nothing herein shall be construed to authorize a sale of ~~said~~electric utility properties without a vote of the electorate of said city as provided herein; but said board may provide for the sale or other disposition of any useless, outworn, obsolete, or surplus supplies, equipment, or real estate not then useful in the operation of ~~such~~the utility~~ies~~, in the manner provided by ordinances for the disposition of such property by the City.

Section 3.20. Powers.

The ~~said~~ board of ~~directors~~public utilities shall have all the powers necessary, desirable, or convenient to manage, control, and operate the electric utility, and by way of description but not of limitation, the board shall have the power to hire such persons in the manner herein provided as are necessary to operate the ~~said~~ utility~~ies~~, to agree upon or provide for the terms of their compensation, to discharge the same, to purchase operating supplies and equipment, to provide for the extension and improvement of the property, to enter into contracts with other public and private utilities for the purchase of their product or the sale thereto, and do all things needful for the successful operation of ~~said~~~~said the~~ electric utility except as hereinafter limited.

Section 3.21. Budget provision.

Not less than 45 days prior to the end of the fiscal year ~~of such utility as determined by the City Charter of the City~~, the ~~said~~ board of public utilities shall prepare and submit to the council a budget showing its estimated revenue for the coming year from all sources and its estimated expenditures for operating expenses, for depreciation, for payment of all outstanding obligations, for transfer to the City of payments in lieu of taxes, and all other estimated expenditures. Such budget shall be prepared in the form and manner required by the director of finance, and the same shall conform to the accounting system in use. Said budget shall be filed with the city clerk and shall remain on file for a period of not less than two weeks before any action is taken thereon. Said budget shall be a public document, and any person shall have the right to inspect the same at the office of the city clerk. The council shall hold a public hearing upon the said budget at least one week after a notice of the time of the hearing has been publicized. The council may insert, strikeout, increase, or decrease items in the budget, and otherwise amended; But may not increase any estimate of anticipated revenues therein unless the city manager certifies that, and the city manager's judgment, the amount estimated will be received during the fiscal year. The council may reduce items of expenditures or delete items of expenditures, but it shall have no power to strike out or reduce any salary of any individual from the said budget. The council, not later than the 27th day of the last month of the fiscal year, shall adopt the budget and make the appropriations for the next fiscal year. If ~~t~~The council fails to adopt the said budget and make the appropriations on or before that day, the ~~preceding year's approved budget as it relates to operation and maintenance expenses shall govern until such time that a budget for the then-current fiscal year shall be approved. be deemed approved and shall become effective without further action.~~

Thereafter, no changes may be made in the said budget without presenting the same to the council; provided, however that items of expenditure as approved may be, if necessary, shifted from one class of item to another, without presentation to the council, but upon approval by the board of public utilities and upon certification by its manager that such changes are necessary.

Section 3.22. Disbursements.

The approval of the said budget by the council shall be deemed to be an appropriation of the money authorized for disbursement thereby, and no further action need be taken by the council. All moneys paid by the electric utility shall be paid by the comptroller thereof in accordance with procedures established by the board for verification of expenditures when the comptroller of the electric utility certifies the payment to be within the terms of the moneys appropriated by the budget for the purposes specified in the budget.

Section 3.23. Funds.

All moneys due to and collected by the electric utility from any source shall be paid to the comptroller of the electric utility and deposited daily in the City depository to the credit of

such utility and shall be disbursed only in accordance with the provisions of this Article or of any ordinance now in effect or hereafter enacted relating to the bonded debt of such utility.

The comptroller shall be appointed in a manner determined by the board of public utilities and shall provide a bond for the benefit of the members of the board of public utilities and the City jointly. The amount and conditions of the bond shall be established by ordinance of the City Council. The purpose of the bond is to protect against potential liabilities arising from the comptroller's duties. The cost of the bond shall be paid from the revenue of the electric utility operated by the board.

Section 3.24. Accounting.

The ~~said~~ board of public utilities shall follow in all respects the accounting procedures established for private utilities by the Public Service Commission of Missouri or by the Federal Power Commission. It shall furnish or cause to be furnished to the ~~said~~ city or to its director of finance such record of all cash deposited by it and a monthly record of all receipts and disbursements in such form and in such detail as shall be required by any ordinance hereinafter enacted by the council, which records shall at any time be open to the examination of the council or any committee or representative appointed by the council, and such board shall make, not less frequently than quarterly, full and complete reports of its transactions to the council; and it shall be the duty of the council at such times as it may deem expedient and necessary, but not less than one each year, to make or cause to be made a complete audit of the operations of said board for the preceding year. A final report of said audit shall be presented to both the Board of Public Utilities and the City Council's Audit & Finance Committee or other such committee as may be established by the City Council.

Section 3.25. Purchases and contracts.

The electric utility may ~~make purchases independently~~, except as provided further in this Section and subject to a purchasing policy, but before it makes any purchases or contracts with a value over \$50,000, or lets any contract for improvements with a value over \$50,000, there shall be given ample opportunity for competitive bidding, in accordance with such rules and regulations as the board of public utilities upon recommendation of the general manager, approved by the city council, may prescribe by resolution; provided, however, that the board of public utilities shall not except individual contracts, purchases or sales from requirement of competitive bidding, ~~except for when the purchase is available from a single source~~, nor shall it permit the subdivision of contracts or purchases for the purpose of evading the requirements of competitive bidding.

It is hereby declared to be the public policy of the city that supplies and equipment ordinarily used by the electric utility, operated by the board, and by other departments or agencies of the city, shall be purchased in such manner as to take advantage of the combined purchasing power of the City as a whole, wherever practicable.

The city manager and the general manager of the electric utility, together with such administrative staff as they deem necessary, shall meet at least quarterly to study and apply combined purchasing and any other activities that might be beneficial to the City as a whole.

Section 3.26. Rate making provisions.

The said board shall fix the rates to be charged for services and facilities furnished by the electric utility, subject to the approval of the council. Such rates shall be submitted to the council, and no action shall be taken thereon for a period of at least two weeks. The schedule of proposed rates or changes therein shall be filed with the city clerk and shall be a public record open to the inspection of any person. During such period the council shall hold a public hearing on such schedule of rates or proposed charges thereon and may adjourn such hearing from time to time. At the conclusion of such hearing, the council shall approve or reject such schedule of rates or proposed changes therein.

Both the board and the council may take into consideration the health and welfare of the inhabitants of the community in establishing the rate structure.

Section 3.27. Employees of ~~public~~electric utilityies.

The ~~said~~ board shall appoint and may remove the general manager; all other employees shall be hired, promoted, reduced or discharged in accordance with ~~rules established by the board designed to secure and retain employees strictly on the basis of their merit and without regard to favoritism~~the personnel policies of the City. **The board shall conduct an annual performance evaluation of the General Manager.** The board shall determine the duties and compensation of all employees. No individual member of the said board shall request or recommend the employment, retention, promotion, demotion, discipline or discharge of any employee and such request or recommendation shall be sufficient cause for removal of such board member from office. ~~The general manager and all employees of the board shall be employees of the City subject to all personnel rules and regulations of the City.~~

Section 3.28. Payment into city treasury and services furnished.

The board of public utilities shall pay into the general revenue fund of the City **an amount in lieu of taxes as are normally placed upon private business enterprises.** In addition to such payments, the ~~public~~electric utilityies shall furnish without charge adequate lighting for all streets, alleys or public ways deemed necessary by the council to be lighted.

Section 3.29. Disposition of net income

The board of public utilities and council shall have joint authority and control over the reserves and funds of the electric utility as are not required to pay the usual and proper costs of operation, depreciation, payments in lieu of taxes, maintenance, additions, extensions and repairs of such utilities. Such fund shall be administered and applied in

such manner as may be recommended by the board of public utilities and approved by the council, subject, however, to the provisions of City ordinances now existing, or which hereafter may be passed by the council relating or in connection with any bonded debt of such electric utility. Should the council fail to approve the recommendation of the board of public utilities as to the disposition of such funds, then the council and board of public utilities in joint session may, by two-thirds favorable vote of the council and board of public utilities together, designate the use of any part of, or all of such funds for any or all of the following purposes: reserve for emergencies; addition to or extension and improvement of facilities in accordance with projected plans; the improvement or service in any department of such public utility, regardless of the return therefrom; the defeasance of bonds or early retirement of other debt obligations; or a reduction in rates; but in no case shall any part of this fund be transferred to the general revenue fund of the City. The board of public utilities shall make its report on the previous year's operations and its recommendation concerning use of such funds to the city council within thirty days after receipt of the ~~annual~~ director of finance's annual report.

Section 3.30. Sale of ~~public utilities~~electric utility.

Before the City shall sell or dispose of, in any way, or abandon or cease to operate anythe publicelectric utility which may be owned by it, it shall first submit the proposition for such sale or disposition or abandonment or ceasing to operate, by ordinance, to the qualified voters of said city, either at a general election or a special election, held for that purpose, and it shall require a majority of the votes cast at said election for and against such proposition, to be in favor of the proposition before any authority shall exist for such sale, disposition, abandonment, or ceasing to operate.

Section 3.31. Condemnation.

The board of public utilities shall have the right of eminent domain to the same extent and to be exercised in the name of the City in the same manner as is now or may hereafter be granted by the statutes of Missouri to any privately owned utility.

Section 3.32. Area of service.

The board of public utilities shall operate the electric utility and furnish the services thereof within the corporate limits in which of the City is located.

Nothing in this section shall be construed to prevent said board from purchasing, leasing, accepting, erecting, installing, or otherwise acquiring real and personal property necessary, useful or desirable in the conduct of its operations at any place whether within or without the corporate limits of the City.

CITY OF INDEPENDENCE 2025
City Manager's Office

*Presented by Lisa Reynolds,
Deputy City Manager*

IPL Governance



Overview

Recapping Activities to Date
Review of Current Charter Provisions
Review of Proposed Amendments
Next Steps
Discussion

Recapping the Conversation

A Look Back

- February 20th, 2023: 2023-24 City of Independence Action Plan Adopted
- April 5th, 2023: Council directed and authorized evaluation of future ownership and governance model for IPL
- November 20th, 2023: Council awarded contract to DKMT Consulting
- August 26th, 2024: Council received recommendations from DKMT
 - “Board governance could be public power utility’s greatest strength or weakest link.”
 - 70% of municipally-owned utilities the size of IPL use an independent board oversight model
 - Gave credence to creation of an independent management board comprised of individuals with strong professional backgrounds and skills

Recapping the Conversation

A Look Back

- September 16th, 2024: Council adopted resolution directing City Manager to review the current governance model for IPL along with alternative models presented by DKMT and present recommendations
- June 16th, 2025: Council roundtable held to discuss IPL governance model and possible City Charter amendment
- July 14th, 2025: Council Study Session to seek direction on final proposed Charter amendment and next steps

Review of Current City Charter

Section 3.12 through Section 3.18

Section	Focus Area	Key Points
3.12	Electric Utility Department	Establishes department
3.13	Operations	City runs its electric utility
3.14	Other Utilities	Provides for future utility operations
3.15	Public Utilities Advisory Board	Establishes PUAB
3.16	PUAB Powers & Duties	Sets oversight board with investigative, advisory, and reporting powers
3.17	Electric Operations Standards	Businesslike management, no general revenue, profits to rate relief
3.18	Council Coordination	Mandatory cooperation with PUAB

Review of Proposed Amendments

How the Charter Would Change

- **Current Sections 3.12 through 3.18 deleted**
- **New Section 3.12: Definitions**
 - Defines "public utilities" to include electric, water, and sewer systems, and any other service or facility considered a public utility by law
- **New Section 3.13: Use of Public Utilities for Economic Development**
 - Authorizes the City to use public utilities to promote economic development
 - Includes offering utility-related incentives, supporting infrastructure investments, participating in partnerships, engaging in pilot programs, and acquiring real property for development
 - Requires compliance with laws, financial stability, and alignment with the City's budget and plans
 - City Council to adopt policies for transparency and accountability

Review of Proposed Amendments

How the Charter Would Change

- **New Section 3.14: Governance of Public Utilities**
 - Electric utility controlled by the Public Utilities Board
 - Water and sewer utilities controlled by City unless transferred to the Board
 - Establishes public utility advisory board for utilities not operated by the Board
- **New Section 3.15: Composition of the Public Utilities Board**
 - Board consists of nine members with specific residency and experience requirements
 - Terms are staggered to ensure continuity

Review of Proposed Amendments

How the Charter Would Change

- **New Section 3.16: Appointment of the Board**
 - Members nominated and appointed by the City Council
 - Vacancies filled in the same manner
- **New Section 3.17: Organization of the Board**
 - Board elects a chairman, vice-chairman, and secretary
 - Meetings and records are public
 - Quorum and compensation details provided
- **New Section 3.18: Restrictions on the Board**
 - Board must be nonpartisan
 - Members cannot hold other public offices or be involved in political organizations
 - One-year prohibition on employment with the Board after leaving

Review of Proposed Amendments

How the Charter Would Change

- **New Section 3.19: Duties**
 - Board controls and operates the electric utility
 - Manages contracts, property, and assets
 - Cannot sell utility properties without voter approval
- **New Section 3.20: Powers**
 - Board has broad powers to manage the electric utility, including hiring, purchasing, and contracting
- **New Section 3.21: Budget Provision**
 - Board prepares and submits an annual budget to the City Council
 - Council holds a public hearing and can amend the budget
 - Budget becomes effective upon Council approval

Review of Proposed Amendments

How the Charter Would Change

- **New Section 3.22: Disbursements**
 - Budget approval is deemed an appropriation
 - Payments made by the electric utility's comptroller
- **New Section 3.23: Funds**
 - All utility revenues deposited in the City depository
 - Comptroller appointed by the Board and bonded
- **New Section 3.24: Accounting**
 - Board follows accounting procedures for private utilities
 - Provides regular financial reports to the City
 - Annual audit required

Review of Proposed Amendments

How the Charter Would Change

- **New Section 3.25: Purchase and Contracts**
 - Competitive bidding required for purchases and contracts over \$50,000
 - Combined purchasing with other City departments encouraged
- **New Section 3.26: Rate Making Provisions**
 - Board sets rates subject to City Council approval
 - Public hearing required before rate changes
- **New Section 3.27: Employees of the Electric Utility**
 - Board appoints and evaluates the general manager
 - Employees subject to City personnel policies
- **New Section 3.28: Payment into City Treasury and Services Furnished**
 - Board pays an amount in lieu of taxes to the City
 - Provides free electricity for City-owned buildings and street lighting

Review of Proposed Amendments

How the Charter Would Change

- **New Section 3.29: Disposition of Net Income**
 - Joint control over utility reserves and funds by the Board and Council
 - Funds used for emergencies, improvements, debt reduction, or rate reduction
- **New Section 3.30: Sale of Electric Utility**
 - Voter approval required for the sale or abandonment of the electric utility
- **New Section 3.31: Condemnation**
 - Board has the right of eminent domain
- **New Section 3.32: Area of Service**
 - Board operates the electric utility within the City limits
 - Can acquire property outside the City for utility operations

Next Steps

Staff Seeks Direction on the Following:

- **Proposed Amendment**
 - Does the Council wish to make any further additions, deletions, or modifications to the proposed language?
- **Election Date**
 - When does the City Council wish to seek voter approval?
 - Upcoming elections dates

Election Date	Final Certification Date	Style of Election
November 4, 2025	August 26, 2025	Special Election
February 3, 2026	November 25, 2025	Primary/Bond Election ONLY
April 7, 2026	January 27, 2026	General Municipal Election
August 4, 2026	May 26, 2026	Primary Election
November 3, 2026	August 25, 2026	General Election





MEMORANDUM

DATE: July 14, 2025

TO: Mayor and Members of the City Council

FROM: Susanne Holland, City Clerk

SUBJECT: Boards and Commissions Report

Independence Park Commission

- A recommendation has been made to appoint Pamela Jean Smith to the Independence Park Commission.
- Staff requests direction to add a resolution to the next regular meeting, appointing this individual to the above board.

Public Safety Tax Oversight Committee

- A recommendation has been made to appoint Charlene Gray to the Public Safety Tax Oversight Committee.
- Staff requests direction to add a resolution to the next regular meeting, appointing this individual to the above board.