



**AGENDA
CITY OF HARRISONVILLE
BOARD OF ALDERMEN
REGULAR MEETING
CITY HALL
DECEMBER 1, 2025
6:00 PM**

- 1. Call to Order**
 - A. Pledge of Allegiance**
 - B. Roll Call**
- 2. Ceremonial Matters**
- 3. Public Participation**
- 4. Approval of Minutes**
 - A. Board of Aldermen Minutes - Regular Meeting - November 17, 2025**
 - B. Board of Aldermen Minutes - Work Session - November 17, 2025**
- 5. Agenda Items**
 - A. Council Bill 75: A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE TO AUTHORIZE THE HARRISONVILLE FIRE DEPARTMENT TO WRITE-OFF A SERIES OF DESIGNATED, UNCOLLECTIBLE DEBTS.**
 - B. Council Bill 74: AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE ADOPTING AN OPERATING BUDGET FOR THE CITY OF HARRISONVILLE, MISSOURI, FOR THE FISCAL YEAR JANUARY 1, 2026 THROUGH DECEMBER 31, 2026**
 - C. PUBLIC HEARING: A Preliminary and Final Plat for *Washington Place, Lots 1 - 4* located north of E. Washington Street and west of Highland Drive**
 - D. Council Bill 76: A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE APPROVING THE PRELIMINARY PLAT OF *WASHINGTON PLACE, LOTS 1 – 4* LOCATED NORTH OF E. WASHINGTON**

STREET AND WEST OF HIGHLAND DRIVE ON PROPERTY LOCATED AT 400 E. WASHINGTON STREET IN THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI.

- E. Council Bill 77: AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE APPROVING A FINAL PLAT FOR *WASHINGTON PLACE, LOTS 1 – 4* LOCATED NORTH OF E. WASHINGTON STREET AND WEST OF HIGHLAND DRIVE ON PROPERTY LOCATED AT 400 E. WASHINGTON STREET IN THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI.**
 - F. PUBLIC HEARING: Code Amendments Pertaining to Complete Streets - Continued from October 20, 2025**
 - G. Council Bill 78: AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AMENDING SECTIONS 410.160, 410.320, 410.350, 410.450, 410.470.E, 410.490.B, 410.490.C, 410.490.D, AND 410.530.B, UNDER CHAPTER 410—SUBDIVISION REGULATIONS, IN TITLE IV—LAND USE REGULATIONS OF THE HARRISONVILLE MUNICIPAL CODE AND ESTABLISHING AN EFFECTIVE DATE.**
 - H. PUBLIC HEARING: Code Amendments to Section 405.565.E.3 – Improvement of Parking Areas; Section 405.570 – Residential Design Standards; and Appendix A – Land Use Table**
 - I. Council Bill 79: AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AMENDING SECTIONS 405.565.E AND 405.570, UNDER CHAPTER 405—ZONING REGULATIONS, IN TITLE IV—LAND USE REGULATIONS OF THE HARRISONVILLE MUNICIPAL CODE AND ESTABLISHING AN EFFECTIVE DATE.**
- 6. Aldermen and Committee Reports**
 - 7. Report from the City Administrator**
 - 8. Questions from the Media**
 - 9. Adjourn from Regular Session**

Posted on City Hall Bulletin Board this 26th day of November, 2025.

Daniel Barnett, City Clerk

Public participation during regular meetings of the Board of Aldermen shall be limited to those who have submitted a completed agenda request form. 2 Each person wishing to address the Board during regular meetings of the Board of Aldermen on a topic not on the agenda shall submit a completed agenda request form five (5) business days prior to the meeting the person wishes to address the Board. If the agenda request concerns a complex issue requiring staff research time, the opportunity to address the Board may be moved to a future meeting instead of the meeting immediately following the submission of the agenda request form. 3. Those that have submitted a completed agenda request form shall be limited to three (3) minutes to address the Board, this time cannot be yielded to another person and this time may be extended in three (3) minutes increments only upon a majority vote of the members of the Board of Aldermen, with each additional three (3) minute increment requiring an additional majority vote of the members of the Board of Aldermen.



**MINUTES
CITY OF HARRISONVILLE
BOARD OF ALDERMEN
REGULAR MEETING
CITY HALL
NOVEMBER 17, 2025
6:00 PM**

1. Call to Order

The meeting was called to order at 6:00 PM by Mayor Mike Zaring.

A. Pledge of Allegiance

B. Roll Call

Attendee Name	Organization	Title	Status	Arrived
Bill Mills	Harrisonville	Board Member	Present	
Sandy Franklin	Harrisonville	Board Member	Present	
Larry Pfautsch	Harrisonville	Board Member	Present	
Matt Turner	Harrisonville	Board Member	Present	
Dave Doerhoff	Harrisonville	Board Member	Present	
Marcia Milner	Harrisonville	Board Member	Remote	
Gary Davidson	Harrisonville	Board Member	Present	
Kile Chaney	Harrisonville	Board Member	Present	
Mike Zaring	Harrisonville	Mayor	Present	

Others present: City Administrator Brad Ratliff, City Attorney Alex Felzien, Assistant City Administrator Jeremy Smith, Police Chief Darla Harris, Community Development Director Christina Stanton, Economic Development Director Jim Clarke, Fire Chief Rusty Sullivan, Parks Director Grant Purkey, Public Works Director Matt Carver, Executive Secretary to the City Administrator Theresa West, MMT Technology Inc. members: Gene McVay – Co-CEO/Owner, Joe Turnbow – Co-CEO/Owner, Jeremy McVay – COO, Adam Carlson – Incentives Attorney and Aaron March - Incentives Attorney, and City Clerk Daniel Barnett – recording.

2. Ceremonial Matters

None.

3. Public Participation

None.

4. Approval of Minutes

A. Board of Aldermen Minutes - Regular Meeting - November 3, 2025

RESULT: Passed
MOVER: Alderman Kiley Chaney
SECONDER: Sandy Franklin
AYES: Bill Mills, Larry Pfautsch, Gary Davidson, Dave Doerhoff, Kiley Chaney, Marcia Milner, Matt Turner, Sandy Franklin
EXCUSED:

B. Board of Aldermen Minutes - Work Session - November 3, 2025

RESULT: Passed
MOVER: Alderman Gary Davidson
SECONDER: Matt Turner
AYES: Bill Mills, Larry Pfautsch, Gary Davidson, Dave Doerhoff, Kiley Chaney, Marcia Milner, Matt Turner, Sandy Franklin
EXCUSED:

C. Board of Aldermen Minutes - Closed Session - November 3, 2025

RESULT: Passed
MOVER: Alderman Dave Doerhoff
SECONDER: Gary Davidson
AYES: Bill Mills, Larry Pfautsch, Gary Davidson, Dave Doerhoff, Kiley Chaney, Marcia Milner, Matt Turner, Sandy Franklin
EXCUSED:

5. Agenda Items

A. PUBLIC HEARING: Enhanced Enterprise Zone Tax Abatement for MMT Technology, Inc.

Mayor Zaring opened the public hearing at 6:02 p.m.

Staff report presented by Economic Development Director Clarke.

Clarke presented a request for Enhanced Enterprise Zone tax abatement from MMT Technology Inc.

Clarke reviewed the history of MMT's business in Harrisonville and throughout Cass County.

Clarke said the project's eligibility for the EEZ program has been met.

Clarke outlined the project's scope and scale, stating that the real property investment will be \$7 million and the business' personal property investment will be \$2,180,000. Clarke said the project would add 28 new full-time jobs.

Clarke said the investments would be made in either late 2025 or early 2026.

Clarke said the proposed new building would be approximately 43,000 square feet.

Clarke spoke to the years that the new investments will be made and to the timeline for the 28 new full-time jobs.

Clarke provided the Board with a brief outline of the Missouri Works program and how it applies to the proposed project.

Clarke said MMT has not, at this time, applied to use the Missouri Works program.

Clarke said the total capital investment of the project is \$9,180,000.

Clarke explained the new capital investment additional benefits and new full-time jobs additional benefits that can be available to EEZ projects. Clarke said the proposed project would receive additional benefits for new full-time jobs created, as the new full-time jobs created meet the additional tax abatement thresholds.

Clarke spoke to the percentages for the new real property tax abatement and reminded the Board that those percentages will be used to calculate a proper estimate once a final appraisal has been completed.

Clarke said MMT Technology Inc. had informed him that their company had been approached by the communities of Archie, MO and Clinton, MO about expanding to their communities.

MMT Technology Incentives Attorney Adam Carlson offered to field any further questions from the Board of Aldermen and offered to provide additional information, if it is needed.

Mayor Zaring asked what the benefit to the Harrisonville community would be in approving the proposed tax abatement, when over the past few years, the relationship between the City of Harrisonville and MMT Technology Inc. has not been favorable.

Carlson spoke about the additional jobs created by the expansion and relocation project and spoke about the possibility for partnerships with the local school district to provide internships and other educational programs that would benefit the work force in and around Harrisonville.

MMT Technology Inc. Co-CEO/Owner Gene McVay said that the situation with the railroad spur was not a good one and that, for a time, MMT did not know that they owned the property.

McVay spoke about the situation from the perspective from MMT and said it became a mess overtime.

McVay apologized for how the situation transpired and said the interactions were not typical to how MMT operates.

McVay spoke about the products MMT creates and where they can be found throughout Harrisonville.

Alderman Mills asked if the recent tariff changes have created difficulty for MMT.

McVay said yes and spoke about the 'ever-changing landscape' for final cost for many of their materials.

Alderman Davidson asked why MMT's wages are below the Cass County average wage.

McVay said he believes there has been a miscalculation on the average wages that MMT would offer.

McVay offered new numbers for the average wages, with the average calculated at \$58,010.00, which includes existing jobs wages.

Clarke clarified the factors that make up the average wage calculations, stating that City staff uses the new jobs

starting wages to compare to the County average wages, as the EEZ tax abatement is calculated on only the new full-time jobs created, not existing jobs wages.

Clarke also spoke about the pressure that exists on manufacturing wages throughout Cass County, due to recent manufacturing growth in Belton and Raymore.

Mayor Zaring closed the public hearing at 6:36 p.m.

B. Council Bill 71: A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE AUTHORIZING REAL PROPERTY TAX ABATEMENT FOR BENEFIT OF MMT TECHNOLOGY, INC.

Upon passage, Mayor Zaring designated the resolution to be Resolution number 2025-33.

RESULT: Passed
MOVER: Alderman Bill Mills
SECONDER: Matt Turner
AYES: Bill Mills, Larry Pfautsch, Gary Davidson, Dave Doerhoff, Kiley Chaney, Marcia Milner, Matt Turner, Sandy Franklin
EXCUSED:

C. Council Bill 72: A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE AUTHORIZING MAYOR ZARING TO ENTER INTO AN AGREEMENT FOR THE ACQUISITION OF REAL PROPERTY LOCATED WITHIN THE CITY OF HARRISONVILLE, MISSOURI

Staff report presented by City Attorney Felzien.

Felzien said the agreement was for property that would be included in the Royal Street Extension project.

Felzien said the closing date for the sale would be within 30 days of the date that the agreement is approved.

Felzien said there will likely be an amendment brought before the Board of Aldermen on December 1, with an updated description for what physical pieces of property are included within the agreement.

Felzien reminded the Board that the agreement is for the purchase of rights-of-way, and not land.

Upon passage, Mayor Zaring designated the resolution to be Resolution number 2025-34.

RESULT: Passed
MOVER: Alderman Matt Turner
SECONDER: Dave Doerhoff
AYES: Bill Mills, Larry Pfautsch, Gary Davidson, Dave Doerhoff, Kiley Chaney, Marcia Milner, Matt Turner, Sandy Franklin
EXCUSED:

D. Council Bill 73: AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI CERTIFYING THE RESULTS OF

THE GENERAL ELECTION HELD ON NOVEMBER 4, 2025.

Staff report presented by City Administrator Ratliff.

Ratliff said the ordinance certifies the results from the November 4, 2025 election.

Upon passage, Mayor Zaring designated the ordinance to be Ordinance number 3752.

RESULT: Passed
MOVER: Alderman Larry Pfautsch
SECONDER: Matt Turner
AYES: Bill Mills, Larry Pfautsch, Gary Davidson, Dave Doerhoff, Kiley Chaney, Marcia Milner, Matt Turner, Sandy Franklin
EXCUSED:

E. Council Bill 74: AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE ADOPTING AN OPERATING BUDGET FOR THE CITY OF HARRISONVILLE, MISSOURI, FOR THE FISCAL YEAR JANUARY 1, 2026 THROUGH DECEMBER 31, 2026

City Attorney Alex Felzien read the ordinance for the first time.

Staff report presented by City Administrator Ratliff.

Ratliff reminded the Board of several capital improvement items that are included within the proposed budget.

Ratliff said the ordinance would be read for the second time at the December 1, 2025 Board of Aldermen meeting.

6. Aldermen and Committee Reports

Alderwoman Franklin spoke about an upcoming fundraiser to benefit the dog park in City Park.

Alderman Mills congratulated Alderwoman Franklin on her recent recognition by the Missouri Municipal League as a recipient of their Civic Leadership Award. Mills said the annual meeting of the 291/71 Partners in Progress TDD will take place on Monday, November 24.

Alderman Turner also congratulated Alderwoman Franklin and expounded upon the purpose of the award and her leadership throughout the Harrisonville community.

Alderman Pfautsch said he is excited to share with the public about the work that will be done for the Royal Street Extension project. Pfautsch also encouraged all in attendance to wish Mr. John Foster a happy 90th birthday.

Alderman Doerhoff spoke about the Town Center TDD meeting that was held earlier in November. Doerhoff wished all in attendance a happy Thanksgiving.

7. Report from the City Administrator

City Administrator Ratliff reminded the Board about a series of upcoming community events.

Ratliff informed the Board that the contractor for the Ash Street Bridge over Towne Creek project is installing H beams for the culvert/arch bridge support.

Ratliff said the Beckerdite Storm Water Drainage Improvements project is scheduled to begin on December 1.

Ratliff said the acquisition date has been determined for the rights-of-way for the South Commercial Extension Project, and said eight properties will be appraised by Integra Realty Resources and the rights-of-way negotiated by Great Rivers Engineers.

Ratliff announced that City staff have recommended that HDR be considered the top engineering firm for the Raw Water Transmission Main and Raw Water Pumping Station.

Ratliff said City staff were able to utilize Placer Ai to determine that over 1,800 people attended the Halloween on Pearl Street. Ratliff said that number only shows those who are carrying a cell phone, and that the realistic number would be even higher.

Ratliff said the construction drawings have been received for the Cedar Creek development.

Ratliff said final development plans have been received for the expansion of Staying Home Corporation.

A. Municipal Court Report October 2025

8. Questions from the Media

Dennis Minnich of the Tribune & Times asked what land was included in the agreement that was passed with Council Bill 72.

City Attorney Felzien said the precise property included is not yet known and said the legal descriptions will be included in an amendment that will come before the Board of Aldermen on December 1.

City Administrator Ratliff said the final property will be rights-of-way needed to build the extension of Royal Street.

Felzien said the entire property is part of the project, but that part of the property will be purchased while other will be donated. Ratliff said the survey work that is being completed over the next 30 days, will determine the exact property that is to be purchased.

9. Adjourn from Regular Session

Mayor Zaring thanked City staff for their efforts to maintain the lowest utility rates possible, and said he was disappointed to see Questions 1 and 2 not be passed during the November 4, election.

Zaring said he appreciated the work staff put in to educate the community about all three of the items on the ballot.

Zaring said the ballot items that did not pass will be brought back at a future election.

Zaring thanked the Board of Aldermen for their work to make difficult decisions that will ultimately benefit the Harrisonville community.

A motion was made by Alderman Davidson to adjourn from the Regular Meeting. The motion was seconded by Alderman Chaney. The motion carried with a unanimous vote. The meeting adjourned at 7:07 p.m.

Mike Zaring, Mayor & Ex-Officio
Chairmen of the Board of Alderman

ATTEST:

Daniel Barnett, City Clerk



**MINUTES
CITY OF HARRISONVILLE
BOARD OF ALDERMEN
WORK SESSION
CITY HALL
NOVEMBER 17, 2025
6:30 PM**

1. Call to Order

The meeting was called to order at 7:23 PM by Mayor Mike Zaring.

2. Present

A. Roll Call

Attendee Name	Organization	Title	Status	Arrived
Bill Mills	Harrisonville	Board Member	Present	
Sandy Franklin	Harrisonville	Board Member	Present	
Larry Pfautsch	Harrisonville	Board Member	Present	
Matt Turner	Harrisonville	Board Member	Present	
Dave Doerhoff	Harrisonville	Board Member	Present	
Marcia Milner	Harrisonville	Board Member	Remote	
Gary Davidson	Harrisonville	Board Member	Present	
Kile Chaney	Harrisonville	Board Member	Present	
Mike Zaring	Harrisonville	Mayor	Present	

Others present: City Administrator Brad Ratliff, Assistant City Administrator Jeremy Smith, Fire Chief Rusty Sullivan, Community Development Director Christina Stanton, Parks Director Grant Purkey, Police Chief Darla Harris, Public Works Director Matt Carver, Economic Development Director Jim Clarke, Executive Secretary to the City Administrator Theresa West and City Clerk Daniel Barnett – recording.

3. Discussion Items

B. LifeFlight Eagle Hangar Discussion

Public Works Director Carver spoke to the Board about upgrades to the LifeFlight hangar that have been proposed by LifeFlight.

Carver said LifeFlight is proposing to make \$41,786.00 worth of renovations to the hangar, including transitioning all

main hanger lights to LED, refinishing the entire hangar floor with epoxy and installing a mini-split air conditioning unit in the office.

Carver said LifeFlight has asked the City to freeze their rental rate at \$1,542.30 for the next five years, in exchange for LifeFlight covering the renovation costs.

Carver said City staff recommend freezing the current rental rate and allowing LifeFlight to complete their proposed renovations.

A consensus of the Board of Alderman was reached to freeze the current rental rate for LifeFlight and allowing LifeFlight to complete their proposed renovations.

A. Special Event Coordination Discussion

Public Works Director Carver spoke to the Board about the partnership between the City of Harrisonville and the Harrisonville Area Chamber of Commerce for the annual Log Cabin Festival.

Carver said he is not suggesting the City step away from co-sponsoring the event, or from not having City staff serve during the event.

Carver spoke about concerns with the current stage used during the event.

Carver suggested meeting with the Harrisonville Area Chamber of Commerce about finding an alternative to the current stage.

Carver also spoke about the handwashing station that City staff haul and set up for the event.

Carver suggested working with the Chamber to develop an agreement for the annual maintenance, storage and event-location for the handwashing station.

Carver provided information to the Board about the fiscal and labor contributions that the City makes during the event.

Carver said the labor costs for the event total to \$12,784, including 201 staff hours.

Carver asked the Board if they would allow City staff to meet with the Chamber to set expectations for both the City and the Chamber's contributions to the event.

Mayor Zaring encouraged Carver to meet with the Chamber of Commerce Board about the Log Cabin Festival.

A motion was made by Alderman Davidson to adjourn from the Work Session. The motion was seconded by Alderman Turner. The motion carried with a unanimous vote. The meeting adjourned at 8:06 p.m.

Mike Zaring, Mayor & Ex-Officio
Chairmen of the Board of Alderman

ATTEST:

Daniel Barnett, City Clerk

Bad Debt w/ off 2025

040972	\$	300.00	Deceased	
050084	\$	739.04	KS MDCD	
050237	\$	1,117.74	Deceased	Part A only
001701	\$	684.50	Deceased	VA
001748	\$	683.21	Deceased	VA
041932	\$	271.43	Deceased	
031064	\$	100.00	Deceased	
040653	\$	300.00	Deceased	
021628	\$	260.00	Deceased	
021417	\$	260.00	Deceased	
031761	\$	96.14	Deceased	
011538	\$	297.67	Deceased	
050220	\$	900.00	Deceased	
040236	\$	754.82	Deceased	No Ins
040747	\$	87.84	Deceased	
000163	\$	215.53	Deceased	
020652	\$	648.43	Deceased	
030954	\$	85.54	Deceased	
031159	\$	123.14	Deceased	
031284	\$	116.20	Deceased	
031327	\$	117.77	Deceased	
030984	\$	582.29	Deceased	
020553	\$	290.00	Deceased	
031785	\$	737.98	Ins Denied	
041513	\$	84.90	Deceased	
021369	\$	841.70	Deceased	No Ins
030083	\$	250.00	Deceased	
040260	\$	290.00	Deceased	
040504	\$	290.00	Deceased	
040540	\$	290.00	Deceased	
040546	\$	290.00	Deceased	
040553	\$	268.49	Deceased	
041782	\$	290.00	Deceased	
012480	\$	970.04	Deceased	HU pd pt
040167	\$	120.38	Deceased	
040213	\$	88.02	Deceased	
040285	\$	102.87	Deceased	
050280	\$	275.00	Deceased	
050374	\$	275.00	Deceased	
021372	\$	881.46	Deceased	HU pd pt
191750	\$	270.00	Deceased	

040573	\$	290.00	Deceased	
030603	\$	739.04	Deceased	
050268	\$	996.50	Deceased	
050620	\$	1,027.01	Deceased	Part A only
031787	\$	748.53	Deceased	No Ins
031586	\$	744.31	Deceased	No Ins
031542	\$	736.93	Deceased	No Ins
050437	\$	275.00	Deceased	
031813	\$	95.09	Deceased	
031609	\$	195.00	Deceased	
031526	\$	195.00	Deceased	
050083	\$	745.05	Deceased	KS MDCD
041796	\$	300.00	Deceased	
050480	\$	275.00	Deceased	
050395	\$	720.00	Deceased	
002170	\$	1,048.20	Deceased	No Ins
050823	\$	99.29	Deceased	
051297	\$	260.00	Deceased	
051604	\$	260.00	Deceased	
040944	\$	940.87	Bad Inform	
031442	\$	210.50	Deceased	
050107	\$	290.00	Deceased	
050266	\$	290.00	Deceased	
040702	\$	900.00	Deceased	
030651	\$	362.93	Bankruptcy	
020726	\$	312.42	Deceased	
021305	\$	737.98	Deceased	No Ins
021006	\$	260.00	Deceased	
041432	\$	127.36	Deceased	
040401	\$	126.47	Deceased	
040474	\$	111.98	Deceased	
040479	\$	111.26	Deceased	
031414	\$	1,058.66	Deceased	No Ins
041402	\$	110.00	Deceased	
040569	\$	1,068.15	Bad Inform	
041626	\$	1,195.85	VA denied	
040980	\$	81.94	Deceased	
041388	\$	105.54	Deceased	
040913	\$	87.30	Deceased	
040912	\$	51.75	Deceased	
030242	\$	157.81	Deceased	
030776	\$	170.52	Deceased	
050262	\$	1,375.26	Deceased	VA
041713	\$	265.00	Deceased	

031621	\$	250.00	Deceased	
030084	\$	1,081.91	Deceased	VA
000646	\$	1,087.14	Deceased	VA
000483	\$	1,048.20	Deceased	VA
	\$	39,373.88		

Council Bill No. 2025-

Resolution No. 2025-

A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE TO AUTHORIZE THE HARRISONVILLE FIRE DEPARTMENT TO WRITE-OFF A SERIES OF DESIGNATED, UNCOLLECTIBLE DEBTS.

WHEREAS, the Harrisonville Fire Department charges fees for services rendered; and

WHEREAS, the fees charged by Harrisonville Fire Department are collected first from billing insurance, second from the customer and then customer accounts are sent to a collection agency when the customer chooses not to pay for services not covered by insurance; and

WHEREAS, the Harrisonville Fire Department has attempted to make collections on these accounts and has been unsuccessful in this attempt; and

WHEREAS, the City of Harrisonville's annual audit has recommended the writing off of accounts receivable balances each year that are deemed uncollectible; and

WHEREAS, staff determined to write-off as uncollectible for the Harrisonville Fire Department a total of \$39,373.88; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1: That the Harrisonville Fire Department is hereby authorized and directed by the Board of Aldermen to write off a series of uncollectible debts, totaling \$39,373.88.

Section 2: That this resolution shall become effective immediately upon its passage and approval.

PASSED AND RESOLVED BY THE BOARD OF ALDERMEN AND APPROVED BY THE MAYOR OF THE CITY OF HARRISONVILLE, MISSOURI ON THIS 1ST DAY OF DECEMBER 2025.

VOTE TAKEN AS FOLLOWS:

AYES:

NAYS:

ABSENT:

EXCUSED:

Mike Zaring, Mayor and Ex-Officio
Chairman of the Board of Aldermen

ATTEST:

Daniel Barnett, City Clerk

WITNESS my hand and seal this 1st day of December 2025.

To: Mayor & Board of Aldermen

From: Jeremy Smith

Date: November 17, 2025

Re: First Reading of 2026 Budget

The 2026 budget is being presented tonight for the first reading.

Attached is the draft 2026 budget book and a memo from Toth and Associates, outlining the 2026 electric rates.

Contact me with any questions.



ANNUAL BUDGET DOCUMENT

FISCAL YEAR 2026

PREPARED BY:
DEPARTMENT OF FINANCE
CITY ADMINISTRATOR'S OFFICE

NOVEMBER 2025



GOVERNMENT FINANCE OFFICERS ASSOCIATION

*Distinguished
Budget Presentation
Award*

PRESENTED TO

**City of Harrisonville
Missouri**

For the Fiscal Year Beginning

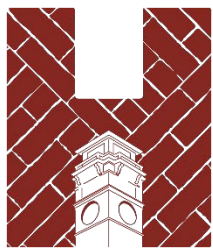
January 01, 2025

Christopher P. Morill

Executive Director

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THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

300 E. Pearl Street, P.O. Box 367 • Tel: 816-380-8900 • Fax: 816-380-8906 • Harrisonville, MO 64701

November 17, 2025

Honorable Mayor
Members of the Board of Aldermen
City of Harrisonville

Submitted for your consideration is the proposed Fiscal Year 2026 budget for the City of Harrisonville, Missouri. The annual budget for Fiscal Year 2026, as proposed, represents the administrative and financial plan for the City of Harrisonville. This budget is the product of a comprehensive team effort of City staff.

Department Directors were asked to submit budget requests to meet the overall department responsibilities and capital requests. Departmental submissions were reviewed, streamlined, and adjusted during individual department review by the Department Director, Assistant City Administrator and City Administrator to balance financial constraints and service delivery mandates. This process has been thorough to maintain cost effective delivery of City services but does not end with adoption of the budget document. The Fiscal Year 2026 budget presents a balanced program of services and cost control measures, which will be monitored throughout the year to provide quality programs and services important to the citizens of Harrisonville.

The document begins with an outline of the proposed Fiscal Year 2026 budget in summary.

Sections include:

- Overall fiscal year 2026 budget across all funds.
- Individual fund summaries showing the overall revenue and expenditure trends by fund by category.
- Department summaries with organizational charts and key changes to the respective departments.
- Report that includes total revenue and expenditures for 2023, 2024 actual, 2025 amended budget and 2026 proposed budget.

DISCUSSION

The budget that is contained within this document is not considered complete until adopted by the City's Board of Alderman. In the coming weeks staff will facilitate discussions surrounding the changes to this budget in addition to the Capital Improvement Plan. The overall proposed 2026 budget is \$44,955,262 compared to the 2025 amended budget of \$80,882,519. The operating portion of the 2026 budget is \$44,072,252 while the operation portion of the 2025 budget was \$44,018,392 or a 1.2% decrease.

Fiscal year 2023 marks the first full year of collections of the additional ½ cent fire protection sales tax approved by citizens for public safety. This revenue source is accounted for along with other fire and emergency services in the emergency services fund. However, due to the loss of the transfer contract with Cass Medical in 2022, revenues in the emergency services fund are significantly lower.

This budget also continues the combination of three funds; Parks, Aquatics, and Community Center, into a single fund titled *Parks and Recreation*. This combination helps the parks department be more flexible with the resources they receive from the programs they operate.

A summary of key budget highlights and changes is detailed below:

General Fund

- Sales tax revenue has been adjusted to a 3% increase over the 2025 budget estimates.
- Overall assessed value increased 7.5% from 2024 to 2025 (budget 2026).
- All other revenue within the General Fund is estimated to grow at a modest 1%.
- Overall expense changes include:
 - Salaries reflect a 4% increase, based on the pay performance plan
 - General LAGERS at 14.10% of salary
 - Police Department Related LAGERS at 17.60% of salary
 - Fire LAGERS at 13.70% of salary
 - 15% increase in medical insurance premiums
 - Auto, property/liability insurance increased 20%

Water & Sewer System

- Water rates increased 18% and Sewer rates increased 11% in accordance with the 2025 rate study

Electric System

- The city is currently under contract with Toth & Associates to perform a rate and cost of service study. Preliminary analysis has informed the budget process for recommended 2026 rates with a 5.5% increase across all rate classes.

ACTION REQUESTED/RECOMMENDATION

Staff will be available to review the above-listed items and the City's FY 2025 budget.

- October 6th – budget presentation and discussion
- October 20th – budget discussion
- November 3rd –budget follow up.
- November 17th – First reading of budget.
- December 1 – second reading and adoption.

Respectfully,



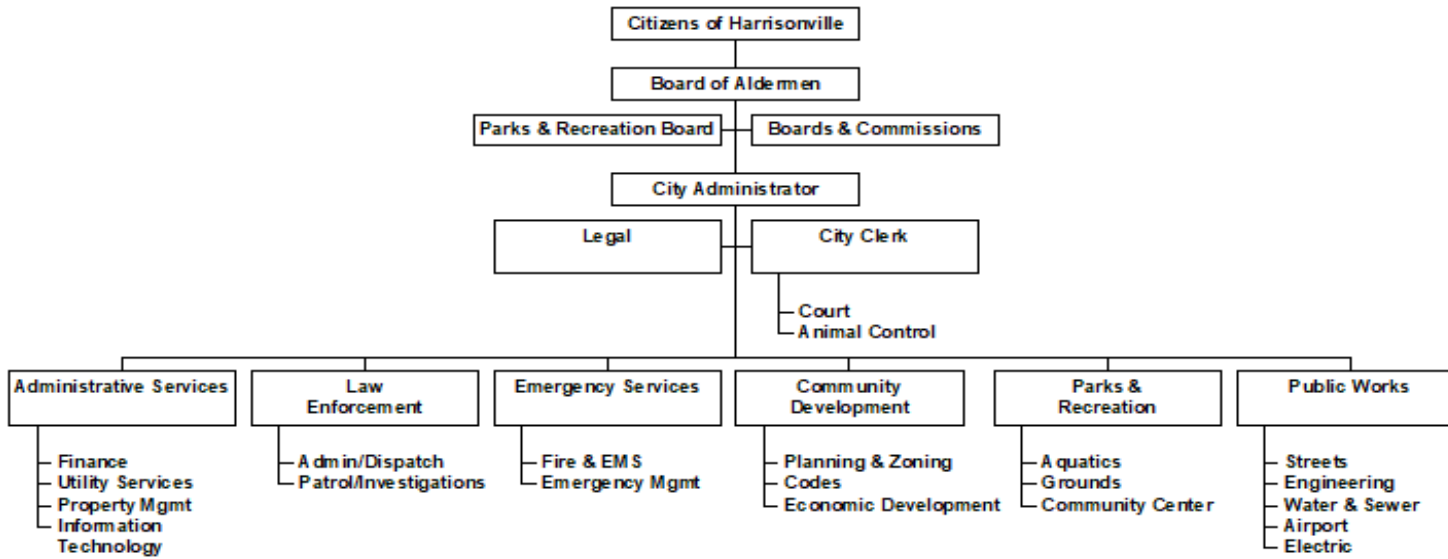
City Administrator

BUDGET SUMMARY
ALL FUNDS

FUND SUMMARY - CITY WIDE

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
50 Sales Taxes	8,150,524	9,354,928	7,767,740	7,871,648
51 Taxes	4,250,800	4,689,516	4,237,320	4,937,715
52 License And Permits	348,984	407,983	306,517	240,586
53 Charges For Service	25,036,489	25,453,690	26,769,598	29,510,317
55 Misc. Income	3,228,610	507,339	443,471	466,678
56 Intergovernmental	1,562,054	6,416,808	13,000,466	107,251
57 Municipal Court	97,580	124,812	106,491	104,800
58 Interest	1,950,683	2,292,753	609,263	528,533
59 Other Rev. Sources/trans	30,064,155	1,645,491	29,310,643	1,812,199
54 RECREATIONAL PROGRAMS	212,806	248,820	306,926	346,706
Revenue Total	74,902,686	51,142,139	82,858,435	45,926,433
Expense				
01 Personnel Services	-12,664,689	-13,017,120	-15,421,918	-16,939,126
02 Contractual Services	-4,416,759	-4,400,397	-6,332,482	-5,552,701
03 Commodities	-9,526,115	-9,985,372	-10,788,612	-11,871,717
04 Other Charges	-16,041,231	-9,533,707	-9,707,486	-9,270,815
05 Capital Outlay	-471,332	-522,261	-1,695,013	-364,523
06 Depreciation	-2,190,675	-2,240,732	0	0
07 Recreation Programs	-8,667	-45,489	-72,880	-73,370
10 Capital Project	-884,370	-7,217,093	-36,864,127	-883,010
Expense Total	-46,203,838	-46,962,173	-80,882,519	-44,955,262
Net Surplus (Deficit)	28,698,848	4,179,966	1,975,917	971,171

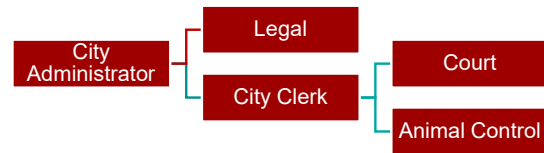
DEPARTMENT BUDGETS



General Administration

Mission

The Administration department is responsible for providing efficient, effective leadership for the City organization and serve the Board of Alderman and citizens of the City of Harrisonville, Missouri.



Expenditures - Across all Funds

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
0101 Adm-mayor And Board				
01 Personnel Services	56,651	60,578	69,672	78,418
02 Contractual Services	49,912	13,412	106,501	74,895
03 Commodities	1,056	1,674	4,000	4,000
04 Other Charges	66,004	45,664	59,825	58,681
0101 Adm-mayor And Board Total	173,624	121,328	239,998	215,994
0103 Administration				
01 Personnel Services	394,314	435,508	433,887	471,837
02 Contractual Services	20,188	96,716	227,043	258,466
03 Commodities	7,109	4,890	9,954	11,954
04 Other Charges	8,618,262	1,833,357	348,885	347,574
06 Depreciation	179,193	72,315	0	0
0103 Administration Total	9,219,066	2,442,785	1,019,768	1,089,831
0105 Legal				
02 Contractual Services	289,653	210,043	350,080	350,080
0105 Legal Total	289,653	210,043	350,080	350,080
0204 Finance-municipal Court				
01 Personnel Services	116,312	122,072	136,016	142,103
02 Contractual Services	4,093	5,645	10,120	10,120
03 Commodities	578	489	665	665
04 Other Charges	11,441	4,069	2,342	2,342
0204 Finance-municipal Court Total	132,423	132,275	149,143	155,230
0312 Animal Control				
01 Personnel Services	150,797	165,596	205,741	191,046
02 Contractual Services	56,602	33,486	122,034	53,687
03 Commodities	8,546	7,230	16,293	17,493
04 Other Charges	4,505	7,693	7,374	9,050
0312 Animal Control Total	220,451	214,004	351,441	271,275
Grand Total	10,035,216	3,120,435	2,110,430	2,082,410

FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
01 General Fund	1,263,161	1,184,028	1,584,534	1,524,180
09 Fleet Maintenance	226,638	162,499	210,272	243,105
20 Debt Service Fund	8,545,418	1,773,909	315,625	315,125
Grand Total	10,035,216	3,120,435	2,110,430	2,082,410

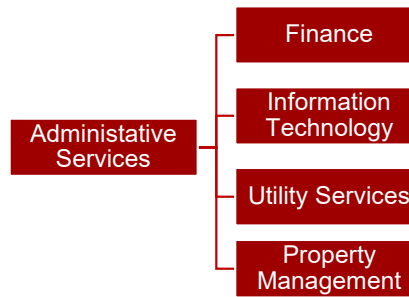
Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
ADMINISTRATION				
City Administrator	1.0	1.0	1.0	1.0
City Clerk/PIO	1.0	1.0	1.0	1.0
Animal Control Supervisor	0.0	0.0	0.0	1.0
Animal Control Officer	0.0	0.0	0.0	1.0
Part-time Shelter Worker	0.0	0.0	0.0	0.5
Executive Secretary	1.0	1.0	1.0	1.0
Municipal Court Administrator	1.0	1.0	1.0	1.0
Part-time Court Clerk	0.5	0.5	0.5	0.5
TOTAL ADMINISTRATION	4.5	4.5	4.5	7.0

Administrative Services

Mission

Administrative Services is responsible for the finance department including payroll, accounting and budget, information technology, utility billing and property management



Expenditures - Across all Funds

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
0203 Finance-administration				
01 Personnel Services	563,902	603,609	669,843	706,004
02 Contractual Services	177,204	199,097	244,188	238,299
03 Commodities	1,803	827	5,864	4,164
04 Other Charges	18,705	24,823	27,727	31,135
0203 Finance-administration Tot	761,613	828,357	947,622	979,602
0215 Finance-property Mangmnt				
02 Contractual Services	25,969	28,869	46,111	44,509
03 Commodities	6,017	8,033	8,850	8,850
04 Other Charges	13,215	23,068	24,183	27,445
05 Capital Outlay	7,539	1,432	20,090	30,000
0215 Finance-property Mangmnt	52,740	61,402	99,234	110,804
0230 Finance-utilities				
01 Personnel Services	268,319	289,948	322,014	346,968
02 Contractual Services	209,403	381,197	448,163	247,900
03 Commodities	1,645	797	2,720	2,720
04 Other Charges	259	379	2,800	1,000
0230 Finance-utilities Total	479,626	672,321	775,697	598,588
0240 Information Technology				
01 Personnel Services	210,959	193,606	306,971	356,770
02 Contractual Services	312,681	340,317	768,434	726,100
03 Commodities	68,296	27,749	156,625	85,700
05 Capital Outlay	72,809	144,787	174,181	109,500
0240 Information Technology To	664,744	706,460	1,406,211	1,278,070
Grand Total	1,958,723	2,268,540	3,228,764	2,967,064

FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
01 General Fund	1,871,443	2,091,197	2,986,985	2,772,614
07 Electric Fund	27,656	23,376	94,190	54,500
08 CWSS Fund	25,393	122,022	72,181	86,450
15 Parks and Recreation Fund	34,230	31,944	75,408	53,500
Grand Total	1,958,723	2,268,540	3,228,764	2,967,064

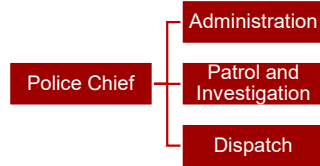
Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
ADMINISTRATIVE SERVICES				
FINANCE-ADMINISTRATION				
Finance Manager	1.0	1.0	1.0	1.0
Director of Administrative Services	1.0	1.0	1.0	0.0
Assistant City Administrator	0.0	0.0	0.0	1.0
IT Specialist	1.0	1.0	1.0	1.0
IT Security Specialist	1.0	1.0	1.0	1.0
IT Support Specialist	0.0	0.0	1.0	1.0
Accounting Specialist	1.0	1.0	1.0	1.0
Accounts Payable Specialist	1.0	1.0	1.0	1.0
Payroll/Benefits	1.0	1.0	1.0	1.0
Payroll/Accounting Clerk	1.0	0.0	0.0	0.0
CIP ANALYST	1.0	1.0	1.0	1.0
HR Generalist	1.0	0.0	0.0	0.0
HR Manager	0.0	1.0	1.0	1.0
Part-time HR Clerk	0.0	0.0	0.5	0.5
TOTAL FINANCE-ADMINISTRATI	10.0	9.0	10.5	10.5
FINANCE-CUSTOMER SVC/UTILITY BILLING				
Accounting Clerk 1	3.0	3.0	3.0	2.0
Accounting Clerk 2	1.0	1.0	1.0	1.0
Utility Department Supervisor	0.0	0.0	0.0	1.0
TOTAL FINANCE-CUSTOMER SV	4.0	4.0	4.0	4.0
TOTAL ADMININSTRATIVE SERV	14.0	13.0	14.5	14.5

Law Enforcement

Mission

The City of Harrisonville Police Department is committed to the safety and well-being of its citizens and visitors, which includes traffic safety. The department is responsible for Patrol, Investigation and Animal Control.



Expenditures

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
0310 Law Enf-adm And Dispatch				
01 Personnel Services	601,819	650,785	783,452	876,171
02 Contractual Services	51,741	49,468	60,286	58,973
03 Commodities	13,054	33,493	26,362	18,130
04 Other Charges	2,828	7,175	7,901	2,977
05 Capital Outlay	0	0	93,500	2,500
0310 Law Enf-adm And Dispatch Total	669,442	740,922	971,501	958,751
0311 Law Enf-patrol				
01 Personnel Services	2,527,113	2,561,450	3,194,952	3,535,761
02 Contractual Services	189,957	189,923	200,894	207,076
03 Commodities	100,756	115,738	146,496	118,666
04 Other Charges	130,239	214,886	263,420	342,117
0311 Law Enf-patrol Total	2,948,065	3,081,997	3,805,763	4,203,620
Grand Total	3,617,506	3,822,919	4,777,264	5,162,370

FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
01 General Fund	3,617,506	3,822,919	4,777,264	5,162,370
Grand Total	3,617,506	3,822,919	4,777,264	5,162,370

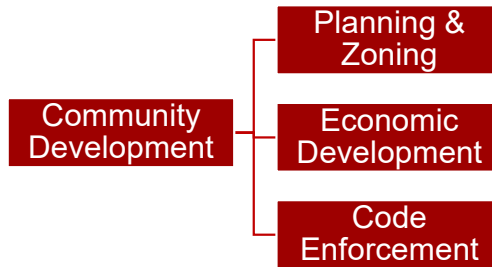
Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
POLICE DEPARTMENT				
Police Chief	1.0	1.0	1.0	1.0
Lieutenant	2.0	2.0	2.0	2.0
Sergeant	4.0	4.0	4.0	4.0
Detective	3.0	3.0	3.0	3.0
Corporal	3.0	3.0	5.0	5.0
Patrol	13.0	15.0	15.0	13.0
Communication Supervisor	1.0	1.0	1.0	1.0
Communication Officers	6.0	8.0	8.0	8.0
Part-time Communication Officers	0.8	0.0	0.0	0.25
Records Clerk	1.0	1.0	1.0	0.0
Administrative Secretary	0.0	0.0	0.0	1.0
Evidence Clerk	1.0	1.0	1.0	1.0
TOTAL POLICE DEPARTMENT	35.8	39.0	41.0	39.3

Community Development

Mission

Strive to promote quality construction & growth for the City of Harrisonville by adhering to the City's Comprehensive Plan, and ordinances regarding development.



Expenditures

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
0608 Community Development				
01 Personnel Services	568,323	618,783	670,889	738,082.00
02 Contractual Services	91,233	68,228	194,658	143,980.65
03 Commodities	7,944	5,402	10,569	9,568.92
04 Other Charges	17,097	17,195	18,480	19,303.75
0608 Community Development Total	684,598	709,608	894,595	910,935.32
Grand Total	684,598	709,608	894,595	910,935.32

FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
01 General Fund	684,598	709,608	894,595	910,935
Grand Total	684,598	709,608	894,595	910,935

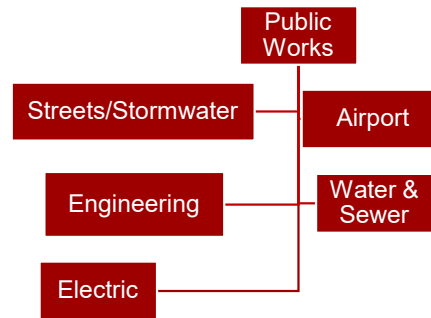
Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
COMMUNITY DEVELOPMENT				
Community Development Director	1.0	1.0	1.0	1.0
Economic Development Director	1.0	1.0	1.0	1.0
Building Permit Tech	0.0	1.0	1.0	1.0
Building Official	0.0	1.0	1.0	1.0
Building Inspector	0.0	1.0	1.0	0.0
Building & Codes Supervisor	0.0	0.0	0.0	1.0
Codes Officer	0.0	1.0	1.0	1.0
Building Official	1.0	0.0	0.0	0.0
Senior Building/CIP	1.0	0.0	0.0	0.0
Codes Compliance Officer/Bldg. Inspector 1	1.0	0.0	0.0	0.0
Administrative Secretary	1.0	0.0	0.0	0.0
TOTAL COMMUNITY DEVELOPMENT	6.0	6.0	6.0	6.0

Public Works

Mission

Public works provides high-quality public works services to the public and other city departments, while balancing cost-effective operations, customers, and delivery of services in a responsible and efficient manner.



Expenditures - Across all Funds

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
01 General Fund				
0717 P.W.-AIRPORT				
01 Personnel Services	528	0	0	0
02 Contractual Services	23	0	0	0
0717 P.W.-AIRPORT Total	551	0	0	0
0707 PW-street				
01 Personnel Services	590,514	583,487	633,545	629,536
02 Contractual Services	94,883	50,032	61,576	62,311
03 Commodities	100,104	139,475	169,325	166,631
04 Other Charges	28,173	80,542	78,205	66,630
05 Capital Outlay	23,033	228,634	92,445	43,500
0707 PW-street Total	836,706	1,082,170	1,035,096	968,608
0717 PW-airport				
02 Contractual Services	50,379	54,408	123,610	103,397
03 Commodities	84,925	30,613	86,300	96,300
04 Other Charges	32,682	53,322	51,503	53,599
05 Capital Outlay	20,403	84,640	8,530	0
0717 PW-airport Total	188,388	222,983	269,942	253,296
0718 PW-engineering				
02 Contractual Services	32,094	137,762	49,920	49,920
01 General Fund Total	1,057,752	1,442,925	1,354,959	1,271,824
07 Electric Fund				
0103 Administration				
01 Personnel Services	381,961	231,479	329,045	353,349
02 Contractual Services	13,371	10,566	11,066	14,051
03 Commodities	8,314,609	8,768,976	8,735,079	9,953,350
04 Other Charges	2,089,267	2,171,143	2,156,217	2,382,416
06 Depreciation	459,759	536,994	0	0
0103 Administration Total	11,258,968	11,719,159	11,231,407	12,703,166
0721 Distribution				
01 Personnel Services	770,807	734,270	803,505	811,910
02 Contractual Services	87,922	68,008	213,908	124,218
03 Commodities	167,594	181,826	512,013	475,205
05 Capital Outlay	0	75	2,577	2,000
0721 Distribution Total	1,026,323	984,179	1,532,002	1,413,333
0735 Tree Trimming				
02 Contractual Services	444,607	359,087	566,368	360,000
0735 Tree Trimming Total	444,607	359,087	566,368	360,000
0990 Capital Projects				
10 Capital Project	0	0	45,300	390,000
0990 Capital Projects Total	0	0	45,300	390,000

07 Electric Fund Total	12,729,898	13,062,424	13,375,077	14,866,500
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08 CWSS Fund

0103 Administration				
01 Personnel Services	530,387	632,346	713,103	982,397
02 Contractual Services	27,696	75,435	44,267	43,292
03 Commodities	4,369	3,712	5,340	11,375
04 Other Charges	2,131,650	2,181,742	3,552,221	3,599,956
06 Depreciation	1,525,441	1,631,423	0	0
0103 Administration Total	4,219,543	4,524,657	4,314,931	4,637,020
0720 Water Plant				
01 Personnel Services	436,260	454,732	481,153	519,740
02 Contractual Services	233,832	218,815	253,810	248,507
03 Commodities	196,965	202,801	198,914	213,623
04 Other Charges	175	175	306	408
05 Capital Outlay	40	0	492,866	28,523
0720 Water Plant Total	867,272	876,523	1,427,049	1,010,801
0721 Distribution				
01 Personnel Services	549,824	494,143	808,165	819,115
02 Contractual Services	38,917	63,700	79,656	76,282
03 Commodities	195,227	138,502	265,689	235,908
04 Other Charges	1,470	35	850	850
05 Capital Outlay	0	449	172,356	81,000
0721 Distribution Total	785,438	696,829	1,326,715	1,213,155
0728 Wastewater Treatment				
01 Personnel Services	380,854	362,318	381,005	429,795
02 Contractual Services	455,475	287,802	551,008	445,230
03 Commodities	-8,045	22,624	24,314	49,305
04 Other Charges	175	140	200	200
05 Capital Outlay	1,193	0	38,649	45,500
0728 Wastewater Treatment Total	829,652	672,884	995,177	970,030
08 CWSS Fund Total	6,701,905	6,770,893	8,063,871	7,831,006

Grand Total	20,489,555	21,276,241	22,793,906	23,969,329
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FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
01 General Fund	1,057,752	1,442,925	1,354,959	1,271,824
07 Electric Fund	12,729,898	13,062,424	13,375,077	14,866,500
08 CWSS Fund	6,701,905	6,770,893	8,063,871	7,831,006
Grand Total	20,489,555	21,276,241	22,793,906	23,969,329

Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
PUBLIC WORKS				
Public Works Director**	1.00	1.00	1.00	1.00
Engineering Director	0.00	1.00	1.00	1.00
CWSS Office Administrator*	1.00	1.00	1.00	1.00
Public Works Compliance Technician	0.00	0.00	0.00	1.00
Chief Water Plant Operator (A or B License)	1.00	1.00	1.00	1.00
Water Plant Operator III (A & B License Holder)	2.00	4.00	3.00	3.00
Water Plant Operator II (C & D License Holder)	1.00	1.00	1.00	1.00
Water Plant Operator (No License)	1.00	0.00	0.00	0.00
Water/Sewer Maintenance Superintendent	0.00	1.00	1.00	1.00
Water/Sewer Maintenance Supervisor	1.00	1.00	1.00	1.00
Water/Sewer Maintenance Foreman	1.00	1.00	1.00	1.00
Water/Sewer Maintenance (Skilled Worker)	5.00	4.00	7.00	7.00
Chief Waste Water Plant Operator (A or B License)	1.00	1.00	1.00	1.00
Waste Water Plant Operator III (A & B License)	2.00	0.00	0.00	0.00
Waste Water Plant Operator II (C & D License)	2.00	3.00	3.00	3.00
Electric Superintendent/Director	1.00	0.00	0.00	0.00
Electric Supervisor	0.00	0.00	0.00	1.00
Electric Office Administrator	1.00	1.00	1.00	0.00

Journeyman Lineman	3.00	1.00	3.00	1.00
Apprentice Lineman	4.00	4.00	4.00	3.00
Electric Line Foreman	1.00	1.00	1.00	1.00
Street Superintendent	1.00	0.00	0.00	0.00
Street Maintenance Supervisor	1.00	1.00	1.00	1.00
Street Foreman	0.00	1.00	1.00	0.00
Street Maintenance	6.00	5.00	5.00	6.00
TOTAL PUBLIC WORKS	37.00	34.00	38.00	36.00

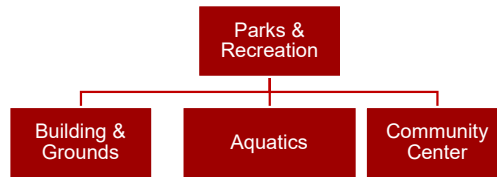
****Shared with CWSS(started in 2024)**

***Shared with CWSS(started in 2025)**

Parks & Recreation

Mission

It is the purpose of the Harrisonville Parks and Recreation Department to serve the public's well-being by providing quality leisure opportunities through the establishment, implementation, and maintenance of a comprehensive parks and recreation program.



Expenditures

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
0103 Administration				
01 Personnel Services	370,836	462,979	529,501	513,992
02 Contractual Services	28,710	38,458	52,007	49,865
03 Commodities	5,405	4,954	7,629	7,090
04 Other Charges	222,270	589,718	584,217	511,665
0103 Administration Total	627,221	1,096,108	1,173,355	1,082,612
0990 Capital Projects				
10 Capital Project	0	236,916	25,279	0
0990 Capital Projects Total	0	236,916	25,279	0
1119 Building & Grounds				
01 Personnel Services	141,575	126,215	163,754	180,728
02 Contractual Services	260,281	259,871	278,961	289,626
03 Commodities	22,798	26,472	30,250	42,250
04 Other Charges	9,300	0	0	0
05 Capital Outlay	0	5,459	52,000	0
1119 Building & Grounds Total	433,954	418,018	524,964	512,604
1123 Outdoor Pool				
01 Personnel Services	0	111,012	193,488	187,214
02 Contractual Services	0	37,450	49,991	51,595
03 Commodities	0	57,879	59,370	65,756
04 Other Charges	0	20,384	21,596	19,865
1123 Outdoor Pool Total	0	226,725	324,445	324,430
1124 AQUATICS CENTER				
01 Personnel Services	313,123	146,554	191,958	252,131
02 Contractual Services	77,100	6,192	6,810	5,525
03 Commodities	42,538	9,257	11,762	12,757
04 Other Charges	22,217	0	0	0
06 Depreciation	26,282	0	0	0
1124 AQUATICS CENTER Total	481,260	162,002	210,530	270,413
1125 PARK MAINTENANCE				
01 Personnel Services	233,895	200,645	294,572	299,581
02 Contractual Services	65,684	92,668	103,834	101,988
03 Commodities	56,222	35,816	58,928	54,106
04 Other Charges	147,070	124,903	120,367	115,734
05 Capital Outlay	0	13,413	49,581	17,000
1125 PARK MAINTENANCE Total	502,872	467,445	627,282	588,408
1126 Recreation Programs				
01 Personnel Services	277,240	154,799	229,198	233,171
02 Contractual Services	16,081	0	1,041	861
03 Commodities	16,117	4,869	6,450	3,541
07 Recreation Programs	8,667	19,923	30,573	31,862
1126 Recreation Programs Total	318,104	179,590	267,262	269,435
1127 Fitness				
01 Personnel Services	0	78,488	92,487	86,843
02 Contractual Services	0	4,382	3,700	4,200

03 Commodities	0	1,439	2,300	2,300
04 Other Charges	0	198	0	0
1127 Fitness Total	0	84,508	98,487	93,343
1128 Athletics				
01 Personnel Services	0	72,810	79,553	77,948
02 Contractual Services	0	450	1,001	1,500
03 Commodities	0	1,614	7,400	7,600
07 Recreation Programs	0	25,567	42,307	41,508
1128 Athletics Total	0	100,441	130,261	128,556
Grand Total	2,363,411	2,971,753	3,381,865	3,269,802

FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
15 Parks and Recreation Fund	2,363,411	2,971,753	3,381,865	3,269,802
Grand Total	2,363,411	2,971,753	3,381,865	3,269,802

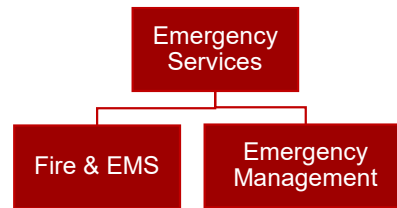
Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
PARKS				
Director of Parks & Recreation	0.25	0.00	0.00	0.00
Assistant Parks & Recreation	0.20	0.00	0.00	0.00
Office Manager	0.25	0.00	0.00	0.00
Parks & Facilities Manager	1.00	1.00	1.00	1.00
Park Maintenance (Equip Operator-Skilled W	1.00	2.00	2.00	3.00
Facility Maintenance	1.00	1.00	1.50	1.00
Part-time Maintenance Works	0.80	0.95	1.10	1.12
Part-time Concessions Ball Fields	0.22	0.00	0.00	0.00
TOTAL PARKS	4.72	4.95	5.60	6.12
AQUATICS-ODP				
Aquatics Manager*	0.50	0.50	0.50	0.50
Pool Managers	0.00	0.25	0.25	0.25
Lifeguards	2.75	2.80	3.00	3.04
PT Concessions	0.75	0.50	0.57	0.43
PT Front Desk	0.75	0.71	0.60	0.61
TOTAL AQUATICS-ODP	4.75	4.76	4.92	4.83
*shared with IDP				
COMMUNITY CENTER				
Director of Parks & Recreation	0.75	1.00	1.00	1.00
Assistant Parks & Recreation	0.80	1.00	1.00	1.00
Office Manager	0.75	0.00	0.00	0.00
Business Manager	0.00	1.00	1.00	1.00
Recreation/Fitness Manager	1.00	1.00	1.00	0.00
Recreation Coordinator	0.00	0.00	1.00	1.00
Recreation Coordinator-Recreation	1.00	0.00	0.00	0.00
Recreation Coordinator-Athletics	1.00	1.00	0.00	0.00
Custodian	2.00	2.00	3.00	3.00
Aquatics Manager*	0.50	0.50	0.50	0.50
Aquatics Specialist	0.00	0.00	0.00	1.00
Part-time (all part-time community center posi	10.89	13.08	20.72	16.48
TOTAL COMMUNITY CENTER	18.69	20.58	29.22	24.98
TOTAL PARKS SYSTEM	28.16	30.29	39.74	35.93

Emergency Services

MISSION

The citizens of Harrisonville are protected by an Emergency Services Department that provides Fire Suppression, Emergency Medical Services, and Emergency Management Services. The Emergency Services also provides Emergency Medical Care to two separate Fire Protection Districts in Cass County, as well as provide mutual aid to all of the departments and fire protection districts within Cass County.



Expenditures

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
0103 Administration				
01 Personnel Services	2,228,377	2,468,909	2,704,450	3,118,515.95
02 Contractual Services	268,097	247,972	304,422	261,355.66
03 Commodities	109,926	144,896	179,613	179,508.87
04 Other Charges	1,058,101	1,109,653	1,486,145	890,063.31
05 Capital Outlay	346,316	43,373	410,000	5,000.00
0103 Administration Total	4,010,816	4,014,804	5,084,630	4,454,443.79
0240 Information Technology				
02 Contractual Services	22,827	29,426	33,491	39,377.90
03 Commodities	500	3,327	39,539	13,200.00
05 Capital Outlay	0	0	88,238	0.00
0240 Information Technology Total	23,327	32,753	161,267	52,577.90
0990 Capital Projects				
10 Capital Project	241,774	743,327	11,029	0.00
0990 Capital Projects Total	241,774	743,327	11,029	0.00
Grand Total	4,275,917	4,790,884	5,256,925	4,507,021.69

FUND SOURCE

	2023 Actual	2024 Actual	2025 Amended Budget	2026 Budget
16 Emergency Services Fund	4,275,917	4,790,884	5,256,925	4,507,022
Grand Total	4,275,917	4,790,884	5,256,925	4,507,022

Employee Summary - FTE

Department/Title	2023 Budget	2024 Budget	2025 Budget	2026 Budget
EMS				
Director/Fire Chief	1.0	1.0	1.0	1.0
Fire Marshall	0.0	1.0	1.0	1.0
Captain	3.0	3.0	3.0	3.0
Firefighter/Paramedic	8.0	6.0	6.0	5.0
Firefighter/EMT	9.0	11.0	11.0	10.0
FF/EMT/Engineer	0.0	2.0	2.0	3.0
Accounts Receivable	1.0	1.0	1.0	1.0
Part-time Accounts Receivable	0.5	0.5	0.5	0.5
Part-time Firefighter/EMT	2.0	2.0	2.0	1.5
Part-time Firefighter/Paramedic	3.0	3.0	3.0	1.7
TOTAL EMS	27.5	30.5	30.5	27.7

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
01 General Fund

General Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
50 Sales Taxes	3,465,899	3,847,848	3,947,040	4,077,110
51 Taxes	4,013,580	4,429,928	3,987,662	4,676,922
52 License And Permits	340,697	399,720	300,307	236,586
53 Charges For Service	2,684,491	2,650,246	2,991,779	2,617,984
55 Misc. Income	54,684	58,744	43,145	44,687
56 Intergovernmental	278,348	4,286,776	9,426,973	107,251
57 Municipal Court	97,580	124,812	106,491	104,800
58 Interest	874,377	1,566,967	315,848	315,848
59 Other Rev. Sources/trans	20,694,000	198	21,024,650	543,162
Revenue Total	32,503,655	17,365,240	42,143,896	12,724,351
Expense				
01 Personnel Services	-6,049,549	-6,285,423	-7,426,982	-8,072,696
02 Contractual Services	-1,583,761	-1,713,598	-2,646,716	-2,230,858
03 Commodities	-390,210	-369,540	-599,291	-527,142
04 Other Charges	-1,681,447	-1,500,486	-1,422,303	-1,386,145
05 Capital Outlay	-112,629	-359,995	-348,327	-164,500
10 Capital Project	-443,674	-6,236,850	-29,272,427	-343,010
Expense Total	-10,261,271	-16,465,891	-41,716,045	-12,724,351
Net Surplus (Deficit)	22,242,385	899,349	427,851	0

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
05 Refuse Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
53 Charges For Service	775,955	820,804	830,015	886,665
58 Interest	0	0	300	300
Revenue Total	775,955	820,804	830,315	886,965
Expense				
02 Contractual Services	-720,143	-741,511	-763,528	-805,515
04 Other Charges	-43,543	-45,068	-47,439	-48,388
Expense Total	-763,686	-786,580	-810,967	-853,903
Net Surplus (Deficit)	12,269	34,224	19,348	33,062

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
07 Electric Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
53 Charges For Service	12,986,679	13,166,212	12,699,444	14,892,900
55 Misc. Income	259,100	239,755	244,130	258,665
56 Intergovernmental	0	73,011	0	0
58 Interest	450,990	213,847	68,385	68,385
59 Other Rev. Sources/trans	0	0	193,468	0
Revenue Total	13,696,770	13,692,824	13,205,427	15,219,950
Expense				
01 Personnel Services	-1,152,768	-965,749	-1,132,550	-1,165,259
02 Contractual Services	-569,556	-453,660	-862,542	-549,769
03 Commodities	-8,486,204	-8,955,257	-9,266,391	-10,431,555
04 Other Charges	-2,089,267	-2,171,143	-2,156,217	-2,382,416
05 Capital Outlay	0	-2,996	-6,267	-2,000
06 Depreciation	-459,759	-536,994	0	0
10 Capital Project	0	0	-45,300	-390,000
Expense Total	-12,757,555	-13,085,800	-13,469,266	-14,921,000
Net Surplus (Deficit)	939,215	607,024	-263,839	298,950

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
08 CWSS Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
52 License And Permits	8,287	8,262	6,210	4,000
53 Charges For Service	6,225,910	6,492,579	7,347,760	8,414,060
55 Misc. Income	62,815	58,434	67,436	64,966
56 Intergovernmental	1,283,706	2,032,021	3,523,912	0
58 Interest	288,647	382,973	223,440	141,440
59 Other Rev. Sources/trans	2,711	0	6,421,223	0
Revenue Total	7,872,076	8,974,269	17,589,981	8,624,466
Expense				
01 Personnel Services	-1,897,325	-1,943,538	-2,383,426	-2,751,047
02 Contractual Services	-775,214	-673,291	-977,608	-883,561
03 Commodities	-393,631	-367,639	-503,538	-515,411
04 Other Charges	-2,133,470	-2,182,092	-3,553,577	-3,601,414
05 Capital Outlay	-2,216	-94,932	-717,904	-166,023
06 Depreciation	-1,525,441	-1,631,423	0	0
10 Capital Project	-1,866	0	-7,510,094	-150,000
Expense Total	-6,729,164	-6,892,915	-15,646,146	-8,067,456
Net Surplus (Deficit)	1,142,911	2,081,354	1,943,836	557,011

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
09 Fleet Maintenance

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
59 Other Rev. Sources/trans	384,067	254,423	265,415	301,546
Revenue Total	384,067	254,423	265,415	301,546
Expense				
02 Contractual Services	-7,750	-74,031	-210,272	-243,105
04 Other Charges	-39,694	-16,153	0	0
06 Depreciation	-179,193	-72,315	0	0
Expense Total	-226,638	-162,499	-210,272	-243,105
Net Surplus (Deficit)	157,429	91,925	55,143	58,441

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
15 Parks and Recreation Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
50 Sales Taxes	1,485,321	1,517,914	1,482,325	1,504,522
51 Taxes	237,220	259,589	249,658	260,793
53 Charges For Service	952,792	1,041,859	1,163,854	1,205,528
55 Misc. Income	54,130	43,610	41,460	28,460
56 Intergovernmental	0	25,000	49,581	0
58 Interest	83,207	6,216	200	1,000
59 Other Rev. Sources/trans	549,273	0	124,355	0
54 RECREATIONAL PROGRA	212,806	248,820	306,926	346,706
Revenue Total	3,574,749	3,143,008	3,418,359	3,347,009
Expense				
01 Personnel Services	-1,336,669	-1,353,502	-1,774,511	-1,831,608
02 Contractual Services	-469,410	-466,907	-533,904	-539,160
03 Commodities	-145,644	-144,714	-200,240	-204,900
04 Other Charges	-400,857	-735,203	-726,181	-647,264
05 Capital Outlay	-10,171	-20,965	-124,278	-27,000
06 Depreciation	-26,282	0	0	0
07 Recreation Programs	-8,667	-45,489	-72,880	-73,370
10 Capital Project	-197,056	-236,916	-25,279	0
Expense Total	-2,594,757	-3,003,697	-3,457,273	-3,323,302
Net Surplus (Deficit)	979,992	139,311	-38,914	23,707

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
16 Emergency Services Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
50 Sales Taxes	2,247,685	2,275,343	2,338,375	2,290,016
53 Charges For Service	1,410,662	1,281,991	1,736,746	1,493,180
55 Misc. Income	18,064	106,795	47,300	69,900
58 Interest	2	0	60	60
59 Other Rev. Sources/trans	1,179,550	1,077,134	967,406	653,866
Revenue Total	4,855,964	4,741,264	5,089,887	4,507,022
Expense				
01 Personnel Services	-2,228,377	-2,468,909	-2,704,450	-3,118,516
02 Contractual Services	-290,924	-277,399	-337,913	-300,734
03 Commodities	-110,426	-148,223	-219,151	-192,709
04 Other Charges	-1,107,534	-1,109,653	-1,486,145	-890,063
05 Capital Outlay	-346,316	-43,373	-498,238	-5,000
10 Capital Project	-241,774	-743,327	-11,029	0
Expense Total	-4,325,350	-4,790,884	-5,256,925	-4,507,022
Net Surplus (Deficit)	530,614	-49,620	-167,039	0

CITY OF HARRISONVILLE, MISSOURI
FUND SUMMARY
20 Debt Service Fund

	2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Revenue				
50 Sales Taxes	951,619	1,713,822	0	0
55 Misc. Income	2,779,818	0	0	0
58 Interest	253,460	122,749	1,030	1,500
59 Other Rev. Sources/trans	7,254,554	313,735	314,125	313,625
Revenue Total	11,239,451	2,150,307	315,155	315,125
Expense				
04 Other Charges	-8,545,418	-1,773,909	-315,625	-315,125
Expense Total	-8,545,418	-1,773,909	-315,625	-315,125
Net Surplus (Deficit)	2,694,033	376,398	-470	0

CITY OF HARRISONVILLE, MISSOURI
FUND DETAIL

		2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
01 General Fund					
Revenue					
50 Sales Taxes					
01-5021	Marijuana Sales Tax	21,526.24	321,364.60	240,000.00	265,000.00
01-5022	Sales Tax From State	3,073,056.53	3,146,993.78	3,307,750.00	3,407,110.00
01-5027	Public Safety Sales Tax	371,315.95	379,489.92	399,290.00	405,000.00
50 Sales Taxes Total		3,465,898.72	3,847,848.30	3,947,040.00	4,077,110.00
51 Taxes					
01-5111	Real Estate Taxes	926,992.77	1,063,688.91	782,177.00	1,055,971.00
01-5112	Personal Property Tax	54,525.79	223,527.92	225,600.00	230,000.00
01-5113	Sur Tax Merchants/replacement	93,582.58	88,606.97	83,830.00	85,000.00
01-5117	Corporate/rr/utility Tax	52,167.60	54,163.49	57,950.00	52,000.00
01-5121	Financial Institution Tax	13,769.70	174.99	13,290.00	3,000.00
01-5131	Franchise Fee-telephone	117,120.17	110,106.74	130,607.00	130,607.00
01-5132	Franchise Fee-electric	1,230,201.95	1,332,493.27	1,187,999.00	1,437,826.00
01-5133	Franchise Fee- Natural Gas	239,652.06	231,666.67	200,793.00	240,000.00
01-5134	Franchise Fee- Cable Tv	18,933.99	17,521.33	26,390.00	12,000.00
01-5135	Franchise Fee - Cwss	484,323.20	510,854.86	507,616.00	671,512.00
01-5141	State Motor Vehicle Fuel Tax	360,767.38	388,488.70	344,407.00	344,407.00
01-5142	Cigarette Tax	58,848.10	44,817.44	51,150.00	38,746.00
01-5143	State Motor Vehicle Sales Tax	109,500.83	110,526.85	110,000.00	110,000.00
01-5150	Road & Bridge Tax	253,193.69	253,289.56	265,853.00	265,853.00
51 Taxes Total		4,013,579.81	4,429,927.70	3,987,662.00	4,676,922.00
52 License And Permits					
01-5211	Motor Vehicle License	62,704.88	73,229.55	75,544.00	75,544.00
01-5221	Occupational License	76,461.60	57,539.30	30,560.00	30,560.00
01-5222	Liquor & Beer License	270.00	19,980.00	18,630.00	16,834.00
01-5223	Dog & Cat Licenses	2,557.00	2,392.00	3,100.00	2,153.00
01-5224	Contractor Licenses	5,211.00	4,458.00	8,250.00	4,147.00
01-5231	Building Permits	188,826.00	233,338.25	157,253.00	100,000.00
01-5233	Street Cut Permits	4,667.00	6,998.31	5,450.00	5,450.00
01-5237	Utv Permits	0.00	1,785.00	1,520.00	1,898.00
52 License And Permits Total		340,697.48	399,720.41	300,307.00	236,586.00
53 Charges For Service					
01-5310	Zoning & Plat Review	8,535.00	10,170.00	7,357.00	7,357.00
01-5316	Environmental Service Fees	20,933.33	10,902.58	30,380.00	30,380.00
01-5325	Pd Contracted Security Svcs	5,279.47	6,629.66	10,653.00	11,037.58
01-5328	Animal Control Contract Serv	0.00	0.00	0.00	0.00
01-5329	Animal Adoption Fees	10,606.98	10,534.00	11,235.00	9,703.00
01-5330	Animal Cremation Fees	5,825.00	6,696.19	6,795.00	6,037.00
01-5332	City Owned Lease/rental Fees	28,778.75	15,697.50	0.00	0.00
01-5340	Airport Fuel Sales	107,547.81	33,011.82	100,000.00	100,000.00
01-5341	Airport Tie Down Rent	1,658.42	2,274.50	1,920.00	2,400.00
01-5342	Airport Hanger Rental	35,927.88	42,152.88	66,564.00	89,802.00
01-5345	Airport New Hanger Rent	59,450.00	22,721.00	77,532.00	73,848.00
01-5346	Airport Life Flight Income	1,543.00	1,709.25	0.00	0.00
01-5348	Airport Miscellaneous Non Tax	1,000.00	0.00	1,000.00	2,000.00
01-5370	Animal Micro Chipping	650.00	675.00	0.00	300.00
01-5371	Office Facilities - Electric	930,000.00	962,460.00	1,001,065.00	1,021,086.00
01-5372	Office Facilities - Cwss	855,000.00	884,840.04	1,006,566.00	1,026,697.00
01-5373	Office Facilities - Refuse	43,655.04	45,180.00	47,439.00	48,387.78
01-5374	Office Facilities - Ems	489,999.96	513,600.00	542,874.00	104,860.00
01-5375	OFFICE FACILITIES - PARK	12,999.96	0.00	0.00	0.00
01-5376	OFFICE FACILITIES - AQUATICS	6,999.96	0.00	0.00	0.00
01-5377	Office Facilities - Comm. Cent	36,999.96	58,940.04	61,887.00	63,125.00
01-5380	Special District Adm Fees	21,100.58	22,051.95	18,512.00	20,964.00
53 Charges For Service Total		2,684,491.10	2,650,246.41	2,991,779.00	2,617,984.36
55 Misc. Income					
01-5508	Misc Bad Debt	0.00	0.00	70.00	70.00
01-5509	Taxable Misc	1,548.09	1,251.30	1,395.00	1,395.00
01-5510	Miscellaneous	30,398.53	38,388.78	32,080.00	32,080.00
01-5516	Short & Over-utilities	100.03	-30.00	100.00	100.00
01-5517	SHORT & OVER PETTY CASH	0.60	0.00	0.00	0.00
01-5519	Short & Over Animal Control	0.00	-72.21	0.00	0.00
01-5520	Short & Over Miscellaneous	0.00	0.40	0.00	0.00
01-5529	Credit Card Fees	6,640.00	6,444.00	6,000.00	6,542.00
01-5530	Donations Animal Control	7,196.27	2,762.00	3,500.00	4,500.00
01-5537	Donations	8,800.00	10,000.00	0.00	0.00
55 Misc. Income Total		54,683.52	58,744.27	43,145.00	44,687.00
56 Intergovernmental					
01-5626	Grants & Entitlements	169,778.58	4,201,349.78	9,315,973.21	10,250.82
01-5630	Reimbursements	0.00	0.00	0.00	0.00
01-5631	Cass R-9 Sro Funding	108,569.21	85,426.46	111,000.00	97,000.00
56 Intergovernmental Total		278,347.79	4,286,776.24	9,426,973.21	107,250.82
57 Municipal Court					

		2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
57 Municipal (01-5705	Cvc Fees - City Share	222.99	256.76	218.00	218.00
01-5707	Dvs Fees For Hope Haven	1,200.00	1,371.50	1,176.00	1,205.00
01-5709	Police Officer Training	383.21	603.56	500.00	500.00
01-5711	Fines & Court Costs	85,161.97	116,083.99	95,377.00	95,377.00
01-5713	Animal Fines & Penalties	3,546.62	1,590.00	2,800.00	2,000.00
01-5720	Recoupment Fees	7,015.50	4,906.00	6,420.00	5,500.00
01-5722	MUNI CT RESTITUTION	49.97	0.00	0.00	0.00
57 Municipal Court Total		97,580.26	124,811.81	106,491.00	104,800.00
58 Interest					
01-5815	Interest Income	775,064.15	1,485,849.93	315,848.00	315,848.00
01-5816	Unrealized Gain On Investments	99,312.64	81,117.21	0.00	0.00
58 Interest Total		874,376.79	1,566,967.14	315,848.00	315,848.00
59 Other Rev. Sources/trans					
01-5923	Bond Proceeds	0.00	0.00	19,322,598.51	0.00
01-5934	Transfer From Reserve	0.00	0.00	1,551,425.75	543,162.32
01-5935	Bond Proceeds	20,575,000.00	0.00	0.00	0.00
01-5936	Lease Proceeds	119,000.00	0.00	150,626.14	0.00
01-5951	Sw Det Town Creek	0.00	0.00	0.00	0.00
01-5954	Developer's Administrative	0.00	0.00	0.00	0.00
01-5960	353 Hville Sq Neighborhd Redvelpmnt	0.00	198.00	0.00	0.00
59 Other Rev. Sources/trans Total		20,694,000.00	198.00	21,024,650.40	543,162.32
Revenue Total		32,503,655.47	17,365,240.28	42,143,895.61	12,724,350.50
Expense					
01 Admin					
01-0101-0101-00	Salary Fulltime	-19,543.77	-20,340.86	-25,877.00	-32,068.18
01-0101-0102-00	Salary Parttime	-24,138.17	-24,025.70	-24,000.00	-24,000.00
01-0101-0104-00	Fica	-3,294.22	-3,335.03	-3,816.00	-4,289.00
01-0101-0106-00	Workers Comp	-103.35	-203.62	-85.00	-85.00
01-0101-0107-00	Retirement	-4,099.78	-4,651.58	-5,276.00	-6,552.00
01-0101-0108-00	Health Insurance	-5,257.39	-7,773.33	-10,380.00	-11,162.00
01-0101-0109-00	Dental Insurance	-128.29	-144.91	-108.00	-113.00
01-0101-0110-00	Other Payroll Insurance	-86.43	-102.57	-130.00	-149.00
01-0101-0201-00	Utilities	-393.12	-290.67	-400.00	-400.00
01-0101-0203-00	Printing & Advertising	-993.45	-385.29	-1,335.00	-1,335.00
01-0101-0207-00	Travel & Training	-6,863.94	-9,733.89	-14,765.80	-19,160.00
01-0101-0216-00	Other Contractual Service	-41,661.69	-3,002.10	-90,000.00	-54,000.00
01-0101-0310-00	Supplies	-1,056.26	-1,674.15	-4,000.00	-4,000.00
01-0101-0401-00	Insurance	-23,068.57	-2,391.31	-1,987.01	-1,987.01
01-0101-0403-00	Dues & Subscriptions	-8,827.73	-8,799.48	-9,760.00	-9,760.00
01-0101-0411-00	Special Events	-10,889.19	-12,415.25	-20,228.20	-19,834.00
01-0101-0413-00	Public Relations	-23,218.89	-22,058.36	-27,850.00	-27,100.00
01-0103-0101-00	Salary Fulltime	-262,844.72	-284,575.84	-276,930.00	-297,460.80
01-0103-0102-00	Salary Parttime	-121.16	0.00	0.00	0.00
01-0103-0103-00	Salary Overtime	-3,960.97	-4,844.21	-4,581.60	-9,528.00
01-0103-0104-00	Fica	-20,059.28	-21,690.42	-21,408.00	-23,475.00
01-0103-0106-00	Workers Comp	-754.38	-2,936.72	-725.00	-792.00
01-0103-0107-00	Retirement	-32,501.61	-37,041.95	-36,658.00	-43,267.00
01-0103-0108-00	Health Insurance	-59,661.42	-69,635.80	-76,462.00	-80,097.00
01-0103-0109-00	Dental Insurance	-2,139.07	-2,139.22	-1,617.00	-1,643.00
01-0103-0110-00	Other Payroll Insurance	-1,122.06	-1,231.00	-1,335.00	-1,404.00
01-0103-0112-00	Other Benefits	-11,149.13	-11,412.55	-14,170.00	-14,170.00
01-0103-0203-00	Printing & Advertising	-277.58	-26.00	-600.00	-600.00
01-0103-0204-00	Legal Publications	-361.20	-38.00	-300.00	-300.00
01-0103-0205-00	Postage	-109.46	-38.15	-200.00	-250.00
01-0103-0207-00	Travel & Training	-3,820.72	-3,606.59	-7,989.21	-6,530.00
01-0103-0216-00	Other Contractual Service	-7,868.44	-18,976.11	-7,681.69	-7,681.69
01-0103-0302-00	Gas, Oil & Grease	-2,775.98	-2,140.61	-2,500.00	-2,500.00
01-0103-0305-00	Safety Equipment	-387.53	0.00	-1,350.00	-1,350.00
01-0103-0307-00	Equipment Maintenance	-1,039.60	-1,228.13	-1,504.00	-1,504.00
01-0103-0310-00	Supplies	-2,905.87	-1,521.06	-4,600.00	-4,600.00
01-0103-0351-00	Computer Equipment	0.00	0.00	0.00	-2,000.00
01-0103-0401-00	Insurance	-2,883.57	-4,064.19	-3,721.00	-3,721.00
01-0103-0403-00	Dues & Subscriptions	-3,489.02	-3,765.00	-4,038.00	-4,398.00
01-0103-0413-00	Public Relations	-181.31	-724.16	-920.79	-880.00
01-0103-0415-00	Elections	-15,025.51	-12,986.03	-12,986.03	-12,986.03
01-0103-0496-00	Equipment Lease	-11,570.78	-21,755.76	-11,594.04	-10,463.64
01-0105-0216-00	Other Contractual Service	-289,652.51	-210,042.57	-350,080.00	-350,080.00
01-0204-0101-00	Salary Fulltime	-51,511.85	-53,061.99	-54,842.00	-57,026.00
01-0204-0102-00	Salary Parttime	-31,486.29	-30,959.52	-32,787.20	-33,155.00
01-0204-0103-00	Salary Overtime	-51.00	-113.09	-1,960.00	-2,039.00
01-0204-0104-00	Fica	-5,651.00	-5,748.70	-6,817.00	-7,018.00
01-0204-0106-00	Workers Comp	-179.65	-292.70	-150.00	-137.00
01-0204-0107-00	Retirement	-6,080.14	-6,806.37	-7,378.00	-8,260.00
01-0204-0108-00	Health Insurance	-20,590.29	-24,276.25	-31,455.00	-33,824.00
01-0204-0109-00	Dental Insurance	-487.97	-539.36	-322.00	-338.00
01-0204-0110-00	Other Payroll Insurance	-273.42	-274.49	-305.00	-306.00
01-0204-0203-00	Printing & Advertising	-165.57	-1,706.70	-1,109.00	-1,109.00
01-0204-0207-00	Travel & Training	-2,647.34	-3,494.46	-4,211.00	-4,211.00
01-0204-0216-00	Other Contractual Service	-1,280.00	-443.58	-4,800.00	-4,800.00

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
01 Admin	01-0204-0310-00	Supplies	-577.64	-488.79	-665.00	-665.00
	01-0204-0401-00	Insurance	-1,112.23	-2,391.31	-1,987.00	-1,987.00
	01-0204-0403-00	Dues & Subscriptions	-200.00	-355.00	-355.00	-355.00
	01-0204-0404-00	CVC FEES TO STATE OF MO	-4,297.28	0.00	0.00	0.00
	01-0204-0406-00	COURT AUTOMATION FUND	-4,049.05	0.00	0.00	0.00
	01-0204-0407-00	Dvs Fees To Hope Haven	-1,178.50	-1,323.00	0.00	0.00
	01-0204-0409-00	POST FEE TO ST OF MO	-603.44	0.00	0.00	0.00
	01-0312-0101-00	Salary Fulltime	-96,457.53	-109,886.06	-118,360.00	-124,802.00
	01-0312-0102-00	Salary Parttime	-8,449.60	-12,510.12	-15,600.00	-15,600.00
	01-0312-0103-00	Salary Overtime	-2,984.27	-3,309.66	-2,963.00	-3,723.80
	01-0312-0104-00	Fica	-8,146.60	-9,605.00	-10,401.00	-10,989.00
	01-0312-0106-00	Workers Comp	-2,519.08	-1,818.53	-2,043.00	-1,915.00
	01-0312-0107-00	Retirement	-5,933.15	-10,410.57	-15,767.00	-18,054.00
	01-0312-0108-00	Health Insurance	-19,705.10	-16,614.79	-39,240.00	-14,548.00
	01-0312-0109-00	Dental Insurance	-1,007.12	-825.45	-643.00	-675.00
	01-0312-0110-00	Other Payroll Insurance	-5,594.36	-615.32	-724.00	-739.00
	01-0312-0201-00	Utilities	-19,987.06	-16,402.44	-24,000.00	-24,000.00
	01-0312-0203-00	Printing & Advertising	0.00	-137.12	-300.00	-300.00
	01-0312-0207-00	Travel & Training	-3,600.15	-175.00	-4,200.00	-3,000.00
	01-0312-0210-00	Maintenance & Repair	-2,658.90	-1,117.72	-5,100.00	-5,500.00
	01-0312-0211-00	Equipment Maintenance	-68.13	0.00	-1,000.00	-1,000.00
	01-0312-0214-00	Donation Expenditures	-10,294.00	0.00	-60,000.00	0.00
	01-0312-0215-00	Radio Maintenance	0.00	0.00	-500.00	-500.00
	01-0312-0216-00	Other Contractual Service	-2,868.86	-2,669.93	-9,933.44	-2,386.44
	01-0312-0218-00	Credit Card Fees Anim Ctrl	-843.25	-831.58	-1,000.00	-1,000.00
	01-0312-0220-00	Vet Expenses	-16,281.70	-12,151.78	-16,000.08	-16,000.08
	01-0312-0302-00	Gas, Oil & Grease	-1,423.16	-1,176.30	-2,750.00	-2,750.00
	01-0312-0304-00	Uniform	-954.32	-1,975.57	-1,290.00	-1,290.00
	01-0312-0307-00	Equipment Maintenance	-120.00	0.00	-1,500.00	-1,500.00
	01-0312-0310-00	Supplies	-6,048.99	-4,077.76	-9,762.50	-11,952.50
	01-0312-0350-00	Small Tools/equipment	0.00	0.00	-990.00	0.00
	01-0312-0401-00	Insurance	-4,119.39	-7,693.35	-7,074.00	-8,750.00
	01-0312-0403-00	Dues & Subscriptions	0.00	0.00	-300.00	-300.00
	01-0312-0496-00	Equipment Lease	-386.03	0.00	0.00	0.00
01 Admin Total			-1,263,160.53	-1,184,027.53	-1,584,533.59	-1,524,180.17
02 Finance	01-0203-0101-00	Salary Fulltime	-413,847.68	-437,774.13	-452,940.00	-485,430.00
	01-0203-0102-00	Salary Parttime	0.00	0.00	-22,464.00	-22,464.00
	01-0203-0103-00	Salary Overtime	-378.23	-389.48	-2,164.00	-2,242.00
	01-0203-0104-00	Fica	-30,902.57	-32,322.82	-36,470.00	-38,961.00
	01-0203-0106-00	Workers Comp	-1,140.51	-4,212.09	-805.00	-760.00
	01-0203-0107-00	Retirement	-50,490.70	-55,716.95	-62,451.00	-71,811.00
	01-0203-0108-00	Health Insurance	-62,195.59	-68,641.66	-88,815.00	-80,468.00
	01-0203-0109-00	Dental Insurance	-2,414.92	-2,473.59	-1,434.00	-1,501.00
	01-0203-0110-00	Other Payroll Insurance	-2,531.57	-2,078.56	-2,300.00	-2,367.00
	01-0203-0203-00	Printing & Advertising	-6,637.72	-8,330.27	-9,360.00	-8,131.00
	01-0203-0204-00	Legal Publications	-151.50	-184.80	-400.00	-400.00
	01-0203-0205-00	Postage	-12,057.75	-14,830.80	-13,120.00	-15,000.00
	01-0203-0207-00	Travel & Training	-6,089.70	-3,981.52	-18,166.02	-18,166.02
	01-0203-0216-00	Other Contractual Service	-130,348.40	-149,811.39	-178,141.88	-174,401.88
	01-0203-0218-00	Bank Fees	-21,918.60	-21,958.33	-25,000.00	-22,200.00
	01-0203-0302-00	Gas, Oil & Grease	-161.30	-272.46	-1,000.00	-1,700.00
	01-0203-0307-00	Equipment Maintenance	-647.48	0.00	-464.00	-464.00
	01-0203-0310-00	Supplies	-994.12	-554.95	-2,000.00	-2,000.00
	01-0203-0313-00	Computer Supplies	0.00	0.00	-2,400.00	0.00
	01-0203-0400-00	Insurance Claim Expense	0.00	-6,243.44	0.00	0.00
	01-0203-0401-00	Insurance	-1,524.17	-3,971.99	-3,732.00	-3,809.00
	01-0203-0403-00	Dues & Subscriptions	-920.56	-955.00	-3,115.00	-3,115.00
	01-0203-0496-00	Equipment Lease	-16,260.24	-13,653.00	-20,880.46	-24,211.44
	01-0215-0201-00	Utilities	-23,322.30	-24,402.87	-28,365.00	-28,365.00
	01-0215-0203-00	Printing & Advertising	0.00	0.00	-1,650.00	0.00
	01-0215-0210-00	Maintenance & Repair	0.00	-784.87	-10,800.00	-10,800.00
	01-0215-0216-00	Other Contractual Service	-2,647.12	-3,681.66	-5,296.00	-5,344.00
	01-0215-0307-00	Equipment Maintenance	-109.90	0.00	-250.00	-250.00
	01-0215-0310-00	Supplies	-5,906.74	-8,032.96	-8,600.00	-8,600.00
	01-0215-0401-00	Insurance	-13,215.00	-23,067.81	-24,183.00	-27,445.00
	01-0215-0501-00	Land	0.00	0.00	0.00	0.00
	01-0215-0502-00	Building	-7,538.88	-1,431.50	-20,089.70	-30,000.00
	01-0230-0101-00	Salary Fulltime	-174,674.67	-188,415.59	-194,244.00	-208,132.00
	01-0230-0103-00	Salary Overtime	-1,410.90	-1,050.51	-6,972.00	-7,458.00
	01-0230-0104-00	Fica	-12,189.14	-13,387.91	-15,356.00	-16,425.00
	01-0230-0106-00	Workers Comp	-390.66	-1,610.37	-337.00	-318.00
	01-0230-0107-00	Retirement	-18,902.93	-23,660.80	-26,297.00	-30,274.00
	01-0230-0108-00	Health Insurance	-57,378.93	-58,934.11	-76,720.00	-82,196.00
	01-0230-0109-00	Dental Insurance	-1,963.95	-1,820.35	-965.00	-1,013.00
	01-0230-0110-00	Other Payroll Insurance	-1,407.73	-1,068.50	-1,123.00	-1,152.00
	01-0230-0203-00	Printing & Advertising	-53.00	-584.63	-2,500.00	-2,500.00
	01-0230-0205-00	Postage	-24,566.00	-26,249.01	-30,000.00	-30,000.00
	01-0230-0216-00	Other Contractual Service	-22,066.13	-38,040.10	-48,400.01	-48,400.01

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
02 Finance	01-0230-0218-00	Credit Card Processing Fees	-162,717.82	-316,323.06	-367,262.97	-167,000.00
	01-0230-0310-00	Supplies	-1,644.65	-796.52	-2,720.00	-2,720.00
	01-0230-0461-00	Collection Agency Fees	-259.08	-379.04	-2,800.00	-1,000.00
	01-0240-0101-00	Salary Fulltime	-148,854.46	-140,301.16	-215,417.00	-223,818.00
	01-0240-0102-00	Salary Parttime	0.00	-4,617.92	0.00	0.00
	01-0240-0103-00	Salary Overtime	0.00	-120.39	0.00	0.00
	01-0240-0104-00	Fica	-10,997.43	-10,870.39	-16,351.00	-16,994.00
	01-0240-0106-00	Workers Comp	-305.31	-1,328.41	-363.00	-333.00
	01-0240-0107-00	Retirement	-18,192.66	-14,724.77	-28,000.00	-31,321.00
	01-0240-0108-00	Health Insurance	-30,909.90	-20,376.29	-45,108.00	-82,196.00
	01-0240-0109-00	Dental Insurance	-957.13	-619.24	-643.00	-1,013.00
	01-0240-0110-00	Other Payroll Insurance	-741.65	-647.77	-1,089.00	-1,095.00
	01-0240-0207-00	Travel & Training	-4,833.94	-2,698.50	-19,300.00	-19,300.00
	01-0240-0216-00	Other Contractual Services	-243,342.24	-266,644.30	-592,506.21	-551,050.00
	01-0240-0313-00	Computer Supplies	-1,656.04	-10,000.00	-10,000.00	-12,000.00
	01-0240-0351-00	Computer Equipment	-55,018.83	-10,879.34	-101,893.00	-56,000.00
	01-0240-0504-00	Machinery & Equipment	-61,654.86	-45,289.60	-133,761.78	-88,500.00
02 Finance Total			-1,871,443.29	-2,091,197.48	-2,986,985.03	-2,772,614.35
03 Law Enforcement						
	01-0310-0101-00	Salary Fulltime	-355,600.13	-360,912.42	-410,254.00	-451,180.00
	01-0310-0102-00	Salary Parttime	-121.09	-107.92	0.00	-15,000.00
	01-0310-0103-00	Salary Overtime	-37,947.63	-63,819.00	-54,457.00	-53,887.00
	01-0310-0104-00	Fica	-29,631.75	-31,091.21	-34,797.00	-39,728.00
	01-0310-0106-00	Workers Comp	-1,032.74	-2,970.23	-997.00	-1,016.00
	01-0310-0107-00	Retirement	-52,921.49	-51,814.11	-59,586.00	-71,109.00
	01-0310-0108-00	Health Insurance	-117,503.53	-134,746.78	-218,253.00	-238,879.00
	01-0310-0109-00	Dental Insurance	-3,946.74	-3,270.42	-2,637.00	-2,769.00
	01-0310-0110-00	Other Payroll Insurance	-3,113.52	-2,053.29	-2,471.00	-2,603.00
	01-0310-0201-00	Utilities	-36,970.94	-35,806.84	-36,780.00	-36,780.00
	01-0310-0203-00	Printing & Advertising	-38.50	-332.44	-200.00	-1,000.00
	01-0310-0205-00	Postage	-12.00	0.00	-300.00	-300.00
	01-0310-0207-00	Travel & Training	-1,313.20	-2,232.86	-2,900.00	-2,900.00
	01-0310-0211-00	Equipment Maintenance	-2,920.69	-1,268.11	-10,093.04	-7,500.00
	01-0310-0215-00	Radio Maintenance	-1,294.00	-4,035.50	-1,000.00	-1,000.00
	01-0310-0216-00	Other Contractual Service	-8,967.11	-4,772.29	-7,932.50	-8,352.50
	01-0310-0219-00	Mules Contract Svc	-225.00	-1,020.00	-1,080.00	-1,140.00
	01-0310-0303-00	Chemicals	0.00	-22,675.00	0.00	0.00
	01-0310-0304-00	Uniform	-782.14	-143.96	-1,758.00	-1,020.00
	01-0310-0310-00	Supplies	-11,921.61	-10,674.03	-20,604.40	-13,110.00
	01-0310-0314-00	Out Reach Supplies	-350.00	0.00	-4,000.00	-4,000.00
	01-0310-0401-00	Insurance	-1,647.76	-6,920.14	-6,991.00	-1,987.01
	01-0310-0403-00	Dues & Subscriptions	-1,180.00	-255.00	-910.00	-990.00
	01-0310-0502-00	Building	0.00	0.00	-68,500.00	-2,500.00
	01-0310-0504-00	Machinery & Equipment	0.00	0.00	-25,000.00	0.00
	01-0311-0101-00	Salary Fulltime	-1,580,155.92	-1,576,721.51	-1,826,328.00	-1,945,527.00
	01-0311-0102-00	Salary Parttime	0.00	0.00	-6,587.00	-6,652.80
	01-0311-0103-00	Salary Overtime	-97,210.94	-121,745.60	-113,534.28	-150,769.51
	01-0311-0104-00	Fica	-125,369.77	-127,919.93	-147,933.00	-159,907.00
	01-0311-0106-00	Workers Comp	-76,686.52	-96,762.19	-93,361.00	-84,341.00
	01-0311-0107-00	Retirement	-264,895.13	-262,706.44	-319,911.00	-366,720.00
	01-0311-0108-00	Health Insurance	-362,218.70	-359,186.40	-669,040.00	-802,301.00
	01-0311-0109-00	Dental Insurance	-11,951.99	-9,557.24	-8,362.00	-9,117.00
	01-0311-0110-00	Other Payroll Insurance	-8,623.68	-6,850.65	-9,896.00	-10,426.00
	01-0311-0203-00	Printing & Advertising	-53.50	-1,022.56	-1,000.00	-1,250.00
	01-0311-0207-00	Travel & Training	-31,658.57	-44,229.79	-48,220.00	-46,725.00
	01-0311-0211-00	Equipment Maintenance	-35,899.26	-21,298.72	-22,006.96	-22,500.00
	01-0311-0213-00	Uniform Maintenance	-1,961.34	-1,433.69	-1,000.00	-1,000.00
	01-0311-0215-00	Radio Maintenance	-1,036.50	-1,428.35	-3,650.00	-3,650.00
	01-0311-0216-00	Other Contractual Service	-119,347.76	-120,509.80	-125,016.70	-131,950.82
	01-0311-0302-00	Gas, Oil & Grease	-49,343.88	-43,471.18	-55,000.00	-55,000.00
	01-0311-0304-00	Uniform	-11,262.78	-6,877.70	-19,511.28	-12,500.00
	01-0311-0305-00	Safety Equipment	-1,022.99	-14,284.18	-10,500.00	-10,500.00
	01-0311-0307-00	Equipment Maintenance	-1,492.47	-162.11	-1,500.00	-1,500.00
	01-0311-0310-00	Supplies	-24,133.98	-29,160.15	-48,691.04	-27,872.00
	01-0311-0315-00	Public Safety Grant Expense	0.00	-21,783.00	0.00	0.00
	01-0311-0330-00	Recoupment For Expenditures	-13,500.00	0.00	-11,294.00	-11,294.00
	01-0311-0400-00	Insurance Claim Expense	0.00	-1,083.30	0.00	0.00
	01-0311-0401-00	Insurance	-32,955.10	-58,360.35	-55,523.00	-77,375.00
	01-0311-0403-00	Dues & Subscriptions	-1,850.00	-1,185.00	-2,580.00	-2,205.00
	01-0311-0496-00	Equipment Lease	-95,434.10	-154,257.29	-205,317.48	-262,536.56
03 Law Enforcement Total			-3,617,506.45	-3,822,918.68	-4,777,263.68	-5,162,370.20
06 Community Development						
	01-0608-0101-00	Salary Fulltime	-389,972.67	-415,719.26	-427,935.00	-443,969.00
	01-0608-0103-00	Salary Overtime	-711.45	-1,485.32	-5,108.00	-5,303.00
	01-0608-0104-00	Fica	-28,925.03	-30,647.45	-32,935.00	-34,173.00
	01-0608-0106-00	Workers Comp	-8,271.21	-11,894.63	-12,255.00	-10,917.00
	01-0608-0107-00	Retirement	-44,946.23	-53,073.09	-56,400.00	-62,985.00
	01-0608-0108-00	Health Insurance	-90,423.62	-100,923.45	-132,137.00	-176,510.00
	01-0608-0109-00	Dental Insurance	-2,930.24	-2,953.92	-1,930.00	-2,026.00

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
06 Community	01-0608-0110-00	Other Payroll Insurance	-2,142.97	-2,086.11	-2,189.00	-2,199.00
	01-0608-0201-00	Utilities	-1,103.43	-610.12	-1,280.46	-1,280.46
	01-0608-0203-00	Printing & Advertising	-1,107.49	-1,920.26	-1,500.00	-1,500.00
	01-0608-0207-00	Travel & Training	-18,169.76	-14,849.83	-43,030.00	-39,380.00
	01-0608-0211-00	Equipment Maintenance	-938.77	-425.56	-1,000.00	-1,000.00
	01-0608-0216-00	Other Contractual Service	-20,187.69	-8,558.63	-56,752.88	-11,752.88
	01-0608-0223-00	Environmental Services Fee	-38,853.99	-28,626.25	-45,323.31	-45,323.31
	01-0608-0227-00	Beautification Program	-10,872.02	-13,237.46	-45,771.05	-43,744.00
	01-0608-0302-00	Gas, Oil & Grease	-3,960.81	-3,456.26	-3,900.00	-3,900.00
	01-0608-0304-00	Uniforms	-2,056.67	-673.38	-1,233.00	-1,233.00
	01-0608-0305-00	Safety Equipment	-189.98	0.00	-77.72	-77.72
	01-0608-0307-00	Equipment Maintenance	-254.32	-352.24	-704.00	-704.00
	01-0608-0310-00	Supplies	-1,481.76	-915.96	-4,500.00	-3,500.00
	01-0608-0350-00	Small Tools/equipment	0.00	-3.99	-154.20	-154.20
	01-0608-0401-00	Insurance	-4,119.39	-3,364.45	-2,911.00	-3,735.00
	01-0608-0403-00	Dues & Subscriptions	-12,978.00	-13,830.29	-15,568.75	-15,568.75
06 Community Development Total			-684,597.50	-709,607.91	-894,595.37	-910,935.32
07 Public Works	01-0707-0101-00	Salary Fulltime	-370,776.71	-339,922.35	-351,623.00	-350,626.00
	01-0707-0103-00	Salary Overtime	-18,115.61	-22,691.00	-17,098.00	-17,060.00
	01-0707-0104-00	Fica	-28,774.25	-26,478.55	-27,624.00	-27,563.00
	01-0707-0106-00	Workers Comp	-32,311.40	-24,147.02	-22,259.00	-19,092.00
	01-0707-0107-00	Retirement	-35,453.98	-39,264.74	-47,304.00	-50,803.00
	01-0707-0108-00	Health Insurance	-99,941.05	-125,817.68	-163,383.00	-160,747.00
	01-0707-0109-00	Dental Insurance	-3,179.99	-3,208.64	-2,251.00	-1,688.00
	01-0707-0110-00	Other Payroll Insurance	-1,960.81	-1,957.03	-2,003.00	-1,957.00
	01-0707-0201-00	Utilities	-10,386.66	-9,024.73	-11,060.00	-11,060.00
	01-0707-0207-00	Travel & Training	-6,665.97	-7,030.05	-8,936.25	-8,936.25
	01-0707-0211-00	Equipment Maintenance	-20,458.92	-16,978.05	-22,143.73	-21,143.73
	01-0707-0213-00	Uniform Maintenance	-6,171.03	-3,815.29	-7,625.00	-8,360.00
	01-0707-0215-00	Radio Maintenance	0.00	-482.00	0.00	-1,000.00
	01-0707-0216-00	Other Contractual Service	-51,200.67	-12,702.17	-11,810.84	-11,810.84
	01-0707-0302-00	Gas, Oil & Grease	-19,652.38	-21,135.94	-22,531.25	-22,531.25
	01-0707-0307-00	Equipment Maintenance	-5,332.12	-7,300.01	-8,550.00	-8,550.00
	01-0707-0308-00	Supplies Street Signs	-446.15	-5,026.53	-4,663.82	-5,000.00
	01-0707-0309-00	Maintenance	-62,616.00	-88,537.01	-111,663.02	-115,000.00
	01-0707-0310-00	Supplies	-8,007.80	-6,776.14	-9,100.00	-8,100.00
	01-0707-0322-00	Paint Striping Supplies	-201.02	-1,209.00	-1,716.83	-1,850.00
	01-0707-0350-00	Small Tools/equipment	-3,848.32	-9,490.64	-11,100.00	-5,600.00
	01-0707-0401-00	Insurance	-9,886.53	-22,555.31	-20,962.00	-34,339.00
	01-0707-0403-00	Dues & Subscriptions	-673.33	-405.00	-655.00	-655.00
	01-0707-0496-00	Equipment Lease	-17,613.03	-57,581.87	-56,588.12	-31,635.61
	01-0707-0502-00	Building	-1,200.75	-197,979.90	-71,945.49	-500.00
	01-0707-0504-00	Machinery & Equipment	-21,832.00	-30,653.64	-20,500.00	-43,000.00
	01-0717-0106-00	Workers Comp	-528.06	0.00	0.00	0.00
	01-0717-0201-00	Utilities	-19,985.39	-16,003.21	-21,480.00	-21,480.00
	01-0717-0205-00	Postage	-23.32	0.00	0.00	0.00
	01-0717-0207-00	Travel & Training	0.00	0.00	-0.03	-0.03
	01-0717-0210-00	Maintenance & Repair	-21,349.90	-25,955.74	-75,029.75	-55,200.00
	01-0717-0211-00	Equipment Maintenance	-881.01	-658.42	-1,500.00	-1,500.00
	01-0717-0216-00	Other Contractual Service	-8,162.37	-11,790.81	-25,599.92	-25,216.92
	01-0717-0302-00	Gas, Oil & Grease	-200.98	-250.10	-500.00	-500.00
	01-0717-0307-00	Equipment Maintenance	-981.00	0.00	-500.00	-500.00
	01-0717-0310-00	Supplies	-5,507.65	-1,906.50	-5,000.00	-5,000.00
	01-0717-0340-00	Aviation Fuel	-77,835.04	-28,316.91	-80,000.00	-80,000.00
	01-0717-0350-00	Small Tools/equipment	-399.99	-138.99	-300.00	-300.00
	01-0717-0401-00	Insurance	-23,946.00	-43,076.25	-41,751.00	-45,048.00
	01-0717-0403-00	Dues & Subscriptions	-40.00	-1.00	-0.04	-0.04
	01-0717-0496-00	Equipment Lease	-8,696.16	-10,245.12	-9,751.68	-8,550.84
	01-0717-0502-00	Building	0.00	-79,640.00	-8,530.00	0.00
	01-0717-0503-00	Non-building Improvements	-20,403.00	-5,000.00	0.00	0.00
	01-0718-0216-00	Other Contractual Service	-32,094.49	-137,762.45	-49,920.00	-49,920.00
	01-0718-0401-00	Insurance	-10.80	-9.00	0.00	0.00
	01-0717-0309-00	Maintenance				-10,000.00
07 Public Works Total			-1,057,751.64	-1,442,924.79	-1,354,958.77	-1,271,823.51
08 Non-departmental Transfer	01-0816-0402-00	Transfers	-1,237,528.40	-978,364.36	-845,281.96	-739,416.95
	01-0816-0425-00	TRANSFER TO DEBT SERVICE	-85,609.08	0.00	0.00	0.00
08 Non-departmental Transfer Total			-1,323,137.48	-978,364.36	-845,281.96	-739,416.95
09 Capital Projects	01-0907-1004-00	South Commercial St Extension	-45,869.42	-83,111.44	-3,178,490.64	0.00
	01-0907-1006-00	Hwy 2 Culvert Over Muddy Creek Tributary	-61,092.52	-95,063.38	-1,454,934.10	0.00
	01-0917-1072-00	Airport Capital Improvements	-85,294.00	-4,716,031.26	-518,996.16	0.00
	01-0938-1003-00	Sidewalk Curb Progrm	-100,000.00	-100,000.00	-133,217.00	-100,000.00
	01-0990-1050-00	Hpc Fund Grant Program	0.00	-24,753.36	0.00	-43,010.00
	01-0990-1080-00	Royal St. Extension	-21,653.50	-1,014,607.77	-23,809,154.51	0.00
09 Capital Projects Total			-313,909.44	-6,033,567.21	-29,094,792.41	-143,010.00
09 Capital Projects	01-0907-1002-00	Asphalt Overlay Program	-129,764.28	-203,282.99	-177,634.20	-200,000.00

		2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
09 Capital Projects Total		-129,764.28	-203,282.99	-177,634.20	-200,000.00
Expense Total		-10,261,270.61	-16,465,890.95	-41,716,045.01	-12,724,350.50
01 General Fund Total		22,242,384.86	899,349.33	427,850.60	0.00
05 Refuse Fund					
Revenue					
53 Charges For Service					
05-5324	Receipts For Collections	775,954.52	820,803.60	830,014.68	886,664.76
53 Charges For Service Total		775,954.52	820,803.60	830,014.68	886,664.76
58 Interest					
05-5815	Interest Income	0.00	0.00	300.00	300.00
58 Interest Total		0.00	0.00	300.00	300.00
Revenue Total		775,954.52	820,803.60	830,314.68	886,964.76
Expense					
05 Refuse Fund					
05-0103-0221-00	Contract Payments	-709,096.40	-730,376.18	-752,280.52	-794,160.00
05-0103-0222-00	Hazardous Waste Program	-11,046.20	-11,135.02	-11,247.00	-11,355.00
05-0103-0430-00	Office Facilities & Services	-43,655.04	-45,180.00	-47,439.00	-48,388.00
05-0103-0460-00	Bad Debts	111.74	111.70	0.00	0.00
05 Refuse Fund Total		-763,685.90	-786,579.50	-810,966.52	-853,903.00
Expense Total		-763,685.90	-786,579.50	-810,966.52	-853,903.00
05 Refuse Fund Total		12,268.62	34,224.10	19,348.16	33,061.76
07 Electric Fund					
Revenue					
53 Charges For Service					
07-5301	Elec Sales - Residential	5,851,413.38	6,102,806.15	5,790,652.00	6,729,175.50
07-5302	Elec Sales - Commercial	695,818.31	644,937.88	739,226.00	762,968.00
07-5303	Elec Sales - Power	6,368,939.75	6,385,475.23	6,103,886.00	7,333,356.50
07-5305	Elec Sales - Park	353.13	419.41	190.00	250.00
07-5306	Elec Security Lights	286.20	286.20	410.00	350.00
07-5308	Pole Attachment Fees	37,363.50	565.60	32,080.00	33,800.00
07-5309	Elec Make Ready Poles	0.00	500.00	0.00	0.00
07-5317	Electric Connection Fees	32,505.00	31,221.50	33,000.00	33,000.00
53 Charges For Service Total		12,986,679.27	13,166,211.97	12,699,444.00	14,892,900.00
55 Misc. Income					
07-5510	Miscellaneous	56,069.41	33,604.97	53,080.00	53,080.00
07-5511	Late Charges & Penalties	179,005.24	182,942.95	158,000.00	180,000.00
07-5513	Administration Fees	22,050.00	21,400.00	31,050.00	23,585.00
07-5520	Renewable Power Sales	1,559.40	1,559.40	2,000.00	2,000.00
07-5535	Auction & Surplus Sales	416.25	247.50	0.00	0.00
55 Misc. Income Total		259,100.30	239,754.82	244,130.00	258,665.00
56 Intergovernmental					
07-5626	Grants & Entitlements	0.00	73,010.63	0.00	0.00
56 Intergovernmental Total		0.00	73,010.63	0.00	0.00
58 Interest					
07-5801	GAIN ON SALES OF ASSETS	35,555.41	0.00	0.00	0.00
07-5815	Interest Income	80,648.43	151,545.95	68,385.00	68,385.00
07-5816	Unrealized Gain On Investments	334,786.16	62,301.04	0.00	0.00
58 Interest Total		450,990.00	213,846.99	68,385.00	68,385.00
59 Other Rev. Sources/trans					
07-5934	Transfer From Reserve	0.00	0.00	193,468.30	0.00
59 Other Rev. Sources/trans Total		0.00	0.00	193,468.30	0.00
Revenue Total		13,696,769.57	13,692,824.41	13,205,427.30	15,219,950.00
Expense					
02 Finance					
07-0240-0216-00	Other Contractual Services	-23,656.36	-16,000.00	-71,200.00	-51,500.00
07-0240-0351-00	Computer Equipment	-4,000.00	-4,455.00	-19,300.00	-3,000.00
07-0240-0504-00	Machinery & Equipment	0.00	-2,921.27	-3,689.77	0.00
02 Finance Total		-27,656.36	-23,376.27	-94,189.77	-54,500.00
07 Public Works					
07-0103-0101-00	Salary Fulltime	-232,022.38	-150,469.79	-209,549.00	-223,820.00
07-0103-0103-00	Salary Overtime	-6,195.80	-2,192.26	-3,936.00	-8,338.00
07-0103-0104-00	Fica	-17,640.57	-14,339.64	-16,098.00	-17,532.00
07-0103-0106-00	Workers Comp	-4,341.83	-1,224.90	-4,789.00	-3,994.00
07-0103-0107-00	Retirement	-22,731.16	-24,764.92	-27,566.00	-32,313.00
07-0103-0107-01	Gasb 68	-45,360.00	12,463.00	0.00	0.00
07-0103-0108-00	Health Insurance	-50,767.87	-48,707.46	-65,053.00	-65,348.00
07-0103-0109-00	Dental Insurance	-1,716.69	-1,316.34	-961.00	-866.00
07-0103-0110-00	Other Payroll Insurance	-1,184.96	-927.10	-1,093.00	-1,138.00
07-0103-0203-00	Printing & Advertising	0.00	-115.13	0.00	0.00
07-0103-0207-00	Travel & Training	-4,940.02	-1,349.00	-4,501.00	0.00
07-0103-0216-00	Other Contractual Service	-8,430.62	-9,101.56	-6,565.09	-14,051.29
07-0103-0301-00	Purchased Power	-8,311,700.54	-8,766,519.22	-8,729,003.77	-9,950,000.00
07-0103-0302-00	Gas, Oil & Grease	-1,016.98	-1,370.43	-2,000.00	-2,000.00
07-0103-0307-00	Equipment Maintenance	-534.81	-287.46	-500.00	0.00
07-0103-0310-00	Supplies	-1,357.15	-799.06	-3,375.00	-1,350.00
07-0103-0350-00	Small Tools/equipment	0.00	0.00	-200.00	0.00
07-0103-0401-00	Insurance	-66,734.30	-115,856.84	-111,531.00	-124,468.00

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
07 Public Works	07-0103-0402-00	Transfers	-38,500.00	0.00	0.00	0.00
	07-0103-0403-00	Dues & Subscriptions	-9,154.00	-10,358.00	-10,358.00	-10,358.00
	07-0103-0430-00	Office Facilities & Services	-930,000.00	-962,460.00	-1,001,065.00	-1,021,086.00
	07-0103-0450-00	Franchise Fee	-1,036,729.27	-1,072,770.30	-1,010,704.00	-1,205,175.00
	07-0103-0460-00	Bad Debt	1,082.78	1,183.70	-12,600.00	-12,600.00
	07-0103-0465-00	Collection Fees	-369.00	-630.00	-200.00	-200.00
	07-0103-0496-00	Equipment Lease	-8,863.08	-10,251.48	-9,758.64	-8,529.12
	07-0103-0601-00	Depreciation	-459,759.47	-536,994.38	0.00	0.00
	07-0721-0101-00	Salary Fulltime	-464,224.71	-492,368.84	-523,735.00	-525,018.00
	07-0721-0103-00	Salary Overtime	-47,829.21	-67,624.75	-46,477.50	-40,020.32
	07-0721-0104-00	Fica	-39,493.76	-42,262.70	-43,075.00	-42,679.00
	07-0721-0106-00	Workers Comp	-14,387.09	-17,047.46	-11,261.00	-9,930.00
	07-0721-0107-00	Retirement	-51,060.72	-68,893.87	-73,763.00	-78,663.00
	07-0721-0107-01	Gasb 68	-100,963.00	35,472.00	0.00	0.00
	07-0721-0108-00	Health Insurance	-48,220.78	-76,962.31	-100,557.00	-111,293.00
	07-0721-0109-00	Dental Insurance	-2,353.35	-2,559.77	-1,930.00	-1,688.00
	07-0721-0110-00	Other Payroll Insurance	-2,274.54	-2,022.01	-2,706.00	-2,619.00
	07-0721-0201-00	Utilities	-15,838.46	-14,058.62	-17,880.00	-17,880.00
	07-0721-0207-00	Travel & Training	-20,381.90	-15,858.14	-21,000.00	-25,500.00
	07-0721-0211-00	Vehicle Maintenance	-24,271.52	-10,380.04	-19,788.00	-20,288.00
	07-0721-0215-00	Radio Maintenance	-380.90	-401.50	-1,000.00	-1,000.00
	07-0721-0216-00	Other Contractual Service	-27,049.23	-27,309.47	-154,240.01	-59,550.00
	07-0721-0302-00	Gas, Oil & Grease	-15,253.93	-13,557.75	-20,000.00	-20,000.00
	07-0721-0304-00	Uniforms	-7,793.81	-4,971.43	-12,078.75	-11,685.00
	07-0721-0306-00	Substation Maintenance	-620.00	-346.00	-72,228.40	-82,000.00
	07-0721-0307-00	Equipment Maintenance	-4,372.90	-4,637.23	-3,000.00	0.00
	07-0721-0309-00	Maintenance	-282.78	-10,540.62	-4,000.00	0.00
	07-0721-0310-00	Supplies	-2,521.24	-3,170.41	-3,020.00	-3,020.00
	07-0721-0319-00	Distribution Maintenance Supp.	-134,946.32	-140,498.95	-392,685.55	-353,500.00
	07-0721-0350-00	Small Tools/equipment	-1,803.31	-4,103.68	-5,000.00	-5,000.00
	07-0721-0502-00	Building	0.00	-74.97	-2,000.00	-2,000.00
	07-0721-0504-00	Machinery & Equipment	0.00	0.00	-577.09	0.00
	07-0735-0216-00	Other Contractual Service	-444,607.05	-359,086.58	-566,368.30	-360,000.00
	07-0990-4018-00	Overhead Line To Underground	0.00	0.00	-45,299.54	-140,000.00
	07-0990-4007-00	HV square lighting and power				-100,000.00
	07-0990-4009-00	49 highway crossing poles				-150,000.00
07 Public Works Total			-12,729,898.23	-13,062,423.67	-13,375,076.64	-14,866,499.73
Expense Total			-12,757,554.59	-13,085,799.94	-13,469,266.41	-14,920,999.73
07 Electric Fund Total			939,214.98	607,024.47	-263,839.11	298,950.27
08 CWSS Fund						
Revenue						
52 License And Permits						
	08-5208	Lake Harrisonville Permits	8,287.00	8,262.25	6,210.00	4,000.00
52 License And Permits Total			8,287.00	8,262.25	6,210.00	4,000.00
53 Charges For Service						
	08-5311	Water Sales Metered	3,092,348.49	3,179,056.93	3,717,900.00	4,387,100.00
	08-5312	Sewer Service Charge	3,104,345.65	3,300,357.47	3,609,700.00	4,006,800.00
	08-5313	Bulk Water Sales	2,046.51	1,754.13	1,000.00	1,000.00
	08-5318	Water Connection Fees	14,739.77	4,600.00	10,000.00	10,000.00
	08-5319	Sewer Connection Fees	12,430.00	6,810.00	9,160.00	9,160.00
53 Charges For Service Total			6,225,910.42	6,492,578.53	7,347,760.00	8,414,060.00
55 Misc. Income						
	08-5510	Miscellaneous	5,611.40	1,015.75	5,170.00	2,700.00
	08-5535	Auction & Surplus Sales	0.00	0.00	0.00	0.00
	08-5540	Water Tower Lease	57,203.34	57,418.07	62,266.44	62,266.44
55 Misc. Income Total			62,814.74	58,433.82	67,436.44	64,966.44
56 Intergovernmental						
	08-5626	Grants & Entitlements	443,857.50	1,590,959.35	3,523,911.94	0.00
	08-5630	Lake Harrisonville Grant	836,646.13	441,061.87	0.00	0.00
	08-5637	SRF PROCEEDS	3,202.52	0.00	0.00	0.00
56 Intergovernmental Total			1,283,706.15	2,032,021.22	3,523,911.94	0.00
58 Interest						
	08-5801	GAIN ON SALE OF ASSETS	57,740.41	0.00	0.00	0.00
	08-5815	Interest Income	361,499.19	325,327.07	141,440.00	141,440.00
	08-5816	Unrealized Gain On Investments	-148,656.21	57,646.09	0.00	0.00
	08-5825	Interest Income (bond)	18,063.16	0.00	82,000.00	0.00
58 Interest Total			288,646.55	382,973.16	223,440.00	141,440.00
59 Other Rev. Sources/trans						
	08-5934	Transfer From Reserve	0.00	0.00	2,192,046.88	0.00
	08-5935	Bond Proceeds	0.00	0.00	4,229,176.17	0.00
	08-5957	DEVELOPER SS REIMBURSE	2,710.80	0.00	0.00	0.00
59 Other Rev. Sources/trans Total			2,710.80	0.00	6,421,223.05	0.00
Revenue Total			7,872,075.66	8,974,268.98	17,589,981.43	8,624,466.44
Expense						
02 Finance						
	08-0240-0216-00	Other Contractual Services	-19,293.59	-27,538.63	-48,867.29	-70,250.00
	08-0240-0351-00	Computer Equipment	-5,117.00	0.00	-9,281.00	-5,200.00
	08-0240-0504-00	Machiner & Equipment	-982.74	-94,483.35	-14,033.11	-11,000.00

		2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
02 Finance Total		-25,393.33	-122,021.98	-72,181.40	-86,450.00
07 Public Works					
08-0103-0101-00	Salary Fulltime	-367,861.62	-447,778.21	-461,562.00	-620,565.00
08-0103-0103-00	Salary Overtime	-6,946.16	-3,457.83	-8,792.00	-15,938.00
08-0103-0104-00	Fica	-26,965.43	-31,782.25	-38,927.00	-51,935.00
08-0103-0106-00	Workers Comp	-8,032.76	-10,473.89	-14,108.00	-15,491.00
08-0103-0107-00	Retirement	-34,092.94	-52,308.34	-61,127.00	-88,955.00
08-0103-0107-01	Gasb 68	-16,210.00	893.00	0.00	0.00
08-0103-0108-00	Health Insurance	-67,131.15	-83,066.51	-124,297.00	-183,717.00
08-0103-0109-00	Dental Insurance	-839.36	-2,553.90	-1,930.00	-2,701.00
08-0103-0110-00	Other Payroll Insurance	-2,307.35	-1,817.74	-2,360.00	-3,095.00
08-0103-0201-00	Utilities	-368.76	-375.74	-330.00	-330.00
08-0103-0203-00	Printing & Advertising	-784.99	-218.69	-375.00	-375.00
08-0103-0205-00	Postage	-30.68	0.00	0.00	0.00
08-0103-0207-00	Travel & Training	-427.28	-4,075.86	-7,500.00	-5,500.00
08-0103-0211-00	Equipment Maintenance	-40.25	0.00	-671.20	-671.20
08-0103-0213-00	Uniform Maintenance	0.00	-79.00	-580.00	-1,430.00
08-0103-0216-00	Other Contractual Service	-26,044.28	-70,685.40	-34,810.84	-34,985.84
08-0103-0302-00	Gas, Oil & Grease	-1,917.00	-1,447.56	-2,539.50	-3,075.00
08-0103-0307-00	Equipment Maintenance	-841.93	0.00	-750.00	-4,050.00
08-0103-0310-00	Supplies	-1,609.57	-2,264.04	-2,050.00	-3,250.00
08-0103-0350-00	Small Tools/equipment	0.00	0.00	0.00	-1,000.00
08-0103-0400-00	Insurance Claim Expense	0.00	0.00	0.00	0.00
08-0103-0401-00	Insurance	-208,656.48	-319,464.01	-304,074.00	-314,992.00
08-0103-0402-00	Transfers	-105,185.99	0.00	0.00	0.00
08-0103-0403-00	Dues & Subscriptions	-1,407.00	-5,975.00	-3,500.00	-3,500.00
08-0103-0412-00	Bond Adm Fees	-4,914.50	-4,773.42	-4,640.90	-4,640.90
08-0103-0430-00	Office Facilities & Services	-855,000.00	-884,840.04	-1,006,566.00	-1,026,697.00
08-0103-0440-00	BOND INTEREST EXPENSE	-116,506.10	0.00	0.00	0.00
08-0103-0442-00	Interest Amortization	32,989.63	31,204.98	0.00	0.00
08-0103-0443-00	Srf Expense	-51,847.38	-48,749.04	-41,345.94	-37,345.00
08-0103-0450-00	Franchise Fee	-484,323.20	-510,854.86	-507,616.00	-671,512.00
08-0103-0460-00	Bad Debt	552.91	620.06	-1,200.00	-1,200.00
08-0103-0492-00	Sewer Bonds 2005a Srf P & I	0.00	-4,444.02	-110,250.00	0.00
08-0103-0493-00	Sewer Bonds 2010 Arra P & I	0.00	-12,642.73	-243,582.80	-244,737.01
08-0103-0494-00	Water Bonds 2017 P & I	0.00	-83,495.75	-540,235.00	-542,898.50
08-0103-0495-00	Cop 2020 P & I	-313,350.00	-313,350.00	-628,350.00	-630,750.00
08-0103-0496-00	Equipment Lease	-24,002.30	-24,978.08	-140,860.37	-101,683.59
08-0103-0498-00	Multipurpose Wtr Resource Fund Lease	0.00	0.00	-20,000.00	-20,000.00
08-0103-0601-00	Depreciation	-1,525,440.60	-1,631,423.25	0.00	0.00
08-0720-0101-00	Salary Fulltime	-283,290.38	-291,542.88	-299,959.00	-308,789.00
08-0720-0103-00	Salary Overtime	-4,023.10	-5,044.90	-5,138.00	-8,224.00
08-0720-0104-00	Fica	-21,455.88	-21,997.18	-22,867.00	-23,610.00
08-0720-0106-00	Workers Comp	-11,648.62	-13,738.79	-10,432.00	-9,043.00
08-0720-0107-00	Retirement	-34,677.81	-37,760.86	-39,158.00	-43,517.00
08-0720-0107-01	Gasb 68	-16,833.00	638.00	0.00	0.00
08-0720-0108-00	Health Insurance	-60,433.66	-81,599.49	-100,400.00	-123,277.00
08-0720-0109-00	Dental Insurance	-2,265.14	-2,249.46	-1,608.00	-1,688.00
08-0720-0110-00	Other Payroll Insurance	-1,632.78	-1,436.23	-1,591.00	-1,592.00
08-0720-0201-00	Utilities	-152,813.02	-153,704.36	-157,160.00	-167,160.00
08-0720-0207-00	Travel & Training	-2,202.40	-2,766.90	-2,700.00	-2,700.00
08-0720-0211-00	Equipment Maintenance	-7,106.03	-3,971.07	-8,400.00	-8,400.00
08-0720-0213-00	Uniform Maintenance	-2,322.76	-1,329.60	-2,178.00	-2,677.00
08-0720-0216-00	Other Contractual Service	-69,387.58	-57,043.01	-83,372.00	-67,570.00
08-0720-0302-00	Gas, Oil & Grease	-4,282.98	-4,961.79	-6,000.00	-6,000.00
08-0720-0303-00	Chemicals	-171,949.09	-186,716.34	-180,963.98	-184,000.00
08-0720-0307-00	Equipment Maintenance	-15,666.48	-6,402.31	-6,850.00	-18,523.00
08-0720-0310-00	Supplies	-5,066.01	-4,720.89	-5,100.00	-5,100.00
08-0720-0403-00	Dues & Subscriptions	-175.00	-175.00	-306.00	-408.00
08-0720-0502-00	Building	0.00	0.00	-11,738.00	-10,000.00
08-0720-0504-00	Machinery & Equipment	-40.25	0.00	-481,127.77	-18,523.00
08-0721-0101-00	Salary Fulltime	-317,012.30	-289,434.88	-443,840.04	-446,887.00
08-0721-0103-00	Salary Overtime	-18,950.05	-29,826.90	-23,445.50	-42,600.00
08-0721-0104-00	Fica	-24,594.02	-23,697.10	-35,180.00	-36,818.00
08-0721-0106-00	Workers Comp	-17,774.53	-15,831.30	-17,015.00	-14,102.00
08-0721-0107-00	Retirement	-32,075.81	-32,594.53	-60,243.00	-67,861.00
08-0721-0107-01	Gasb 68	-15,587.00	536.00	0.00	0.00
08-0721-0108-00	Health Insurance	-121,850.72	-99,035.57	-222,967.00	-205,540.00
08-0721-0109-00	Dental Insurance	-201.89	-2,576.23	-2,895.00	-2,702.00
08-0721-0110-00	Other Payroll Insurance	-1,777.81	-1,682.08	-2,579.00	-2,605.00
08-0721-0201-00	Utilities	-17,191.46	-15,623.27	-17,540.04	-17,540.04
08-0721-0207-00	Travel & Training	-1,677.23	-760.04	-14,627.10	-14,764.55
08-0721-0211-00	Equipment Maintenance	-5,779.07	-24,048.41	-17,115.50	-14,689.00
08-0721-0213-00	Uniform Maintenance	-4,532.57	-4,438.05	-10,575.00	-9,070.00
08-0721-0216-00	Other Contractual Service	-9,737.16	-18,830.47	-19,798.00	-20,218.00
08-0721-0302-00	Gas, Oil & Grease	-17,225.39	-14,409.61	-21,160.00	-22,000.00
08-0721-0307-00	Equipment Maintenance	-7,121.51	-2,193.87	-11,247.41	-11,247.41
08-0721-0309-00	Maintenance	-158,149.96	-112,830.89	-219,804.57	-187,560.00
08-0721-0310-00	Supplies	-6,793.75	-6,753.60	-10,550.95	-10,675.00

			2024	2025 Amended	2026
			Total Activity	Budget	Budget
07 Public Works	08-0721-0350-00	Small Tools/equipment	-5,935.89	-2,314.13	-4,426.00
	08-0721-0403-00	Dues & Subscriptions	-1,470.00	-35.00	-850.00
	08-0721-0502-00	Building	0.00	-449.00	-1,000.00
	08-0721-0504-00	Machinery & Equipment	0.00	0.00	-80,000.00
	08-0728-0101-00	Salary Fulltime	-230,090.67	-217,265.67	-231,042.00
	08-0728-0103-00	Salary Overtime	-3,833.01	-7,883.26	-13,599.90
	08-0728-0104-00	Fica	-17,641.79	-16,879.16	-18,154.00
	08-0728-0106-00	Workers Comp	-11,550.00	-10,832.67	-6,526.00
	08-0728-0107-00	Retirement	-28,502.68	-28,663.50	-33,460.00
	08-0728-0107-01	Gasb 68	-13,716.00	485.00	0.00
	08-0728-0108-00	Health Insurance	-74,824.44	-78,255.17	-124,425.00
	08-0728-0109-00	Dental Insurance	573.49	-1,949.36	-1,351.00
	08-0728-0110-00	Other Payroll Insurance	-1,268.59	-1,073.73	-1,237.00
	08-0728-0201-00	Utilities	-200,593.49	-196,454.62	-200,000.00
	08-0728-0207-00	Travel & Training	-2,635.46	-2,512.55	-3,000.00
	08-0728-0211-00	Equipment Maintenance	-75,671.89	-42,862.22	-67,000.00
	08-0728-0213-00	Uniform Maintenance	-2,291.52	-1,224.48	-2,363.00
	08-0728-0216-00	Other Contractual Service	-174,283.01	-44,748.61	-172,867.00
	08-0728-0302-00	Gas, Oil & Grease	-5,327.26	-7,213.16	-5,882.47
	08-0728-0307-00	Equipment Maintenance	-1,566.85	-3,331.20	-28,122.40
	08-0728-0310-00	Supplies	15,438.19	-9,666.64	-12,800.00
	08-0728-0350-00	Small Tools/equipment	-499.00	-2,412.84	-2,500.00
	08-0728-0403-00	Dues & Subscriptions	-175.00	-140.00	-200.00
	08-0728-0502-00	Building	-1,120.25	0.00	-5,500.00
	08-0728-0504-00	Machinery & Equipment	-72.80	0.00	-40,000.00
07 Public Works Total			-6,701,904.64	-6,770,892.95	-7,831,005.81
09 Capital Projects					
	08-0907-1006-00	Mo Hwy 2 South St Bridge Over Muddy Creek	0.00	0.00	0.00
	08-0931-3002-00	Lead Service Line Inventory	-35.00	0.00	0.00
	08-0931-3011-00	E. Wall St Sewer Main Replacement	0.00	0.00	0.00
	08-0931-3012-00	Marler Wtr Main Replacement	0.00	0.00	0.00
	08-0931-3014-00	Commercial Water Main Replacement	0.00	0.00	0.00
	08-0931-3031-00	Waterline Pump Replacements And Repairs	0.00	0.00	0.00
	08-0931-3058-00	Water Plant Filter Upgrades	0.00	0.00	0.00
	08-0931-3070-00	Raw Water Transmission Main	-835.00	0.00	0.00
	08-0932-3039-00	Emergency Sewer Repairs	0.00	0.00	-50,000.00
	08-0932-3046-00	Tab St Sewer Main Replacement	0.00	0.00	0.00
	08-0932-3069-00	Muddy Crk Reg Retention Sw Mitigation Basin	0.00	0.00	0.00
	08-0933-3011-00	South Sewer Improvements	0.00	0.00	0.00
	08-0933-3072-00	Lake Harrisonville Spillway	0.00	0.00	0.00
	08-0936-1005-00	Misc Stormwater Projects	0.00	0.00	-100,000.00
	08-0936-1025-00	Beckerdite Storm Drainage Improvements	-996.40	0.00	0.00
	08-0936-1027-00	Ash St Culvert Replacement & Town Creek Ct	0.00	0.00	0.00
	08-0936-1030-00	James St Storm Drainage Improvements	0.00	0.00	0.00
	08-0990-3050-00	Mapping Water/sewer System	0.00	0.00	0.00
	08-0990-3051-00	Asphalt Pavement Wwtp Road	0.00	0.00	0.00
	08-0990-3055-00	Infiltration/inflow Reduction	0.00	0.00	0.00
09 Capital Projects Total			-1,866.40	0.00	-150,000.00
Expense Total			-6,729,164.37	-6,892,914.93	-8,067,455.81
08 CWSS Fund Total			1,142,911.29	2,081,354.05	1,943,835.61
09 Fleet Maintenance					
Revenue					
59 Other Rev. Sources/trans					
	09-5931	Transfer From Other Funds	99,185.00	0.00	301,545.60
	09-5936	Lease Proceeds	284,881.73	254,423.28	0.00
59 Other Rev. Sources/trans Total			384,066.73	254,423.28	301,545.60
Revenue Total			384,066.73	254,423.28	301,545.60
Expense					
01 Admin					
	09-0103-0216-00	Other Contractual Service	-7,750.42	-74,031.13	-243,104.76
	09-0103-0440-00	Interest Expense	-39,694.30	-16,152.81	0.00
	09-0103-0601-00	Amorization Expense	-179,192.90	-61,346.77	0.00
	09-0103-0602-00	Depreciation Expense	0.00	-10,967.88	0.00
01 Admin Total			-226,637.62	-162,498.59	-243,104.76
Expense Total			-226,637.62	-162,498.59	-243,104.76
09 Fleet Maintenance Total			157,429.11	91,924.69	58,440.84
15 Parks and Recreation Fund					
Revenue					
50 Sales Taxes					
	15-5022	Park Sales Tax	1,485,321.25	1,517,913.90	1,504,522.00
50 Sales Taxes Total			1,485,321.25	1,517,913.90	1,504,522.00
51 Taxes					
	11-5111	Real Estate Taxes	188,165.86	0.00	0.00
	11-5112	Personal Property Tax	33,350.49	0.00	0.00
	11-5113	Sur Tax Merchants/replacement	11,056.97	0.00	0.00
	11-5117	Corporate/rr/utility Tax	4,646.59	0.00	0.00
	15-5111	Real Estate Taxes	0.00	202,820.40	189,161.00

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
51 Taxes	15-5112	Personal Property Tax	0.00	36,792.16	48,132.00	48,132.00
	15-5113	Sur Tax Merchants/replacement	0.00	11,449.36	10,365.00	18,000.00
	15-5117	Corporate/rr/utility Tax	0.00	8,526.78	1,500.00	5,000.00
	15-5121	Financial Institution Tax	0.00	0.00	500.00	500.00
51 Taxes Total			237,219.91	259,588.70	249,658.00	260,793.00
53 Charges For Service	11-5307	RENTAL INCOME	13,103.28	0.00	0.00	0.00
	11-5309	SHOOTING RANGE REVENUE	4,602.65	0.00	0.00	0.00
	11-5334	CONCESSIONS BALL FIELD	2,256.78	0.00	0.00	0.00
	13-5333	SWIMMING POOL USE FEE	79,663.00	0.00	0.00	0.00
	13-5334	CONCESSIONS AQUATIC CTR	26,274.53	0.00	0.00	0.00
	13-5336	POOL SEASON PASSES	44,507.89	0.00	0.00	0.00
	15-5307	Park Rentals	0.00	15,436.88	16,400.00	16,580.00
	15-5308	Athletic Field Rentals	0.00	370.00	1,500.00	1,500.00
	15-5309	SHOOTING RANGE REVENUE	0.00	3,993.88	4,800.00	4,800.00
	15-5333	Outdoor Pool Day Pass	0.00	74,646.00	95,247.00	95,247.00
	15-5334	Outdoor Pool Concessions	0.00	32,914.60	35,662.43	35,662.43
	15-5336	Outdoor Pool Season Passes	0.00	49,739.18	50,000.00	70,584.92
	15-5337	Ballfield Concessions	0.00	4,115.61	4,000.00	4,200.00
	15-5350	C. Center Daily Passes	66,530.00	66,950.50	77,231.25	77,231.25
	15-5351	Annual Memberships	647,684.95	715,140.00	804,366.52	815,575.46
	15-5352	Senior Rent	7,657.68	7,657.68	7,656.00	7,656.00
	15-5353	Swim Team Rent	2,844.00	2,560.50	2,592.00	4,644.00
	15-5354	C. Center Room Rental	51,923.05	61,633.85	51,000.00	57,847.50
	15-5355	Special Events	2,740.00	3,654.25	7,499.00	7,499.00
	15-5356	Overtime Fees	390.75	444.00	2,400.00	2,400.00
	15-5358	Alcohol Application Fees	0.00	25.00	500.00	500.00
	15-5359	Tot Watch Fees	2,613.00	2,577.00	3,000.00	3,600.00
53 Charges For Service Total			952,791.56	1,041,858.93	1,163,854.20	1,205,527.56
54 RECREATIONAL PROGRAMS	11-5418	MISC RECREATION PROGRAMS	11,150.00	0.00	0.00	0.00
	11-5427	YOUTH REC BASE/SOFT BALL	34,465.50	0.00	0.00	0.00
	15-5406	Youth Basketball	15,431.80	17,149.73	16,720.00	21,375.00
	15-5407	Summer Camp	83,560.00	93,785.55	121,965.00	128,660.00
	15-5408	Tiny Tikes Programs	0.00	3,855.00	4,275.00	4,725.04
	15-5409	Youth Volleyball	14,000.00	13,565.00	15,215.00	19,295.00
	15-5410	Before & After School Programs	29,164.20	34,690.80	43,200.00	43,200.00
	15-5416	Flag Foot Ball	0.00	13,561.75	17,860.00	17,860.00
	15-5417	Adult Basketball	0.00	0.00	270.00	270.00
	15-5418	MISC RECREATION PROGRAMS	5,910.72	11,336.00	9,830.00	18,780.00
	15-5421	Fitness Classes	8,511.06	2,708.40	1,596.00	2,310.00
	15-5422	Water Aerobics	378.00	540.00	300.00	372.00
	15-5423	Swim Lessons	9,985.00	9,941.47	15,356.00	17,880.00
	15-5427	Adult Volleyball	250.00	0.00	1,200.00	1,200.00
	15-5429	Odp Rental	0.00	10,607.50	15,510.00	19,470.00
	15-5440	Youth Baseball	0.00	22,726.25	25,000.00	32,680.02
	15-5441	Youth Softball	0.00	14,352.50	15,105.00	15,105.00
	15-5443	Adult Misc Athletics	0.00	0.00	1,524.00	1,524.00
	15-5450	Martial Arts Revenue	0.00	0.00	2,000.00	2,000.00
54 RECREATIONAL PROGRAMS Total			212,806.28	248,819.95	306,926.00	346,706.06
55 Misc. Income	11-5510	Miscellaneous	7,278.96	0.00	0.00	0.00
	11-5535	Auction & Surplus Sales	9,767.00	0.00	0.00	0.00
	11-5537	Donations	350.00	0.00	0.00	0.00
	13-5510	Miscellaneous	9,966.12	0.00	0.00	0.00
	15-5509	Non-taxable Misc	369.61	7,899.22	1,030.00	1,030.00
	15-5510	Miscellaneous	16,325.94	6,763.90	18,500.00	5,500.00
	15-5515	Preferred Vendors	0.00	0.00	500.00	500.00
	15-5516	Short & Over	-135.79	-392.64	0.00	0.00
	15-5519	On-site Sales Commission	1,197.92	1,730.94	2,100.00	2,100.00
	15-5520	Sponsors	350.00	1,250.00	3,050.00	3,050.00
	15-5521	Personal Trainer	8,660.00	2,034.00	10,280.00	10,280.00
	15-5535	Auction & Surplus Sales	0.00	21,150.00	5,000.00	5,000.00
	15-5537	Donations	0.00	3,175.00	1,000.00	1,000.00
55 Misc. Income Total			54,129.76	43,610.42	41,460.00	28,460.00
56 Intergovernmental	15-5626	Grants & Entitlements	0.00	25,000.00	49,581.00	0.00
56 Intergovernmental Total			0.00	25,000.00	49,581.00	0.00
58 Interest	11-5815	Interest Income	83,205.81	0.00	0.00	0.00
	15-5815	Interest Income	1.56	6,215.83	200.00	1,000.00
58 Interest Total			83,207.37	6,215.83	200.00	1,000.00
59 Other Rev. Sources/trans	11-5930	TRANSFER FROM GENERAL FUND	88,648.32	0.00	0.00	0.00
	11-5931	Transfer From Other Funds	85,898.61	0.00	0.00	0.00
	11-5937	2023 COP-B PROJECT PROCEEDS	277,900.00	0.00	0.00	0.00
	13-5931	Transfer From Other Funds	96,157.92	0.00	0.00	0.00
	15-5930	TRANSFER FROM GENERAL FUND	0.00	0.00	114,076.19	-0.01
	15-5931	Transfer From Other Funds	668.24	0.00	0.00	0.00

		2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
59 Other Rev. 15-5937	2023 COP-B PROJECT PROCEEDS	0.00	0.00	10,278.71	0.00
59 Other Rev. Sources/trans Total		549,273.09	0.00	124,354.90	-0.01
Revenue Total		3,574,749.22	3,143,007.73	3,418,359.10	3,347,008.61
Expense					
02 Finance					
15-0240-0216-00	Other Contractual Services	-21,555.28	-27,435.85	-36,560.20	-34,000.00
15-0240-0351-00	Computer Equipment	-2,504.00	-2,415.00	-16,151.02	-9,500.00
15-0240-0504-00	Machinery & Equipment	-10,171.04	-2,093.06	-22,696.54	-10,000.00
02 Finance Total		-34,230.32	-31,943.91	-75,407.76	-53,500.00
09 Capital Projects					
11-0990-4220-00	2023 COP-B PARKS PROJECT EXPENSES	-182,334.33	0.00	0.00	0.00
09 Capital Projects Total		-182,334.33	0.00	0.00	0.00
11 Parks					
11-1125-0101-00	Salary Fulltime	-131,153.41	0.00	0.00	0.00
11-1125-0102-00	Salary Parttime	-15,576.29	0.00	0.00	0.00
11-1125-0103-00	Salary Overtime	-6,513.68	0.00	0.00	0.00
11-1125-0104-00	Fica	-11,675.40	0.00	0.00	0.00
11-1125-0106-00	Workers Comp	-8,273.70	0.00	0.00	0.00
11-1125-0107-00	Retirement	-13,892.77	0.00	0.00	0.00
11-1125-0108-00	Health Insurance	-44,861.52	0.00	0.00	0.00
11-1125-0109-00	Dental Insurance	-1,206.34	0.00	0.00	0.00
11-1125-0110-00	Other Payroll Insurance	-742.00	0.00	0.00	0.00
11-1125-0201-00	Utilities	-22,119.19	0.00	0.00	0.00
11-1125-0203-00	Printing & Advertising	-187.23	0.00	0.00	0.00
11-1125-0207-00	Travel & Training	-3,210.00	0.00	0.00	0.00
11-1125-0210-00	MAINTENANCE & REPAIRS	-1,259.21	0.00	0.00	0.00
11-1125-0211-00	Equipment Maintenance	-3,980.31	0.00	0.00	0.00
11-1125-0213-00	Uniform Maintenance	-3,580.43	0.00	0.00	0.00
11-1125-0216-00	Other Contractual Service	-31,347.37	0.00	0.00	0.00
11-1125-0302-00	Gas, Oil & Grease	-15,423.75	0.00	0.00	0.00
11-1125-0307-00	Equipment Maintenance	-4,059.94	0.00	0.00	0.00
11-1125-0310-00	Supplies	-12,840.34	0.00	0.00	0.00
11-1125-0320-00	CONCESSION SUPPLIES	-3,530.31	0.00	0.00	0.00
11-1125-0323-00	YOUTH BASE/SOFT BALL SUPPLIES	-19,226.01	0.00	0.00	0.00
11-1125-0325-00	SPECIAL EVENTS SUPPLIES	-1,142.14	0.00	0.00	0.00
11-1125-0401-00	Insurance	-25,851.42	0.00	0.00	0.00
11-1125-0402-00	Transfers	-70,071.09	0.00	0.00	0.00
11-1125-0403-00	Dues & Subscriptions	-500.00	0.00	0.00	0.00
11-1125-0412-00	Bond Adm Fees	-500.00	0.00	0.00	0.00
11-1125-0430-00	Office Facilities & Services	-12,999.96	0.00	0.00	0.00
11-1125-0496-00	Equipment Lease	-37,147.87	0.00	0.00	0.00
13-1124-0101-00	Salary Fulltime	-31,706.85	0.00	0.00	0.00
13-1124-0102-00	Salary Parttime	-103,316.20	0.00	0.00	0.00
13-1124-0103-00	Salary Overtime	-20.12	0.00	0.00	0.00
13-1124-0104-00	Fica	-9,018.28	0.00	0.00	0.00
13-1124-0106-00	Workers Comp	-4,047.42	0.00	0.00	0.00
13-1124-0107-00	Retirement	-3,519.52	0.00	0.00	0.00
13-1124-0108-00	Health Insurance	-9,597.75	0.00	0.00	0.00
13-1124-0109-00	Dental Insurance	-236.34	0.00	0.00	0.00
13-1124-0110-00	Other Payroll Insurance	-145.70	0.00	0.00	0.00
13-1124-0201-00	Utilities	-27,540.74	0.00	0.00	0.00
13-1124-0210-00	Maintenance & Repair	-2,089.18	0.00	0.00	0.00
13-1124-0211-00	Equipment Maintenance	-2,860.83	0.00	0.00	0.00
13-1124-0216-00	Other Contractual Service	-1,275.00	0.00	0.00	0.00
13-1124-0303-00	Chemicals	-8,995.78	0.00	0.00	0.00
13-1124-0304-00	Uniforms	-766.00	0.00	0.00	0.00
13-1124-0307-00	Equipment Maintenance	-1,118.65	0.00	0.00	0.00
13-1124-0310-00	Supplies	-5,000.84	0.00	0.00	0.00
13-1124-0320-00	CONCESSION SUPPLIES	-17,166.75	0.00	0.00	0.00
13-1124-0401-00	Insurance	-15,217.09	0.00	0.00	0.00
13-1124-0430-00	Office Facilities & Services	-6,999.96	0.00	0.00	0.00
13-1124-0601-00	Depreciation	-26,281.79	0.00	0.00	0.00
15-0103-0101-00	Salary Fulltime	-153,625.11	-221,799.21	-239,901.00	-227,719.00
15-0103-0102-00	Salary Parttime	-136,412.35	-128,470.00	-144,262.25	-149,349.54
15-0103-0103-00	Salary Overtime	-77.90	0.00	0.00	0.00
15-0103-0104-00	Fica	-23,558.07	-26,115.88	-29,269.00	-28,737.00
15-0103-0106-00	Workers Comp	-9,068.20	-4,967.72	-3,927.00	-3,306.00
15-0103-0107-00	Retirement	-17,392.31	-23,292.09	-31,223.00	-31,909.00
15-0103-0108-00	Health Insurance	-29,036.72	-51,672.39	-69,909.00	-69,497.00
15-0103-0109-00	Dental Insurance	-886.02	-1,366.46	-965.00	-912.00
15-0103-0110-00	Other Payroll Insurance	-779.46	-4,597.02	-1,185.00	-1,062.00
15-0103-0111-00	Employee Recognition	0.00	-698.53	-8,860.00	-1,500.00
15-0103-0203-00	Printing & Advertising	-2,093.44	-5,191.57	-5,839.00	-7,359.00
15-0103-0207-00	Travel & Training	-1,875.35	-2,114.99	-9,450.00	-5,520.00
15-0103-0211-00	Equipment Maintenance	-2,086.49	-1,166.33	-4,536.00	-4,536.00
15-0103-0216-00	Other Contractual Service	-3,178.96	-9,707.21	-8,182.00	-8,450.00
15-0103-0218-00	Credit Card Processing Fees	-19,475.94	-20,277.52	-24,000.00	-24,000.00
15-0103-0304-00	Uniforms	-983.00	-2,126.29	-1,815.00	-1,815.00
15-0103-0305-00	Safety Equipment	0.00	0.00	-75.00	-75.00

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
11 Parks	15-0103-0310-00	Supplies	-4,421.90	-2,827.54	-5,189.00	-4,650.00
	15-0103-0350-00	Small Tools/equipment	0.00	0.00	-550.00	-550.00
	15-0103-0400-00	Insurance Claim Expense	0.00	-7,960.00	0.00	0.00
	15-0103-0401-00	Insurance	-64,158.94	-143,371.56	-146,359.25	-106,408.01
	15-0103-0402-00	TRANSFER TO DEBT SERVICE	-119,795.78	-313,735.18	-314,125.00	-313,625.00
	15-0103-0403-00	Dues & Subscriptions	-1,760.00	-1,302.99	-3,280.00	-1,900.00
	15-0103-0430-00	Office Facilities & Services	-36,999.96	-58,940.04	-61,887.00	-63,125.00
	15-0103-0460-00	Bad Debt	690.00	35.00	-1,300.00	-1,300.00
	15-0103-0496-00	Equipment Lease	-244.85	-64,442.84	-57,266.16	-25,307.18
	15-0990-2016-00	Outdoor Pool Repair	0.00	-76,699.00	-15,000.00	0.00
	15-0990-4220-00	2023 COP-B PARKS PROJECT EXPENSES	0.00	-160,217.30	-10,278.71	0.00
	15-1119-0101-00	Salary Fulltime	-72,913.48	-76,020.45	-86,446.00	-89,987.00
	15-1119-0102-00	Salary Parttime	-16,987.63	-15,827.43	-18,189.60	-25,735.32
	15-1119-0103-00	Salary Overtime	-153.13	-95.15	-1,785.00	-1,860.00
	15-1119-0104-00	Fica	-6,368.07	-6,747.95	-8,086.00	-8,955.00
	15-1119-0106-00	Workers Comp	-2,995.64	-1,113.12	-2,949.00	-4,179.00
	15-1119-0107-00	Retirement	-4,715.34	512.76	-11,464.00	-12,876.00
	15-1119-0108-00	Health Insurance	-35,926.84	-25,068.32	-33,596.00	-35,861.00
	15-1119-0109-00	Dental Insurance	-911.60	-845.27	-708.00	-743.00
	15-1119-0110-00	Other Payroll Insurance	-603.39	-1,010.52	-530.00	-532.00
	15-1119-0201-00	Utilities	-210,917.39	-182,272.95	-204,120.00	-204,120.00
	15-1119-0207-00	Travel & Training	0.00	-68.99	-500.00	-500.00
	15-1119-0211-00	Equipment Maintenance	-4,045.52	-6,048.36	-11,000.00	-11,000.00
	15-1119-0213-00	Uniform Maintenance	0.00	-500.46	-1,881.00	-2,046.00
	15-1119-0216-00	Other Contractual Service	-45,317.69	-70,980.56	-61,459.78	-71,960.00
	15-1119-0303-00	Chemicals	-658.38	-450.38	-1,000.00	-1,000.00
	15-1119-0305-00	Safety Equipment	-69.93	-39.46	-250.00	-250.00
	15-1119-0307-00	Equipment Maintenance	-1,771.49	-3,840.50	-6,000.00	-14,500.00
	15-1119-0310-00	Supplies	-19,935.52	-22,051.14	-22,500.00	-23,000.00
	15-1119-0350-00	Small Tools/equipment	-362.41	-90.17	-500.00	-3,500.00
	15-1119-0425-00	MDNR PRINCIPAL PAYMENT	-9,300.28	0.00	0.00	0.00
	15-1119-0504-00	Machinery & Equipment	0.00	-5,459.10	-52,000.00	-0.02
	15-1123-0101-00	Salary Fulltime	0.00	-17,732.51	-29,246.00	-23,658.20
	15-1123-0102-00	Salary Parttime	0.00	-78,776.64	-138,784.30	-141,148.80
	15-1123-0103-00	Salary Overtime	0.00	-127.18	0.00	0.00
	15-1123-0104-00	Fica	0.00	-7,392.98	-12,836.00	-12,602.00
	15-1123-0106-00	Workers Comp	0.00	-999.93	-1,678.00	-1,450.00
	15-1123-0107-00	Retirement	0.00	-2,269.89	-3,800.00	-3,325.00
	15-1123-0108-00	Health Insurance	0.00	-3,486.52	-6,827.00	-4,801.00
	15-1123-0109-00	Dental Insurance	0.00	-131.92	-161.00	-112.00
	15-1123-0110-00	Other Payroll Insurance	0.00	-93.93	-156.00	-117.00
	15-1123-0201-00	Utilities	0.00	-26,454.43	-28,790.00	-28,790.00
	15-1123-0203-00	Printing & Advertising	0.00	-61.29	-800.00	-800.00
	15-1123-0210-00	Maintenance & Repair	0.00	-2,350.00	-5,850.00	-5,850.00
	15-1123-0211-00	Equipment Maintenance	0.00	-7,024.07	-6,850.00	-6,850.00
	15-1123-0216-00	Other Contractual Service	0.00	-1,560.41	-7,700.52	-9,305.00
	15-1123-0303-00	Chemicals	0.00	-26,635.26	-18,224.48	-22,000.00
	15-1123-0304-00	Uniform	0.00	-2,057.11	-3,855.00	-3,854.96
	15-1123-0307-00	Equipment Maintenance	0.00	-4,767.75	-5,641.00	-5,641.00
	15-1123-0310-00	Supplies	0.00	-2,778.99	-6,350.00	-7,210.00
	15-1123-0320-00	CONCESSION SUPPLIES	0.00	-21,639.48	-24,820.00	-26,570.00
	15-1123-0350-00	Small Tools/equipment	0.00	0.00	-480.00	-480.00
	15-1123-0401-00	Insurance	0.00	-20,384.37	-21,596.00	-19,865.00
	15-1124-0101-00	Salary Fulltime	-31,706.57	-29,121.32	-29,246.00	-64,331.60
	15-1124-0102-00	Salary Parttime	-95,859.53	-96,288.08	-137,377.34	-140,986.70
	15-1124-0103-00	Salary Overtime	-341.47	-157.77	0.00	0.00
	15-1124-0104-00	Fica	-8,824.96	-9,423.13	-12,728.00	-15,682.00
	15-1124-0106-00	Workers Comp	-5,442.77	-3,567.19	-1,664.00	-1,803.00
	15-1124-0107-00	Retirement	-3,909.57	-2,269.62	-3,800.00	-9,025.00
	15-1124-0108-00	Health Insurance	-5,037.30	-5,394.37	-6,826.00	-19,495.00
	15-1124-0109-00	Dental Insurance	-235.89	-175.54	-161.00	-452.00
	15-1124-0110-00	Other Payroll Insurance	-157.00	-156.59	-156.00	-356.00
	15-1124-0207-00	Travel & Training	-3,005.49	-1,103.00	-1,325.00	-1,325.00
	15-1124-0211-00	Equipment Maintenance	-6,128.59	-4,585.34	-4,434.58	-3,700.00
	15-1124-0216-00	Other Contractual Service	-34,200.10	-503.20	-1,050.00	-500.00
	15-1124-0303-00	Chemicals	-6,034.90	-5,789.43	-6,637.00	-6,637.00
	15-1124-0305-00	Safety Equipment	-1,080.00	-433.58	-1,030.00	-1,290.00
	15-1124-0307-00	Equipment Maintenance	-1,457.44	-2,552.23	-2,085.42	-2,820.00
	15-1124-0310-00	Supplies	-917.84	-481.44	-2,010.00	-2,010.00
	15-1125-0101-00	Salary Fulltime	0.00	-89,289.81	-129,173.00	-142,605.00
	15-1125-0102-00	Salary Parttime	0.00	-35,159.13	-38,492.00	-37,943.75
	15-1125-0103-00	Salary Overtime	0.00	-2,406.40	-2,779.00	-3,070.00
	15-1125-0104-00	Fica	0.00	-9,310.92	-12,719.00	-13,992.00
	15-1125-0106-00	Workers Comp	0.00	-10,163.79	-5,619.00	-4,810.00
	15-1125-0107-00	Retirement	0.00	-8,633.66	-16,502.00	-20,439.00
	15-1125-0108-00	Health Insurance	0.00	-44,217.73	-87,577.00	-74,905.00
	15-1125-0109-00	Dental Insurance	0.00	-962.60	-965.00	-1,013.00
	15-1125-0110-00	Other Payroll Insurance	0.00	-501.12	-746.00	-803.00
	15-1125-0201-00	Utilities	0.00	-22,364.52	-25,000.00	-25,000.00

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
11 Parks	15-1125-0203-00	Printing & Advertising	0.00	0.00	-1,200.00	-1,200.00
	15-1125-0207-00	Travel & Training	0.00	-1,185.00	-3,006.44	-8,650.00
	15-1125-0210-00	Maintenance & Repair	0.00	-4,425.23	-12,500.00	-12,500.00
	15-1125-0211-00	Equipment Maintenance	0.00	-19,752.47	-10,500.00	-13,500.00
	15-1125-0213-00	Uniform Maintenance	0.00	-3,221.39	-4,116.00	-5,626.00
	15-1125-0216-00	Other Contractual Service	0.00	-41,719.84	-47,511.52	-35,511.52
	15-1125-0302-00	Gas, Oil & Grease	0.00	-13,741.41	-18,327.56	-17,606.25
	15-1125-0303-00	Chemicals	0.00	-365.94	-5,500.00	-5,500.00
	15-1125-0307-00	Equipment Maintenance	0.00	-145.09	-7,000.00	0.00
	15-1125-0310-00	Supplies	0.00	-13,071.68	-14,000.00	-15,500.00
	15-1125-0325-00	SPECIAL EVENTS SUPPLIES	0.00	-1,824.39	-7,100.00	-7,100.00
	15-1125-0350-00	Small Tools/equipment	0.00	-6,667.58	-7,000.00	-8,400.00
	15-1125-0401-00	Insurance	0.00	-29,771.70	-25,984.98	-60,231.00
	15-1125-0403-00	Dues & Subscriptions	0.00	0.00	-1.00	-1.00
	15-1125-0496-00	Equipment Lease	0.00	-95,131.47	-94,381.42	-55,501.50
	15-1125-0503-00	Non-building Improvements	0.00	-13,412.52	-49,581.00	-5,000.00
	15-1126-0101-00	Salary Fulltime	-98,028.65	-37,597.34	-47,830.00	-39,677.00
	15-1126-0102-00	Salary Parttime	-130,812.19	-94,266.23	-144,290.25	-156,131.06
	15-1126-0103-00	Salary Overtime	-2,106.20	-165.55	0.00	0.00
	15-1126-0104-00	Fica	-17,608.72	-10,073.38	-14,679.00	-14,961.00
	15-1126-0106-00	Workers Comp	-2,871.43	-2,267.95	-1,919.00	-1,721.00
	15-1126-0107-00	Retirement	-7,569.61	-30.72	-6,234.00	-5,561.00
	15-1126-0108-00	Health Insurance	-16,891.69	-9,847.85	-13,653.00	-14,548.00
	15-1126-0109-00	Dental Insurance	-785.17	-271.48	-322.00	-338.00
	15-1126-0110-00	Other Payroll Insurance	-565.97	-278.24	-271.00	-234.00
	15-1126-0207-00	Travel & Training	-500.00	0.00	-500.00	-320.00
	15-1126-0211-00	Equipment Maintenance	-534.16	0.00	-1.00	-1.00
	15-1126-0216-00	Other Contractual Service	-15,046.43	0.00	-540.00	-540.00
	15-1126-0304-00	Uniforms	0.00	-1,420.85	-450.00	-540.00
	15-1126-0307-00	Equipment Maintenance	-55.59	0.00	-3,000.00	-1.00
	15-1126-0310-00	Supplies	-16,060.95	-3,447.96	-3,000.00	-3,000.00
	15-1126-0702-00	Aerobics	-211.76	0.00	-500.00	-500.00
	15-1126-0706-00	Youth Basketball	-3,560.01	-901.78	-901.78	-1.00
	15-1126-0707-00	Day Camp	0.00	-17,403.55	-23,071.00	-25,440.00
	15-1126-0716-00	Youth Volleyball	-1,999.78	0.00	0.00	0.00
	15-1126-0718-00	MISC RECREATION PROGRAMS	-2,349.49	-1,617.22	-3,600.00	-3,600.00
	15-1126-0719-00	Adult Volleyball	-546.39	0.00	0.00	0.00
	15-1126-0720-00	Martial Arts Expense	0.00	0.00	-1,600.00	-1.00
	15-1126-0721-00	Enrichment Programs	0.00	0.00	-900.00	-2,320.00
	15-1127-0101-00	Salary Fulltime	0.00	-26,107.73	-27,268.00	-20,813.00
	15-1127-0102-00	Salary Parttime	0.00	-38,163.19	-48,025.04	-48,050.00
	15-1127-0104-00	Fica	0.00	-4,916.90	-5,751.00	-5,257.00
	15-1127-0106-00	Workers Comp	0.00	-375.88	-752.00	-605.00
	15-1127-0107-00	Retirement	0.00	-3,341.97	-3,556.00	-2,914.00
	15-1127-0108-00	Health Insurance	0.00	-5,256.03	-6,826.00	-9,053.00
	15-1127-0109-00	Dental Insurance	0.00	-198.40	-161.00	-101.00
	15-1127-0110-00	Other Payroll Insurance	0.00	-127.97	-148.00	-50.00
	15-1127-0207-00	Fitness Travel & Training	0.00	-99.00	-500.00	-500.00
	15-1127-0211-00	Fitness Equipment Maintenance	0.00	-1,912.43	-2,000.00	-2,500.00
	15-1127-0216-00	Other Contractual Service	0.00	-2,371.00	-1,200.00	-1,200.00
	15-1127-0310-00	Supplies	0.00	-1,439.21	-2,300.00	-2,300.00
	15-1127-0403-00	Dues & Subscriptions	0.00	-198.00	0.00	0.00
	15-1128-0101-00	Salary Fulltime	0.00	-26,107.29	-27,268.00	-23,658.20
	15-1128-0102-00	Salary Parttime	0.00	-32,417.95	-36,120.50	-40,472.00
	15-1128-0104-00	Fica	0.00	-4,476.84	-4,840.00	-4,900.00
	15-1128-0106-00	Workers Comp	0.00	-865.24	-633.00	-564.00
	15-1128-0107-00	Retirement	0.00	-3,341.59	-3,556.00	-3,325.00
	15-1128-0108-00	Health Insurance	0.00	-5,255.73	-6,826.00	-4,801.00
	15-1128-0109-00	Dental Insurance	0.00	-197.92	-161.00	-111.00
	15-1128-0110-00	Other Payroll Insurance	0.00	-147.70	-148.00	-117.00
	15-1128-0207-00	Travel & Training	0.00	-450.00	-1,001.00	-1,500.00
	15-1128-0304-00	Uniform	0.00	-191.98	-630.00	-630.00
	15-1128-0310-00	Athletic Supplies	0.00	-30.63	-3,000.00	-3,000.00
	15-1128-0320-00	Ballfield Concession Supplies	0.00	-1,391.18	-3,770.00	-3,970.00
	15-1128-0703-00	Tournaments	0.00	0.00	-2,275.00	-2,275.00
	15-1128-0720-00	Baseball Supplies	0.00	-8,269.26	-9,960.00	-11,818.00
	15-1128-0721-00	Baseball Contractual	0.00	-88.80	-100.00	-150.00
	15-1128-0722-00	Softball Supplies	0.00	-4,013.84	-7,020.00	-6,015.00
	15-1128-0723-00	Softball Contractual	0.00	-52.49	-100.00	-100.00
	15-1128-0724-00	Football Supplies	0.00	-2,781.54	-4,635.00	-5,350.00
	15-1128-0725-00	Football Contractual	0.00	0.00	-100.00	-100.00
	15-1128-0726-00	Volleyball Supplies	0.00	-4,156.54	-4,800.00	-5,820.00
	15-1128-0727-00	Volleyball Contractual	0.00	-124.20	-100.00	-100.00
	15-1128-0728-00	Basketball Supplies	0.00	-5,563.98	-8,967.05	-7,680.00
	15-1128-0729-00	Basketball Contractual	0.00	0.00	-100.00	-150.00
	15-1128-0734-00	Misc Athletics Splys	0.00	-516.16	-4,150.00	-1,950.00
	15-1125-0504-00	Machinery & Equipment				-12,000.00
11 Parks Total			-2,363,410.56	-2,971,752.73	-3,381,864.93	-3,269,801.61
15 Parks and Recreation Fund						

			2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
15 Parks and Recreation Fund Total	15-0103-0307-00	Equipment Maintenance	-60.00	0.00	0.00	0.00
	15-0103-4602-00	COMMUNITY CENTER PROJECT	-14,722.00	0.00	0.00	0.00
		15 Parks and Recreation Fund Total	-14,782.00	0.00	0.00	0.00
Expense Total			-2,594,757.21	-3,003,696.64	-3,457,272.69	-3,323,301.61
15 Parks and Recreation Fund Total			979,992.01	139,311.09	-38,913.59	23,707.00
16 Emergency Services Fund						
Revenue						
50 Sales Taxes	16-5027	Public Safety Sales Tax	2,247,684.75	2,275,343.34	2,338,375.00	2,290,016.00
50 Sales Taxes Total			2,247,684.75	2,275,343.34	2,338,375.00	2,290,016.00
53 Charges For Service	16-5332	Ambulance Service Fees	1,256,573.18	1,089,404.45	1,544,160.00	1,356,360.00
	16-5366	Gemt	154,089.00	192,586.25	192,586.25	136,820.00
53 Charges For Service Total			1,410,662.18	1,281,990.70	1,736,746.25	1,493,180.00
55 Misc. Income	16-5509	Taxable Misc	25.60	41.20	0.00	0.00
	16-5510	Miscellaneous	4,939.83	58,422.28	5,000.00	5,000.00
	16-5512	Training Income	12,650.00	36,495.95	42,000.00	64,600.00
	16-5529	Credit Card Fees	224.00	236.00	300.00	300.00
	16-5535	Auction & Surplus Sales	0.00	11,600.00	0.00	0.00
	16-5537	Donations	225.00	0.00	0.00	0.00
55 Misc. Income Total			18,064.43	106,795.43	47,300.00	69,900.00
58 Interest	16-5815	Interest Income	2.33	0.00	60.00	60.00
58 Interest Total			2.33	0.00	60.00	60.00
59 Other Rev. Sources/trans	16-5931	Transfer From Other Funds	1,013,111.00	978,364.36	576,929.45	653,865.69
	16-5936	Lease Proceeds	140,000.00	0.00	0.00	0.00
	16-5937	Federal Grants	26,439.30	98,769.93	390,476.19	0.00
59 Other Rev. Sources/trans Total			1,179,550.30	1,077,134.29	967,405.64	653,865.69
Revenue Total			4,855,963.99	4,741,263.76	5,089,886.89	4,507,021.69
Expense						
16 Emergency Svcs	16-0103-0101-00	Salary Fulltime	-1,238,465.17	-1,399,248.19	-1,436,414.00	-1,613,591.00
	16-0103-0102-00	Salary Parttime	-175,908.27	-64,863.52	-183,739.82	-192,836.24
	16-0103-0103-00	Salary Overtime	-147,685.02	-195,165.92	-141,425.00	-225,662.71
	16-0103-0104-00	Fica	-114,737.89	-121,509.49	-139,909.00	-161,988.00
	16-0103-0106-00	Workers Comp	-120,102.68	-131,196.81	-112,938.00	-120,455.00
	16-0103-0107-00	Retirement	-128,536.61	-169,120.07	-206,524.00	-252,147.00
	16-0103-0108-00	Health Insurance	-287,345.53	-370,611.83	-468,407.00	-534,749.00
	16-0103-0109-00	Dental Insurance	-8,789.25	-10,028.92	-7,075.00	-8,104.00
	16-0103-0110-00	Other Payroll Insurance	-6,806.50	-7,164.22	-8,018.00	-8,983.00
	16-0103-0201-00	Utilities	-34,892.11	-31,579.53	-34,217.44	-35,926.80
	16-0103-0203-00	Printing & Advertising	-511.10	-558.29	-800.00	-800.00
	16-0103-0207-00	Travel & Training	-23,468.80	-26,627.81	-31,042.59	-29,525.00
	16-0103-0211-00	Equipment Maintenance	-89,079.20	-64,056.40	-75,483.52	-56,855.96
	16-0103-0215-00	Radio Maintenance	-1,730.40	-4,361.63	-4,408.04	-5,506.40
	16-0103-0216-00	Other Contractual Service	-114,054.45	-117,714.96	-152,470.27	-128,741.50
	16-0103-0218-00	Credit Card Processing Fee	-4,360.85	-3,073.72	-6,000.00	-4,000.00
	16-0103-0302-00	Gas, Oil & Grease	-40,657.40	-32,873.41	-45,040.00	-46,321.80
	16-0103-0303-00	Chemicals	-1,003.33	-866.36	-1,200.00	-800.00
	16-0103-0304-00	Uniforms	-13,120.31	-13,769.52	-21,936.50	-18,486.50
	16-0103-0305-00	Safety Equipment	0.00	-17,856.10	-23,000.00	-23,000.00
	16-0103-0307-00	Equipment Maintenance	-7,383.10	-4,017.94	-7,183.50	-7,183.50
	16-0103-0309-00	Maintenance	-10,547.23	-8,409.68	-8,687.50	-8,687.50
	16-0103-0310-00	Supplies	-7,487.16	-9,603.72	-7,965.00	-7,965.00
	16-0103-0311-00	Haz Mat Supplies	0.00	-655.50	-840.00	-840.00
	16-0103-0317-00	Medical Supplies	-21,066.59	-29,718.01	-30,008.00	-32,289.57
	16-0103-0321-00	Teaching Supplies	-2,538.00	-11,591.34	-11,758.00	-17,258.00
	16-0103-0326-00	Emergency Managment	0.00	-1,883.22	-17,419.15	-12,102.00
	16-0103-0350-00	Small Tools/equipment	-6,122.41	-13,651.46	-4,575.00	-4,575.00
	16-0103-0401-00	Insurance	-41,193.88	-78,460.88	-72,417.00	-115,007.00
	16-0103-0403-00	Dues & Subscriptions	-415.00	-465.00	-1,803.75	-1,803.75
	16-0103-0430-00	Office Facilities & Services	-489,999.96	-513,600.00	-542,874.00	-104,860.00
	16-0103-0452-00	Medicare/medicaid	-451,800.63	-397,274.42	-550,000.00	-450,000.00
	16-0103-0460-00	Bad Debt	-4,375.19	-1,859.95	-200,000.00	-100,000.00
	16-0103-0496-00	Equipment Lease	-70,316.55	-117,992.74	-119,050.48	-118,392.56
	16-0103-0502-00	Building	0.00	-9,042.00	0.00	-5,000.00
	16-0103-0504-00	Machinery & Equipment	-346,315.60	-34,331.35	-410,000.00	0.00
	16-0240-0216-00	Other Contractual Services	-22,827.39	-29,426.40	-33,490.84	-39,377.90
	16-0240-0351-00	Computer Equipment	-499.98	-3,326.68	-39,538.66	-13,200.00
	16-0240-0504-00	Machinery & Equipment	0.00	0.00	-88,237.63	0.00
	16-0990-2014-00	Building	-241,773.80	-743,326.51	-11,028.79	0.00
16 Emergency Svcs Total			-4,275,917.34	-4,790,883.50	-5,256,925.48	-4,507,021.69
16 Emergency Services Fund						
	16-0103-0402-00	TRANSFER TO OTHER FUNDS	-2,454.70	0.00	0.00	0.00
	16-0103-0405-00	TRANSFER TO DEBT	-46,978.05	0.00	0.00	0.00
16 Emergency Services Fund Total			-49,432.75	0.00	0.00	0.00

		2023 Total Activity	2024 Total Activity	2025 Amended Budget	2026 Budget
Expense Total		-4,325,350.09	-4,790,883.50	-5,256,925.48	-4,507,021.69
16 Emergency Services Fund Total		530,613.90	-49,619.74	-167,038.59	0.00
20 Debt Service Fund					
Revenue					
50 Sales Taxes					
20-5025	Sales Tax From Fiduciary Hwy 71/291	951,619.08	1,713,822.04	0.00	0.00
50 Sales Taxes Total		951,619.08	1,713,822.04	0.00	0.00
55 Misc. Income					
20-5510	Miscellaneous	2,779,817.60	0.00	0.00	0.00
55 Misc. Income Total		2,779,817.60	0.00	0.00	0.00
58 Interest					
20-5815	Interest Income	253,460.42	122,749.45	1,030.00	1,500.00
58 Interest Total		253,460.42	122,749.45	1,030.00	1,500.00
59 Other Rev. Sources/trans					
20-5900	Transfer From Other Funds	281,809.56	0.00	0.00	0.00
20-5905	Transfer From Parks/c. Center	40,644.44	313,735.18	314,125.00	313,625.00
20-5935	BOND PROCEEDS-DSF	6,932,100.00	0.00	0.00	0.00
59 Other Rev. Sources/trans Total		7,254,554.00	313,735.18	314,125.00	313,625.00
Revenue Total		11,239,451.10	2,150,306.67	315,155.00	315,125.00
Expense					
01 Admin					
20-0103-0412-00	Bond Admin Fees	-545,642.50	-4,590.00	0.00	0.00
20-0103-0424-00	Fiscal Agent Expenses	-2,100.00	0.00	-1,500.00	-1,500.00
20-0103-0425-00	Budgeted Principal Payment	-2,477,619.48	-490,000.00	-195,000.00	-215,000.00
20-0103-0440-00	BOND INTEREST EXPENSE	-773,488.41	-1,279,318.75	-119,125.00	-98,625.00
20-0103-0455-00	TRANSFER TO ESCROW	-4,746,567.50	0.00	0.00	0.00
01 Admin Total		-8,545,417.89	-1,773,908.75	-315,625.00	-315,125.00
Expense Total		-8,545,417.89	-1,773,908.75	-315,625.00	-315,125.00
20 Debt Service Fund Total		2,694,033.21	376,397.92	-470.00	0.00
Grand Total					
		28,698,847.98	4,179,965.91	1,975,916.56	971,170.50

MEMORANDUM

To: Mayor and Members of the City Council

From: Jeremy Smith / Toth & Associates

Date: November 17, 2025

Subject: Proposed 2026 Electric Rate Adjustments – City of Harrisonville

Purpose

The purpose of this memorandum is to present the recommended electric rate adjustments for the City's electric utility for the 2026 budget year. These recommendations are based on the updated revenue analysis contained in the "Calculation of Proposed Rates and Revenues for 2026" model.

Summary of Present and Proposed Rates

Rate Class	Charge Type	Current Rate	Proposed Rate
Residential	Customer Charge	\$11.46	\$12.11
Residential	Energy: First 100 kWh	\$0.122/kWh	\$0.129/kWh
Residential	Energy: Next 900 kWh	\$0.122/kWh	\$0.129/kWh
Residential	Energy: Over 1,000 kWh	\$0.1247/kWh	\$0.1318/kWh
Residential – Electric Heat	Customer Charge	\$11.46	\$12.11
Residential – Electric Heat	Energy ≤ 1000 kWh	\$0.122/kWh	\$0.129/kWh
Residential – Electric Heat	Winter Over 1000 kWh	\$0.1125/kWh	\$0.1189/kWh
Residential – Electric Heat	Summer Over 1000 kWh	\$0.1247/kWh	\$0.1318/kWh
Commercial	Customer Charge	\$19.92	\$21.06
Commercial	Energy (all kWh)	\$0.1335/kWh	\$0.1411/kWh

Power & Demand	Customer Charge	\$62.77	\$66.35
Power & Demand	Demand Charge	\$11.07/kW	\$11.70/kW
Power & Demand	Energy Charge	\$0.0860/kWh	\$0.0909/kWh

Monthly Bill Impact Summary

Customer Type	Usage/Demand Level	Current Monthly Bill	Proposed Monthly Bill
Residential	1,000 kWh/mo	\$137.82	\$145.47
Commercial	2,000 kWh/mo	\$295.58	\$311.92
Power & Demand	500 kW & 200,000 kWh	\$23,650	\$24,948

Recommendation

Staff recommends approval of the proposed 2026 electric rate adjustments. These changes represent a modest and equitable increase needed to maintain the financial health and reliability of the electric utility.

Council Bill No.

Ordinance No.

**AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF
HARRISONVILLE ADOPTING AN OPERATING BUDGET FOR THE CITY OF
HARRISONVILLE, MISSOURI, FOR THE FISCAL YEAR JANUARY 1, 2026,
THROUGH DECEMBER 31, 2026**

WHEREAS, the Board of Aldermen of the City of Harrisonville, Missouri (“Board”) shall pass a budget for the Fiscal Year of 2026 (January 1, 2026, to December 31, 2026); and

WHEREAS, the budget is to be adopted in November as required by Section 130.010 and become effective January first (1st) following the adoption date; and

WHEREAS, the Board conducted public meetings on October 20th, 2025, November 3rd, 2025 determined the budget amounts to be appropriated for Fiscal Year 2026; and

WHEREAS, on Monday, October 7, 2024, the Board voted to accept, via resolution, the results of the 2024 Water/Sewer Rate Study from Burns and McDonnell, and per the study, the 2026 Water Rates are \$21.35 for the first 1,000 gallons of usage and \$13.38 for each additional 1,000 gallons used and the 2026 Sewer Rates are \$24.92 for the first 1,000 gallons of usage and \$13.96 for each additional 1,000 gallons used; and

WHEREAS, on Monday, December 1, 2025, the Board of Aldermen received and found acceptable the initial rate design recommendation from Toth & Associates Inc., and to establish new rates for municipal electric services, setting the 2026 municipal electric service rates at:

	Residential	Electric Winter Only	Electric Heat Summer Only
Monthly Service Charge	\$12.11	\$12.11	\$12.11
First 1000 kWh	\$0.1290	\$0.1290	\$0.1290
Over 1,000 kWh	\$0.1318	\$0.1189	\$0.1318

	Commercial		Power & Demand Service
Monthly Service Charge	\$21.06	Monthly Service Charge	\$66.35
First 1,000 kWh	\$0.1411	Demand kW	\$11.70
Over 1,000 kWh	\$0.1411	kWh/volume	\$0.0909

WHEREAS, the Board is setting, via ordinance, to establish new rates for municipal refuse services, setting the 2026 municipal refuse service rate at \$20.62 per month for the residential monthly base service charge; and

WHEREAS, the Board of Aldermen after careful and due deliberation find that the presented budget is in the best interest of the City of Harrisonville and that the Board shall adopt said budget to begin January 1, 2026.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AS FOLLOWS:

Section 1: That the annual operating budget for the City of Harrisonville, Missouri, for the fiscal year beginning January 1, 2026, and ending on December 31, 2026, a copy of which is appended hereto and made a part hereof, is hereby adopted. Maximum amounts to be expended by fund are as follows:

FUND	BUDGETED REVENUE	BUGTED EXPENDITURES
GENERAL	\$12,724,351	\$12,724,351
COMMUNITY CENTER	\$3,347,009	\$3,323,302
EMERGENCY SERVICES	\$4,507,022	\$4,507,022
DEBT SERVICE	\$315,125	\$315,125
REFUSE	\$886,965	\$853,903
ELECTRIC	\$15,219,950	\$14,921,000
CWSS	\$8,624,466	\$8,067,456
FLEET	\$301,546	\$243,105
	\$45,926,434	\$44,955,264

Section 2: That the City Administrator is hereby authorized to amend the line items of the budget as needed, but in no event shall more funds be expended for any particular fund than that authorized by this budget without prior approval of the Board of Aldermen. The City Administrator will follow the Purchasing Policy in Section 135 Article II.

Section 3: That this ordinance shall become effective January 1, 2026; upon its passage and approval.

READ FOR THE FIRST TIME BY TITLE ONLY ON THE 17TH OF NOVEMBER 2025 AND WAS READ FOR A SECOND TIME BY TITLE ONLY ON THE 1ST DAY OF DECEMBER 2025 AND PASSED BY THE BOARD OF ALDERMEN THIS 1ST DAY OF DECEMBER 2025.

VOTE TAKEN AS FOLLOWS:

AYES:

AWAY:

ABSENT:

EXCUSED:

Ex-Officio

Aldermen

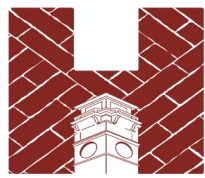
ATTEST:

Mike Zaring, Mayor and

Chairman of the Board of

Daniel Barnett, City Clerk

WITNESS my hand and seal this 1st day of December 2025.



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

300 E. Pearl Street, P.O. Box 367 • Tel: 816-380-8900 • Fax: 816-380-8906 • Harrisonville, MO 64701

To: Board of Aldermen

From: Christina Stanton, AICP, Community Development Director

Date: December 1, 2025

Re: Appl. #PP-25-002/FP-25-004 – A PRELIMINARY/FINAL PLAT for *Washington Place, Lots 1 – 4* located north of E. Washington Street and west of Highland Drive

GENERAL INFORMATION

Applicant: Chris Derry, Corwood Homes, LLC

Requested Actions: Approval of Preliminary and Final Plats

Date of Application: October 22, 2025

PROPOSAL

Chris Derry, with Corwood Homes, LLC, is seeking approval of a Preliminary (Appl. #PP-25-002) and Final Plat (Appl. #FP-25-004) for *Washington Place, Lots 1 – 4* located north of E. Washington Street and west of Highland Drive.

Please see the attached zoning and aerial maps.

The surrounding properties are currently zoned as follows:

North: Downtown Fringe Business (CBD-2) District—dental and insurance offices

East: Single-Family Residential (R-1) District—Harrisonville Middle School

South (across E. Washington St.): Near Downtown Two-Family Neighborhood (R-2B) District—single-family residential

West: Downtown Fringe Business (CBD-2) District—post office parking lot

PREVIOUS ACTIONS

- May 13, 1991—The Board of Aldermen approved Zoning Ordinance #1825, which established most of our current zoning districts.
- January 11, 1993—The Board of Aldermen approved Ordinance #1930, which amended the commercial districts from the 1825 Ordinance and created the current commercial districts.
- June 8, 2021—The Board of Zoning Adjustments heard an application (#VAR-21-005) requesting a variance to the maximum residential density limits of 4.5 dwelling units per acre in Section 405.295.A.3 of the Downtown Fringe Business (CBD-2) District to allow construction of four single-family residences on an .82-acre tract of land located at 400 E. Washington Street. Although the variance was approved, staff can not find that any further action was ever taken after this approval.
- September 19, 2022—The Board of Aldermen approved Ordinance #3602, which included changes to Section 405.295.A.3 and 4.

- November 21, 2022—The Board of Aldermen approved Ordinance #3616, which established Appendix A – Land Use Table, and removed the density language for the downtown commercial districts.
- November 20, 2025—The Planning & Zoning Commission voted 7-0 to recommend approval to the Board of Aldermen.

KEY ISSUES

- This property is currently zoned Downtown Fringe Business (CBD-2) District.
- The applicant is proposing to Preliminary and Final Plat the four lots as shown on the attached exhibits.
- The City’s 2040 Comprehensive Plan shows the property and surrounding area as Traditional Neighborhood, which “are predominantly residential areas established around the original gridded street network of Harrisonville, adjacent to the downtown core”. One of the “Key Priorities” for this place type includes the “development of new, complementary buildings on existing vacant lots”.

ANALYSIS

This proposed Preliminary/Final Plat is for 4 lots. All of the City’s utilities are located in either the alley or street rights-of-way as shown on the Preliminary Plat.

Setbacks. The CBD-2 District does not require a front yard setback. The required front yard setback for the R-2B District properties located south across E. Washington Street is 25-feet. Staff recommended utilizing a front setback of 25-feet to allow a little more room and mimic what is allowed to the south. The revised Final Plat shows this change.

Easements. Normally easements are required as specified in Section 410.400.A; however, all the necessary utilities are already existing within the rights-of-way of either the alleys or the streets so no easements are being required with this development.

Comprehensive Plan. The City’s 2040 Comprehensive Plan shows this area as “Traditional Neighborhood”. According to page 38 of the City’s Comprehensive Plan, “Traditional Neighborhoods are predominately residential areas established around the original gridded street network of Harrisonville, adjacent to the downtown core. While single-family homes are predominate, integration of a variety of neighborhood-scale housing types including duplexes, townhomes, cottage courts, accessory dwellings, and small apartment buildings are encouraged.” The identified “Key Priorities” for this place type include:

- “Reinvestment in aged infrastructure, including water/sewer systems, local streets, and the sidewalk network.
- Modernization of aging building stock & development of new, complementary buildings on existing vacant lots.
- Expansion of quality housing options, with a preference to “missing middle” types, or neighborhood-scale apartment buildings adjacent to the Downtown Square.
- Traffic circulation and wayfinding improvements, including changing specific 1-way streets to 2-way streets...”

PROCEDURE

In accordance with Section 410.260.F.1: “The Planning and Zoning Commission shall determine, based on the evidence before it, whether the preliminary plat meets the design standards and requirements of these Subdivision Regulations and conforms to the requirements of the zoning regulations and other applicable provisions of the policies and standards of the City of Harrisonville.” Subparts a, b, and c state the action the Planning and Zoning Commission is to take if the preliminary plat complies with all requirements, if the preliminary plat is in general compliance but not complete compliance, and if the preliminary plat is

not in compliance with all requirements (respectively). After staff's thorough review of the proposed preliminary plat staff's professional opinion is that the preliminary plat is in compliance with the design standards and Subdivision Regulations and is recommending that the Planning and Zoning Commission recommend acceptance of the preliminary plat as stated below.

In accordance with Section 410.280.C: "Action by the Planning and Zoning Commission. The Planning and Zoning Commission shall recommend approval, conditional approval, or disapproval of the final plat. If the Planning and Zoning Commission recommends disapproval of the final plat, it shall advise the subdivider of the reasons for such recommendation. The Planning and Zoning Commission shall recommend approval of a final plat if it is:

1. Substantially the same as the approved preliminary plat;
2. There has been compliance with all conditions, restrictions and requirements of this Chapter and of all other applicable ordinances and design standards of the City;
3. There has been compliance with any condition that may have been attached to the approval of the preliminary plat or applicable zoning ordinance."

After staff's thorough review of the proposed Final Plat staff's professional opinion is that it is:

- 1) Substantially consistent with the proposed Preliminary Plat and staff's recommendations; and
- 2) In compliance with the design standards and Subdivision Regulations; and
- 3) There are no applicable conditions from the Preliminary Plat that are remaining.

STAFF RECOMMENDATION

Staff recommends approval of the proposed Preliminary and Final Plat for *Washington Place, Lots 1 – 4*.

ATTACHMENTS

Application

Preliminary and Final Plats for *Washington Place, Lots 1 – 4*

Zoning Map

Aerial Map

Resolution for the Preliminary Plat of *Washington Place, Lots 1 – 4*

Ordinance for the Final Plat of *Washington Place, Lots 1 – 4*



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

PLATTING APPLICATION

Application Type

- ☒ Preliminary Plat (Fee \$300.00 + \$5/per lot + \$65 Notice Fee)
☒ Final Plat (Fee \$150.00 + \$5.00/per lot + \$65 Notice Fee)
☐ *Minor Plat (Fee \$200.00)
 *Staff-only approval required

Applicant and Owner Information

Applicant (Print): Chris Derry Signature: [Signature]
 Company Name: Corwood Homes LLC
 Street Address: PO Box 330 City: Raymoor State: MO Zip: 64083
 Phone: 816 396 5250 Email: cderry@yahoo.com

Property Owner Authorization (Provide contact information and signatures of all property owners.)

Property Owner Name (print): John Foster Signature: [Signature]
 Street Address: 2619 Duncan Circle City: Harrisonville State: MO Zip: 64701
 Phone: 916-392-0034 Email: N/A

Firm Preparing Application: Hoffman Land Survey / Corwood Homes
 Contact: Chris Derry
 Street Address: PO Box 330 City: Raymoor State: MO Zip: 64083
 Phone: 816 396 5250 Email: cderry@yahoo.com
 *All correspondence should be sent to: Applicant ☒ Property Owner ☐ Firm ☐

Project Information

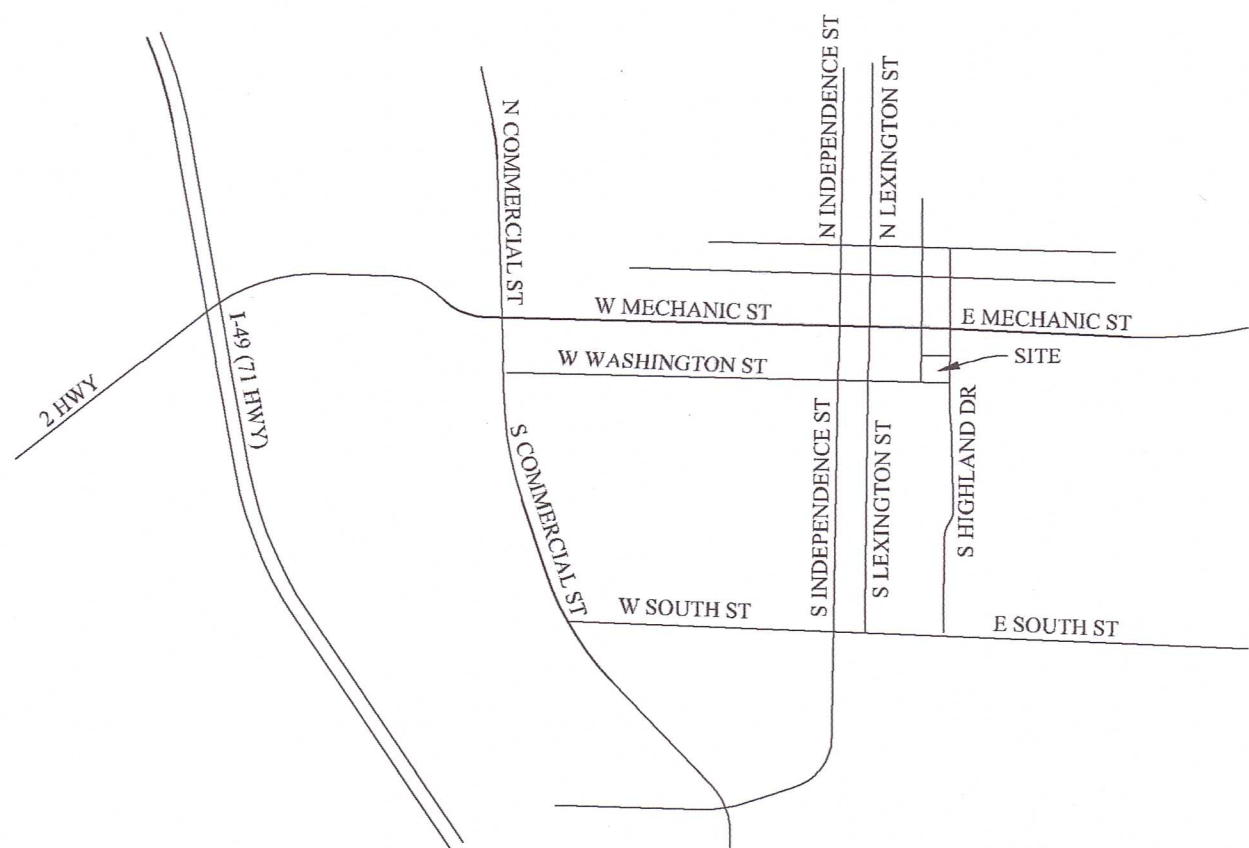
General Location or Address: Washington / Highland
 Project Description: PLATTING FOUR LOTS
 Acres or Sq. Ft. .821
 Current Zoning: R-1B Proposed Zoning: R-1

For Office Use Only

Case No: PP-25-002 Filing Fee: Amount Paid \$ 555.00 Date Application Received: 10/22/25
FP-25-004
 Staff-only approval: _____ P&Z meeting: 11/20/25 BOA Meeting: 12/1/25

PRELIMINARY PLAT OF WASHINGTON PLACE LOTS 1 THRU 4 INCLUSIVE A TRACT OF LAND LOCATED IN BLOCK 228 ORIGINAL TOWN OF HARRISONVILLE HARRISONVILLE, CASS COUNTY, MISSOURI

ORDERED BY
CORWOOD HOMES
ATTN: CHRIS DERRY
PO BOX 336
RAYMORE, MO 64083
MOBILE: (816) 896-5250



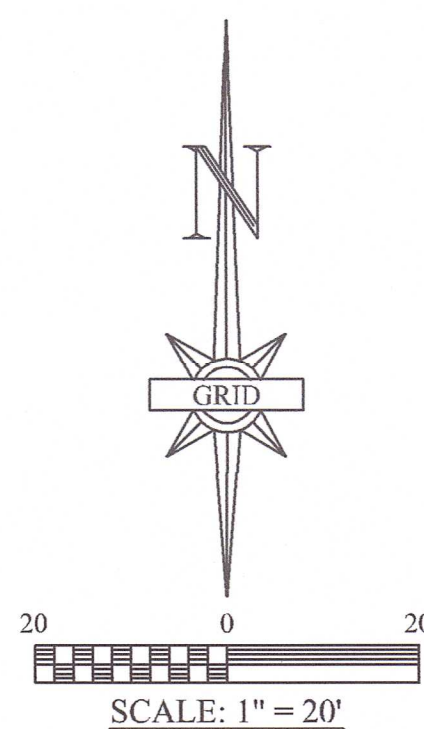
LOCATION MAP
NOT TO SCALE

TITLE COMMITMENT

NO TITLE COMMITMENT WAS PROVIDED AT THE TIME OF THIS SURVEY. NO RESEARCH FOR EASEMENTS OF RECORD WAS PERFORMED, IF ANY.

LEGEND

- F:IB FOUND IRON BAR
- F:IP FOUND IRON PIPE
-

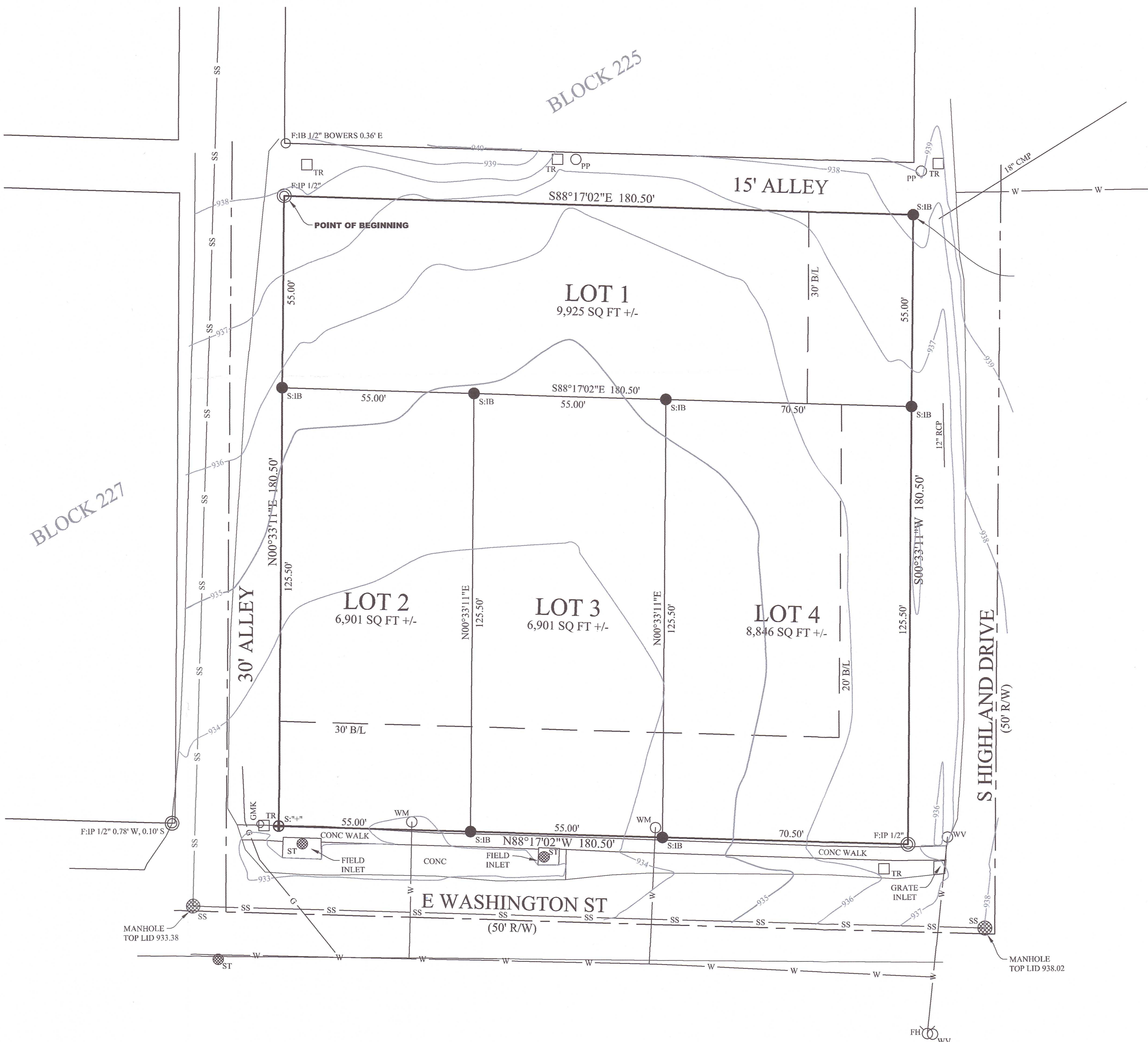


BASIS OF BEARING

COORDINATES SHOWN ARE NAD83 MISSOURI-WEST ZONE (U.S. SURVEY FEET) DERIVED FROM CONTROL STATION CA-85 USING TRIMBLE GPS EQUIPMENT.

GRID FACTOR = 0.9999053
RECIPROCAL = 1.0000947

STATION CA-85 STATE PLANE COORDINATES (US SURVEY FEET)
NORTHING = 897586.4200
EASTING = 2834816.0656
ELEVATION = 906.17



LAND DESCRIPTION

All of Block 228, ORIGINAL TOWN OF HARRISONVILLE, Harrisonville, Cass County, Missouri, more particularly described as follows: Beginning at the Northwest corner of said Block 228, said corner being the True Point of Beginning; thence South 88° 17' 02" East, along the North line of said Block 228, 180.50 feet to a point on the West right-of-way line of South Highland Drive, as now established; thence South 00° 33' 11" West, along said West right-of-way line, a distance of 180.50 feet to a point on the North right-of-way line of East Washington Street, as now established; thence North 88° 17' 02" West, along said North right-of-way line, a distance of 180.50 feet to a point on the West line of said Block 228; thence North 00° 33' 11" East, along said West line, a distance of 180.50 feet to the point of beginning.

Containing 32,574 square feet or 0.75 acres, more or less.

DEDICATION: THE UNDERSIGNED PROPRIETOR(S) OF THE REAL ESTATE DESCRIBED HEREIN HAVE CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THIS PLAT, WHICH SUBDIVISION AND PLAT SHALL HEREAFTER BE KNOWN AS "WASHINGTON PLACE". IT SHALL BE SUFFICIENT DESCRIPTION OF EACH LOT PLATTED HEREIN TO BE DESIGNATED BY THE NUMBER WHICH APPEARS ON EACH LOT FOLLOWED BY THE WORDS "WASHINGTON PLACE".

BUILDING LINES: BUILDING LINES OR SETBACK LINES ARE HEREBY ESTABLISHED, AS SHOWN ON THE ACCOMPANYING PLAT, AND NO BUILDING OR PORTION THEREOF SHALL BE BUILT BETWEEN THIS LINE AND THE LOT LINE NEAREST THERETO.

IN TESTIMONY WHEREOF: THE UNDERSIGNED OWNER HAS SUBSCRIBED HIS NAME ON THIS _____ DAY OF _____, 2025.

CHRIS DERRY
CORWOOD HOMES

STATE OF MISSOURI)
COUNTY OF CASS) SS

BE IT REMEMBERED THAT ON THIS _____ DAY OF _____, 2025, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, CAME CHRIS DERRY, OWNER OF CORWOOD HOMES, LLC, A MISSOURI LIMITED LIABILITY COMPANY, TO ME PERSONALLY KNOWN TO BE THE SAME PERSON WHO EXECUTED THE FOREGOING INSTRUMENT OF WRITING AND DULY ACKNOWLEDGED THE EXECUTION OF SAME. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARY SEAL THE DAY AND YEAR ABOVE WRITTEN.

MY COMMISSION EXPIRES: _____

PRINTED NAME

CITY PLANNING COMMISSION:

THIS PLAT OF "WASHINGTON PLACE" HAS BEEN SUBMITTED TO AND APPROVED BY THE HARRISONVILLE PLANNING & ZONING COMMISSION THIS _____ DAY OF _____, 2025.

CHAIRMAN _____ DATE _____

BOARD OF ALDERMEN:

THIS PLAT OF "WASHINGTON PLACE", INCLUDING EASEMENTS, SETBACK LINES AND RIGHT-OF-WAYS, ACCEPTED BY THE BOARD OF ALDERMEN, HAS BEEN SUBMITTED TO AND APPROVED BY THE HARRISONVILLE BOARD OF ALDERMAN BY ORDINANCE NO. _____ DULY PASSED AND APPROVED BY THE MAYOR OF HARRISONVILLE, MISSOURI THIS _____ DAY OF _____, 2025.

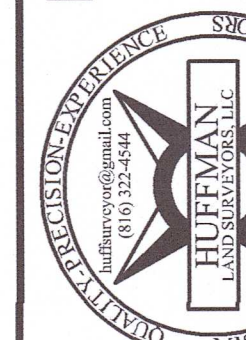
MAYOR _____ DATE _____

CITY CLERK _____ DATE _____

I, MICHAEL J. HUFFMAN, DO HEREBY CERTIFY THAT THE ABOVE SUBDIVISION PLAT IS BASED ON AN ACTUAL FIELD SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SAID SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE MISSOURI SURVEYING ACT AND THE RULES AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING AND PLATTING OF SUBDIVISIONS TO THE BEST OF MY BELIEF.



HUFFMAN LAND SURVEYORS, LLC
PO Box 661
Raymore, MO 64083
Office: (816) 322-4544
Email: huffsurveyor@gmail.com



REVISIONS:
1. _____
2. _____
3. _____
4. _____
5. _____
6. _____
7. _____
8. _____
9. _____
10. _____

WASHINGTON PLACE
HARRISONVILLE BLOCK 228
400 E WASHINGTON ST

DRAWN BY:
CHECKED BY:
DATE: OCTOBER 23
SCALE: 1
SHT 1 OF 1

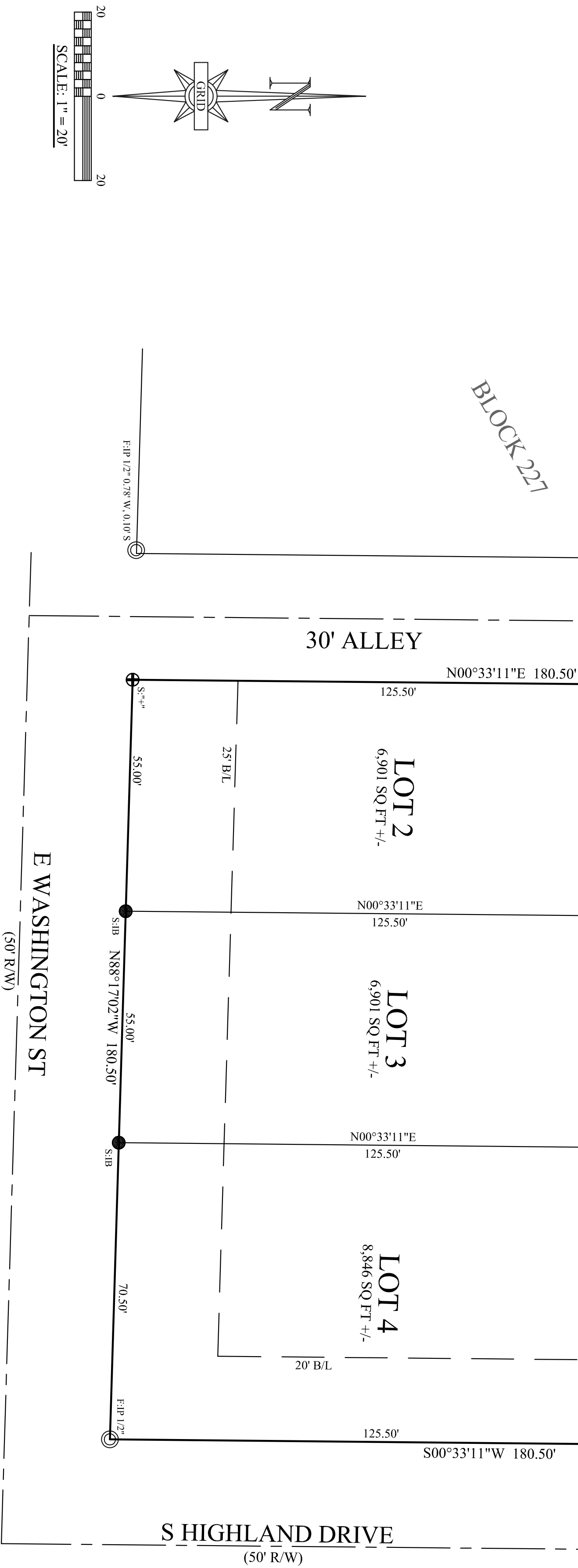
LOCATION MAP
NOT TO SCALE

TITLE COMMITMENT

NO TITLE COMMITMENT WAS PROVIDED AT THE TIME OF THIS SURVEY. NO RESEARCH FOR EASEMENTS OF RECORD WAS PERFORMED, IF ANY.

LEGEND

-  F:IB FOUND IRON BAR
 F:IP FOUND IRON PIPE
 S:IB SET 1/2" IRON BAR W/CAP TS-2268
 S:+" SET CUT PLUS IN CONC "+"



BASIS OF BEARING

COORDINATES SHOWN ARE NAD83 MISSOURI-WEST ZONE (U.S. SURVEY FEET) DERIVED FROM CONTROL STATION CA-85 USING TRIMBLE GPS EQUIPMENT.

GRID FACTOR = 0.9999053
RECIPROCAL = 1.0000947

STATION CA-85 STATE PLANE COORDINATES (US SURVEY FEET)
NORTHING = 897586.4200
EASTING = 2834816.0656
ELEVATION = 906.17

LAND DESCRIPTION

All of Block 228, ORIGINAL TOWN OF HARRISONVILLE, Harrisonville, Cass County, Missouri, more particularly described as follows: Beginning at the Northwest corner of said Block 228, said corner being the True Point of Beginning, thence South by East along the North line of said Block 228, a distance of 180.50 feet to a point on the West line of said Block 228, a distance of 180.50 feet to a point on the West line of said Block 228, thence North 00° 33' 11" E., along said West line, a distance of 180.50 feet to the point of beginning.

Containing 32,574 square feet or 0.75 acres, more or less.

I, MICHAEL J. HUFFMAN, DO HEREBY CERTIFY THAT THE ABOVE SUBDIVISION PLAT IS BASED ON AN ACTUAL FIELD SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SAID SURVEY MEETS OR EXCEEDS THE CURRENT STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS ADOPTED BY THE MISSOURI DEPARTMENT OF AGRICULTURE LAND SURVEY PROGRAM, AND MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS AS ADOPTED BY THE MISSOURI BOARD FOR ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS AND LANDSCAPE ARCHITECTS. I FURTHER CERTIFY THAT I HAVE COMPLIED WITH ALL STATUTES, ORDINANCES AND REGULATIONS GOVERNING THE PRACTICE OF SURVEYING AND PLATTING OF SUBDIVISIONS TO THE BEST OF MY BELIEF.

PO Box 661
Raymore, MO 64083
Office: (816) 322-4544
Email: huffsurveyor@gmail.com
Corporation License 2019002651

MICHAEL J. HUFFMAN
MO. RLS-2268
November 12,
DATE



REVISED: 11/12/25 Per City Comments
DWG: City of Harrisonville Block 228.dwg
PROJ: Projects\Cass\Harrisonville\
TYPE: Urban Property Survey

WASHINGTON PLACE
HARRISONVILLE BLOCK 228
400 E WASHINGTON ST
HARRISONVILLE, MO 64078

DRAWN BY:	RJS
CHECKED BY:	MJH
DATE:	NOVEMBER 12, 2025
SCALE:	1" = 20'
SHT 1 OF 1	SI

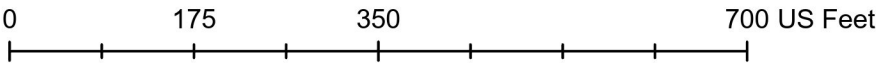
Zoning Map



Aerial Map



MARC/local jurisdictions, State of Missouri, Microsoft, Vantor



Council Bill No. 2025-0xx

Resolution No. 2025-0xx

A RESOLUTION OF THE CITY OF HARRISONVILLE APPROVING THE PRELIMINARY PLAT OF *WASHINGTON PLACE, LOTS 1 – 4* LOCATED NORTH OF E. WASHINGTON STREET AND WEST OF HIGHLAND DRIVE ON PROPERTY LOCATED AT 400 E. WASHINGTON STREET IN THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI.

WHEREAS, the City of Harrisonville, Missouri (the "City") has received an application (#PP-25-0002) from Chris Derry, with Corwood Homes, LLC, to approve the Preliminary Plat of *Washington Place, Lots 1 – 4*, a 0.75-acre subdivision of land located north of E. Washington Street and west of Highland Drive; and

WHEREAS, the Planning and Zoning Commission reviewed the preliminary plat for the above proposed development on November 20, 2025, and voted by voice 7-0 to recommend that the Board of Aldermen approve the plat as proposed by the developer; and,

WHEREAS, after a recommendation of approval had been submitted by the Planning and Zoning Commission, the Board of Aldermen reviewed the preliminary plat and has determined the plat is consistent with the City of Harrisonville Zoning Ordinance, the provisions of the Subdivision Regulations and the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1. That the Board of Aldermen of Harrisonville, Missouri, hereby approves the Preliminary Plat of *Washington Place, Lots 1 – 4*.

Section 2: Preliminary Plat of *Washington Place, Lots 1 – 4* comprises the following described real estate in the City of Harrisonville, Cass County, Missouri:

ALL OF BLOCK 228, ORIGINAL TOWN OF HARRISONVILLE, HARRISONVILLE, CASS COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 228, SAID CORNER BEING THE TRUE POINT OF BEGINNING; THENCE SOUTH 88°17'02" EAST, ALONG THE NORTH LINE OF SAID BLOCK 228, 180.50 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH HIGHLAND DRIVE, AS NOW ESTABLISHED; THENCE SOUTH 00°33'11" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 180.50 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST WASHINGTON STREET, AS NOW ESTABLISHED; THENCE NORTH 88°17'02" WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 180.50 FEET TO A POINT ON THE

WEST LINE OF SAID BLOCK 228; THENCE NORTH 00°33'11" EAST, ALONG SAID WEST LINE, A DISTANCE OF 180.50 FEET TO THE POINT OF BEGINNING. CONTAINING 32,574 SQUARE FEET OR 0.75 ACRES, MORE OR LESS.

Section 3: That approval of the preliminary plat is contingent upon compliance with the zoning and subdivision regulations.

Section 4: That this resolution shall be effective immediately upon its passage and approval.

PASSED AND RESOLVED BY THE BOARD OF ALDERMEN AND APPROVED BY THE MAYOR OF THE CITY OF HARRISONVILLE, MISSOURI ON THIS 1ST DAY OF DECEMBER 2025.

VOTE TAKEN AS FOLLOWS:

AYES:

NAYS:

ABSENT:

ABSTAIN:

EXCUSED:

Mike Zaring, Mayor and Ex-Officio
Chairman of the Board of Aldermen

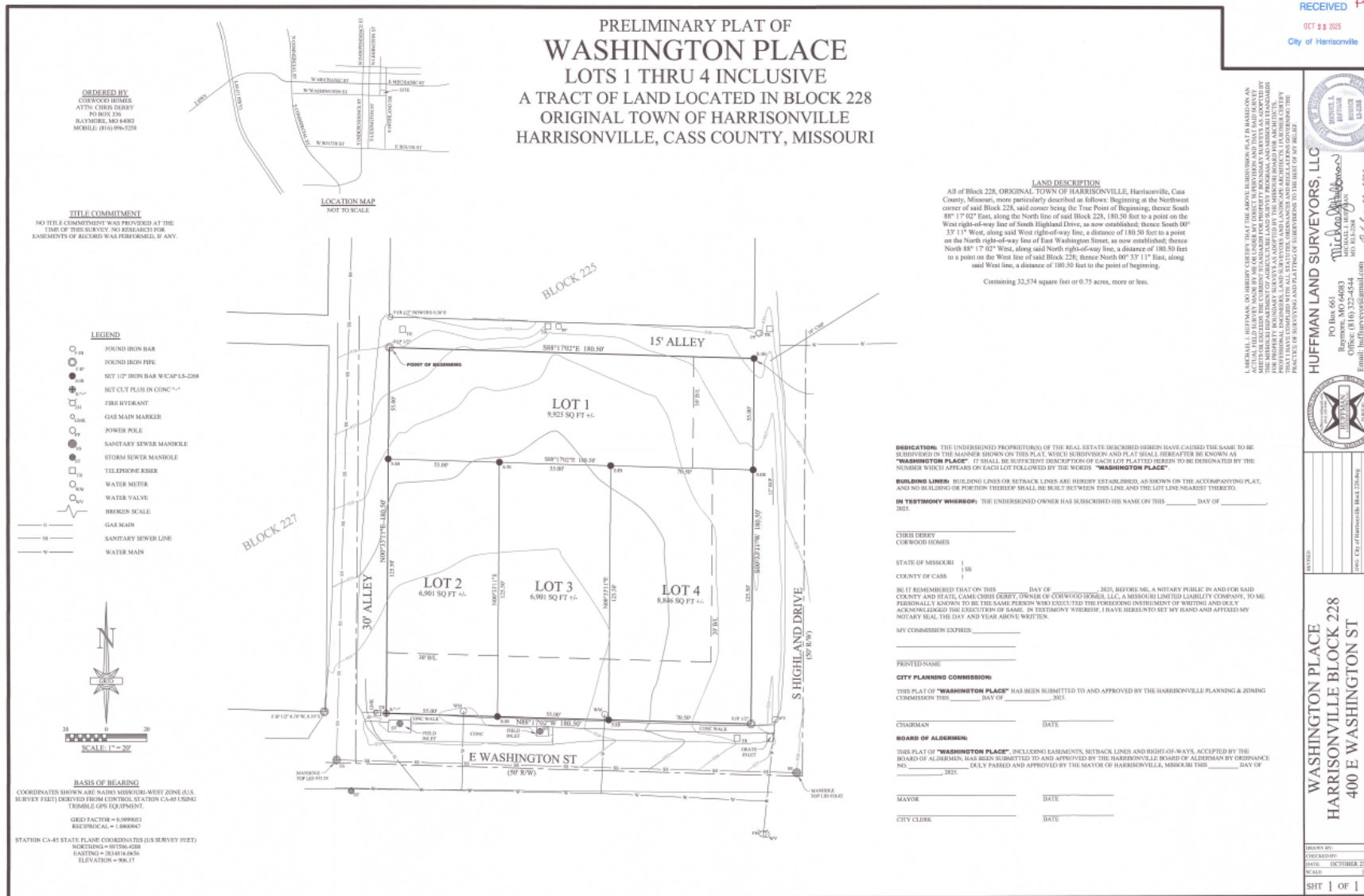
ATTEST:

Daniel Barnett, City Clerk

WITNESS my hand and seal this 1st day of December 2025.

Attachment: Preliminary Plat of *Washington Place, Lots 1 – 4*

Attachment:



Council Bill No.

Ordinance No.

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE APPROVING A FINAL PLAT FOR *WASHINGTON PLACE, LOTS 1 – 4* LOCATED NORTH OF E. WASHINGTON STREET AND WEST OF HIGHLAND DRIVE ON PROPERTY LOCATED AT 400 E. WASHINGTON STREET IN THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI.

WHEREAS, the City of Harrisonville, Missouri (the "City") has received an application from Chris Derry, with Corwood Homes, LLC, seeking approval of a Final Plat (Appl. #FP-25-004) for *Washington Place, Lots 1 – 4* on a 0.75-acre tract of land located north of E. Washington Street and west of Highland Drive in the City of Harrisonville, Cass County, Missouri; and

WHEREAS, a legal notice announcing a public hearing to be held on the requested Final Plat application on November 20, 2025, before the Planning & Zoning Commission and on December 1, 2025, before the Board of Aldermen of the City of Harrisonville, Missouri was published in the October 30, 2025, edition of the *Tribune and Times* newspaper; and

WHEREAS, the Final Plat was considered by the Planning and Zoning Commission on November 20, 2025, and, with a vote of 7-0, recommended that the Board of Aldermen approve the requested Final Plat as proposed; and

WHEREAS, in accordance with the provision of Chapter 89 RSMo, and Chapter 410 of the Code of Ordinance of the City of Harrisonville, Missouri, the Board of Aldermen, after careful and due deliberation, find the approval of the Final Plat is in the best interest of the City of Harrisonville and its residents.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI, AS FOLLOWS:

Section 1: The Board of Aldermen of Harrisonville, Missouri, hereby approves a Final Plat of *Washington Place, Lots 1 – 4* comprised of a 0.75-acre tract of land located north of E. Washington Street and west of Highland Drive in the City of Harrisonville, Cass County, Missouri.

Section 2: The Final Plat comprises the following real estate in the City of Harrisonville, Cass County, Missouri, described as follows:

LEGAL DESCRIPTION:

ALL OF BLOCK 228, ORIGINAL TOWN OF HARRISONVILLE, HARRISONVILLE, CASS COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 228, SAID CORNER BEING THE TRUE POINT OF BEGINNING; THENCE SOUTH 88°17'02" EAST, ALONG THE NORTH LINE OF SAID BLOCK 228, 180.50 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH HIGHLAND DRIVE, AS NOW ESTABLISHED; THENCE SOUTH 00°33'11" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF

180.50 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST WASHINGTON STREET, AS NOW ESTABLISHED; THENCE NORTH 88°17'02" WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 180.50 FEET TO A POINT ON THE WEST LINE OF SAID BLOCK 228; THENCE NORTH 00°33'11" EAST, ALONG SAID WEST LINE, A DISTANCE OF 180.50 FEET TO THE POINT OF BEGINNING.
CONTAINING 32,574 SQUARE FEET OR 0.75 ACRES, MORE OR LESS.

Section 3: Severability. The sections, paragraphs, sentences, clauses, and phrases of this ordinance shall be severable. In the event that any such section, paragraph, sentence, clause or phrase of this ordinance is found by a court of competent jurisdiction to be invalid, the remaining portions of this ordinance are valid, unless the court finds the valid portions of this ordinance are so essential to and inseparably connected with and dependent upon the void portion that it cannot be presumed that the City has enacted the valid portions without the void ones, or unless the court finds that the valid portions, standing alone, are incomplete and are incapable of being executed in accordance with the legislative intent.

Section 4: Governing Law. This ordinance shall be governed exclusively by and construed in accordance with the applicable laws of the State of Missouri.

Section 5: Effective Date. This ordinance shall be in full force and effect from and after its passage by the Board of Aldermen and approval by the Mayor.

READ FOR THE FIRST TIME BY TITLE ONLY ON THE 1ST OF DECEMBER 2025 AND WAS READ FOR A SECOND TIME BY TITLE ONLY ON THE 15TH DAY OF DECEMBER 2025 AND PASSED BY THE BOARD OF ALDERMEN THIS 15TH DAY OF DECEMBER 2025.

AYES:

NAYS:

AWAY:

ABSENT:

ABSTAIN:

Mike Zaring, Mayor and Ex-Officio
Chairman of the Board of Aldermen

ATTEST:

Daniel Barnett, City Clerk

WITNESS my hand and seal this 15th day of December 2025

Attachment I: Aerial Map

Aerial Map



Council Bill No. 2025-0xx

Resolution No. 2025-0xx

A RESOLUTION OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE APPROVING THE PRELIMINARY PLAT OF *WASHINGTON PLACE, LOTS 1 – 4* LOCATED NORTH OF E. WASHINGTON STREET AND WEST OF HIGHLAND DRIVE ON PROPERTY LOCATED AT 400 E. WASHINGTON STREET IN THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI.

WHEREAS, the City of Harrisonville, Missouri (the "City") has received an application (#PP-25-0002) from Chris Derry, with Corwood Homes, LLC, to approve the Preliminary Plat of *Washington Place, Lots 1 – 4*, a 0.75-acre subdivision of land located north of E. Washington Street and west of Highland Drive; and

WHEREAS, the Planning and Zoning Commission reviewed the preliminary plat for the above proposed development on November 20, 2025, and voted by voice 7-0 to recommend that the Board of Aldermen approve the plat as proposed by the developer; and,

WHEREAS, after a recommendation of approval had been submitted by the Planning and Zoning Commission, the Board of Aldermen reviewed the preliminary plat and has determined the plat is consistent with the City of Harrisonville Zoning Ordinance, the provisions of the Subdivision Regulations and the Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1. That the Board of Aldermen of Harrisonville, Missouri, hereby approves the Preliminary Plat of *Washington Place, Lots 1 – 4*.

Section 2: Preliminary Plat of *Washington Place, Lots 1 – 4* comprises the following described real estate in the City of Harrisonville, Cass County, Missouri:

ALL OF BLOCK 228, ORIGINAL TOWN OF HARRISONVILLE, HARRISONVILLE, CASS COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 228, SAID CORNER BEING THE TRUE POINT OF BEGINNING; THENCE SOUTH 88°17'02" EAST, ALONG THE NORTH LINE OF SAID BLOCK 228, 180.50 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH HIGHLAND DRIVE, AS NOW ESTABLISHED; THENCE SOUTH 00°33'11" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 180.50 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST WASHINGTON STREET, AS NOW ESTABLISHED; THENCE NORTH 88°17'02" WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 180.50 FEET TO A POINT ON THE

WEST LINE OF SAID BLOCK 228; THENCE NORTH 00°33'11" EAST, ALONG SAID WEST LINE, A DISTANCE OF 180.50 FEET TO THE POINT OF BEGINNING. CONTAINING 32,574 SQUARE FEET OR 0.75 ACRES, MORE OR LESS.

Section 3: That approval of the preliminary plat is contingent upon compliance with the zoning and subdivision regulations.

Section 4: That this resolution shall be effective immediately upon its passage and approval.

PASSED AND RESOLVED BY THE BOARD OF ALDERMEN AND APPROVED BY THE MAYOR OF THE CITY OF HARRISONVILLE, MISSOURI ON THIS 1ST DAY OF DECEMBER 2025.

VOTE TAKEN AS FOLLOWS:

AYES:

NAYS:

ABSENT:

ABSTAIN:

EXCUSED:

Mike Zaring, Mayor and Ex-Officio
Chairman of the Board of Aldermen

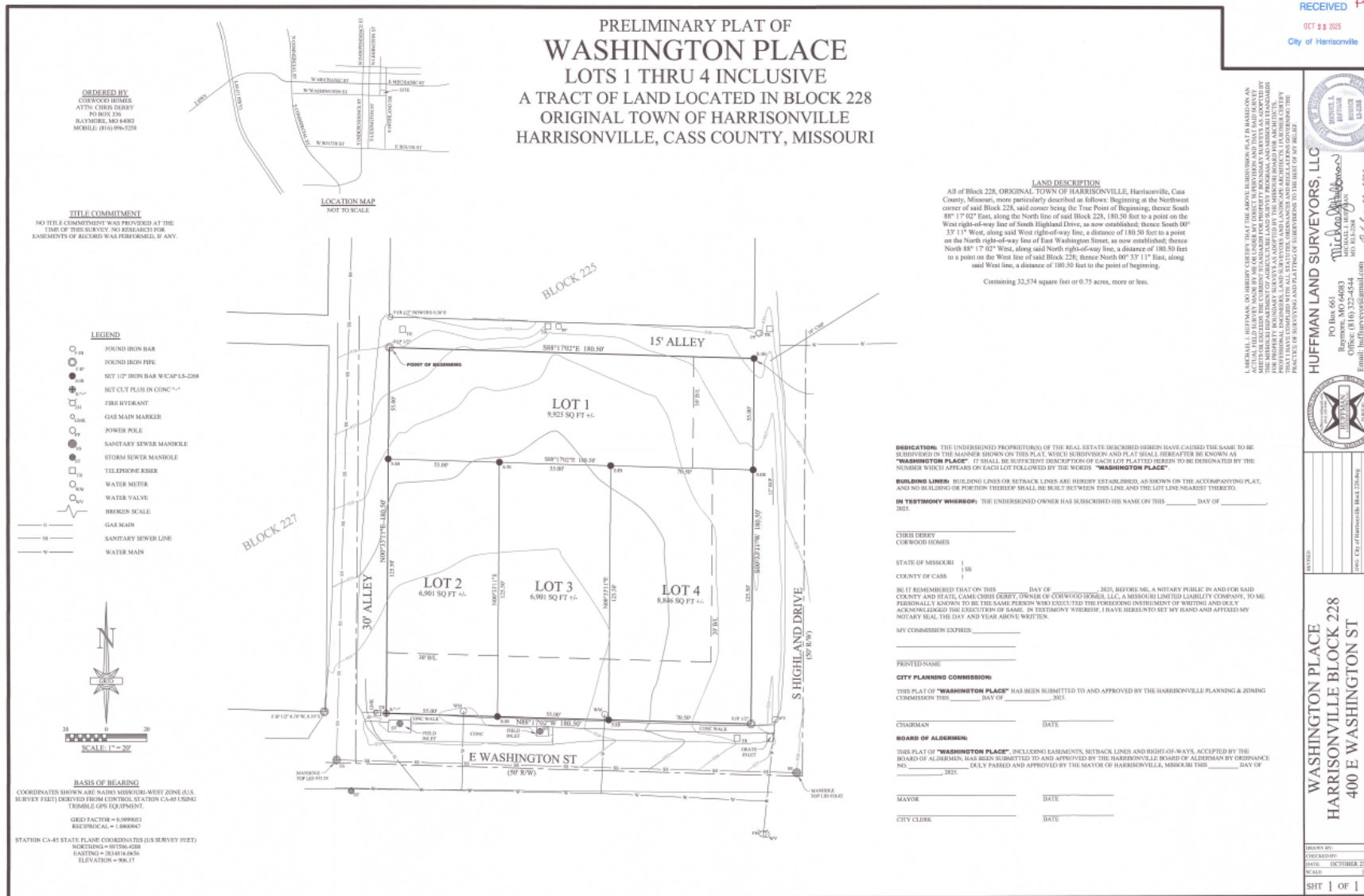
ATTEST:

Daniel Barnett, City Clerk

WITNESS my hand and seal this 1st day of December 2025.

Attachment: Preliminary Plat of *Washington Place, Lots 1 – 4*

Attachment:



Council Bill No.

Ordinance No.

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE APPROVING A FINAL PLAT FOR *WASHINGTON PLACE, LOTS 1 – 4* LOCATED NORTH OF E. WASHINGTON STREET AND WEST OF HIGHLAND DRIVE ON PROPERTY LOCATED AT 400 E. WASHINGTON STREET IN THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI.

WHEREAS, the City of Harrisonville, Missouri (the "City") has received an application from Chris Derry, with Corwood Homes, LLC, seeking approval of a Final Plat (Appl. #FP-25-004) for *Washington Place, Lots 1 – 4* on a 0.75-acre tract of land located north of E. Washington Street and west of Highland Drive in the City of Harrisonville, Cass County, Missouri; and

WHEREAS, a legal notice announcing a public hearing to be held on the requested Final Plat application on November 20, 2025, before the Planning & Zoning Commission and on December 1, 2025, before the Board of Aldermen of the City of Harrisonville, Missouri was published in the October 30, 2025, edition of the *Tribune and Times* newspaper; and

WHEREAS, the Final Plat was considered by the Planning and Zoning Commission on November 20, 2025, and, with a vote of 7-0, recommended that the Board of Aldermen approve the requested Final Plat as proposed; and

WHEREAS, in accordance with the provision of Chapter 89 RSMo, and Chapter 410 of the Code of Ordinance of the City of Harrisonville, Missouri, the Board of Aldermen, after careful and due deliberation, find the approval of the Final Plat is in the best interest of the City of Harrisonville and its residents.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, CASS COUNTY, MISSOURI, AS FOLLOWS:

Section 1: The Board of Aldermen of Harrisonville, Missouri, hereby approves a Final Plat of *Washington Place, Lots 1 – 4* comprised of a 0.75-acre tract of land located north of E. Washington Street and west of Highland Drive in the City of Harrisonville, Cass County, Missouri.

Section 2: The Final Plat comprises the following real estate in the City of Harrisonville, Cass County, Missouri, described as follows:

LEGAL DESCRIPTION:

ALL OF BLOCK 228, ORIGINAL TOWN OF HARRISONVILLE, HARRISONVILLE, CASS COUNTY, MISSOURI, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 228, SAID CORNER BEING THE TRUE POINT OF BEGINNING; THENCE SOUTH 88°17'02" EAST, ALONG THE NORTH LINE OF SAID BLOCK 228, 180.50 FEET TO A POINT ON THE WEST RIGHT-OF-WAY LINE OF SOUTH HIGHLAND DRIVE, AS NOW ESTABLISHED; THENCE SOUTH 00°33'11" WEST, ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF

180.50 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF EAST WASHINGTON STREET, AS NOW ESTABLISHED; THENCE NORTH 88°17'02" WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE, A DISTANCE OF 180.50 FEET TO A POINT ON THE WEST LINE OF SAID BLOCK 228; THENCE NORTH 00°33'11" EAST, ALONG SAID WEST LINE, A DISTANCE OF 180.50 FEET TO THE POINT OF BEGINNING.
CONTAINING 32,574 SQUARE FEET OR 0.75 ACRES, MORE OR LESS.

Section 3: Severability. The sections, paragraphs, sentences, clauses, and phrases of this ordinance shall be severable. In the event that any such section, paragraph, sentence, clause or phrase of this ordinance is found by a court of competent jurisdiction to be invalid, the remaining portions of this ordinance are valid, unless the court finds the valid portions of this ordinance are so essential to and inseparably connected with and dependent upon the void portion that it cannot be presumed that the City has enacted the valid portions without the void ones, or unless the court finds that the valid portions, standing alone, are incomplete and are incapable of being executed in accordance with the legislative intent.

Section 4: Governing Law. This ordinance shall be governed exclusively by and construed in accordance with the applicable laws of the State of Missouri.

Section 5: Effective Date. This ordinance shall be in full force and effect from and after its passage by the Board of Aldermen and approval by the Mayor.

READ FOR THE FIRST TIME BY TITLE ONLY ON THE 1ST OF DECEMBER 2025 AND WAS READ FOR A SECOND TIME BY TITLE ONLY ON THE 15TH DAY OF DECEMBER 2025 AND PASSED BY THE BOARD OF ALDERMEN THIS 15TH DAY OF DECEMBER 2025.

AYES:

NAYS:

AWAY:

ABSENT:

ABSTAIN:

Mike Zaring, Mayor and Ex-Officio
Chairman of the Board of Aldermen

ATTEST:

Daniel Barnett, City Clerk

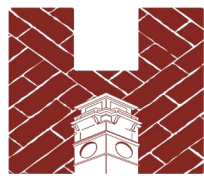
WITNESS my hand and seal this 15th day of December 2025

Attachment I: Aerial Map

Aerial Map



0 175 350 700 US Feet



To: Board of Aldermen

From: Christina Stanton, AICP, Community Development Director

Date: December 1, 2025

Re: Continued Code Amendments Pertaining to Complete Streets

GENERAL INFORMATION

Requested Actions: Approval of Code Amendments to Implement the City's Complete Streets Policy

PROPOSAL

The following proposed Code Amendments seek to implement the City's Complete Streets Policy, which was adopted on November 18, 2024.

PREVIOUS ACTIONS

- July 7, 2003—The Board of Aldermen approved Resolution #03-28 approving Access Management Guidelines for the City of Harrisonville, Missouri.
 - May 19, 2022—The Planning & Zoning Commission approved Resolution 2022-01 adopting the City's 2040 Comprehensive Plan.
 - June 6, 2022—The Board of Aldermen approved Ordinance #3585 affirming the adoption of the 2040 Comprehensive Plan.
 - October 16, 2023—The Board of Aldermen approved Ordinance #3669 establishing certain design standards for apartments, commercial, and industrial developments. These design standards included the requirement for street trees for private development.
 - May 20, 2024—The Board of Aldermen approved Ordinance #3691 establishing the Community Forestry Plan, which includes requirements pertaining to the types of street trees allowed within the rights-of-way and various distances and clearances for planting said trees.
 - November 18, 2024—The Board of Aldermen approved Resolution #2024-30 establishing the Complete Streets Policy for the City of Harrisonville, Missouri.
 - October 16, 2025—The Planning & Zoning Commission heard this item and asked staff to take a closer look at the listed regulatory agencies, consider reducing traffic lane widths, and reach out to counterparts in other cities that have implemented Complete Streets.
 - October 20, 2025—The Board of Aldermen continued the noticed public hearing for this item to the December 1, 2025, Board of Aldermen meeting.
 - November 20, 2025—The Planning & Zoning Commission heard updates pertaining to this item, which had been continued from the previous meeting. The Planning & Zoning Commission voted 7-0 to recommend approval to the Board of Aldermen.
-

KEY ISSUES

- The City's 2040 Comprehensive Plan, Goal #1.4 encourages "consideration of a "Complete Streets" approach for all new roadways and reconstruction of existing arterials and collectors in the CIP".

- The Comprehensive Plan also recommended drafting a “Complete Street policy in line with the Transportation Outlook 2040, MARC’s Complete Streets Policy to ensure compliance with future funding requirements outlined in the RTP 2050 Regional Transportation Plan.”
- Implementation of the Complete Streets Policy requires certain amendments within the City’s Municipal Code to identify complete streets and complete street elements, to draw attention to the City’s intent to provide for complete streets, and to address certain standards.
- A good next step would be the development of a design and construction manual that could better address the myriad of design considerations involved with complete streets.

ANALYSIS

The proposed code amendments seeks to implement the City’s Complete Streets Policy, which was adopted on November 18, 2024. These changes include the addition of various definitions pertaining to complete streets (some from the policy), the addition of references to relevant design guides pertaining to complete streets, the addition of requirements (under both the design standards article and the public improvements article of the subdivision regulations) for developments with new streets to include complete streets elements, the addition of exceptions for the requirement of complete streets elements (from the policy), the correction of a code reference, and changing the required minimum sidewalk width from 4’ to 5’, and defining the ADA brick paver to be “dark brick red” in color, manufactured by Access Tile Tactile Systems, model No. “Colonial Red”, or equal.

Complete Street Elements, as defined in the City’s Policy and the proposed Codes, “means transportation improvements, facilities and amenities that accommodate and/or promote multiple modes of travel, including pedestrian, bicycle and transit in addition to cars, trucks, motorcycles and buses”. These improvements, facilities, and amenities include (but are not necessarily limited to): sidewalks, crosswalks, signals, ADA ramps, bump outs, mid-block crossings, bike lanes, bike racks, planters, benches, street trees, multi-use paths, lighting (street and pedestrian level), and on-street parking. The City’s current Municipal Code requires sidewalks to be a minimum of forty-eight (48) inches wide, and requires that sidewalk be installed on both sides of the street in residential developments; however, non-residential developments are reviewed through the development process. One of the proposed amendments includes increasing the minimum width for sidewalks to sixty (60) inches, which allows enough space for passing without requiring an additional bump out. This requirement would apply to any new developments, new sidewalk, or areas of redevelopment that included replacement of the existing sidewalk.

Staff attempted to reach out to a local traffic engineer and discuss more with Public Works. The Street Department Supervisor recommended lowering the minimum width of traffic lanes for local streets from 12’ to 10’ and caught a few other items in Section 410.490.C and D that needed corrected. He also recommended changing the minimum design speed for arterials from 40 to 35.

The Director of Engineering provided the following comments the evening prior to Planning & Zoning Commission: “The street widths shall be in accordance with the Kansas City Metropolitan Chapter of the American Public Works Association (APWA) Section 5200, latest edition, which defines the minimum width of travel one lane (excludes curb & gutter) to be 12 feet for Residential Local; and the minimum width of travel one lane (excludes curb & gutter) to be 10.5 feet to 12 feet for Residential Access. Refer to Table P-1 General Street Design Criteria (attached).” The referenced P-1 Table is from the City of Peculiar’s Design & Construction Manual that was copied from the City of Lee’s Summit’s Design & Construction Manual in 2016. Additionally, staff has found that Section 5200 of the Kansas City Metropolitan Chapter of the American Public Works Association (known as KC APWA) was eliminated by a vote of their membership on December 14, 2018. The previous version was last updated in 1996. Staff has concluded that this is likely why many of the surrounding communities have adopted portions of these standards within their own Design & Construction Manuals or City Codes. After comparing the 1996 KC APWA, Peculiar’s 2016 Design & Construction Manual, and Lee’s Summit’s Section 5200 of their Design & Construction Manual (last updated September 2023) staff has made changes to the proposed amendments on page 6 of the Commentary & Mark-ups. These changes are reflected in the version in the packet.

STAFF RECOMMENDATION

Staff recommends approval of the proposed Code Amendments.

ATTACHMENTS

1. Staff Commentary and Mark-ups
2. What is a Complete Street? Diagrams
3. Comparison of Minimum Sidewalk Widths Required
4. Resolution #2024-30, Adopted Complete Streets Policy
5. Resolution #03-28, Approved Access Management Guidelines



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

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Existing Municipal Code in black.

Removals in red.

Additions in green.

Highlights = Discussion.

CS commentary in blue.

Staff Commentary

The following code amendments seeks to implement the City's Complete Streets Policy, which was adopted on November 18, 2024. These changes include the addition of various definitions pertaining to complete streets (some from the policy), the addition of references to relevant design guides pertaining to complete streets, the addition of requirements (under both the design standards article and the public improvements article of the subdivision regulations) for developments with new streets to include complete streets elements, the addition of exceptions for the requirement of complete streets elements (from the policy), the correction of a code reference, and changing the required minimum sidewalk width from 4' to 5'.

Add the following definitions and accompanying images to Section 410.160:

COMPLETE STREET

A transportation corridor for all users including pedestrians, bicyclists, cars, trucks, motorcycles and buses. "Complete Streets" are designed and operated to safely facilitate movement of people of all ages and abilities from destination to destination along and across a continuous travel network.

COMPLETE STREET ELEMENTS

Transportation improvements, facilities and amenities that accommodate and/or promote multiple modes of travel, including pedestrians, bicycles and transit in addition to cars, trucks, motorcycles and buses. These elements are defined and recognized by the Institute of Transportation Engineers and the American Planning Association. These elements include, but are not limited to, Americans with Disabilities Act (ADA compliant pedestrian access routes, street and sidewalk lighting, pedestrian and bicycle facilities; access management; context sensitive landscaping, utility relocations and street amenities allowing for efficient levels of service.

CURB EXTENSIONS

Curb extensions visually and physically narrow the roadway, providing multiple benefits. The primary benefit they create are safer and shorter crossings for pedestrians. Secondly, the added space can be used to place street furniture, benches, plantings, and street trees.

PUBLIC IMPROVEMENT PROJECT

New roads, trails, sidewalks and facilities or recreation thereof, as well as private improvement projects constructed and/or maintained in whole or part with City funds, owned or leased by the City, and/or intended to be dedicated to the City.

TRAFFIC CALMING

A range of street-design measures to reduce speed and volume of vehicle traffic to levels appropriate to safe interaction between automobiles, pedestrians and bicyclists. This may include narrower travel lanes, curb extensions, reduced radius corners, medians as crosswalk refuges, raised intersections and crosswalks. Traffic calming includes both volume-control devices and speed-control devices. Volume-control devices largely divert traffic in order to



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reduce or eliminate through traffic. Speed-control devices have the objective of slowing traffic in a given neighborhood.

A. CENTER ISLAND NARROWING

Raised islands located along the center line of a street that narrow the street at that location. Also known as mid-block medians or median chokers.

B. CHICANES

Curb extensions or islands that alternate from one side to the other, forming S-shaped roadways. Also known as deviations or serpentine or twists.

C. CHOKERS

Curb extensions on one or both sides of the street that narrow the street at that location. Also known as pinch points or constrictions or mid-block narrowing.

D. DIAGONAL DIVERTERS

Barriers placed diagonally across an intersection, blocking through movement. Also known as full diverters or diagonal road closures.

E. FORCED-TURN ISLANDS

Raised islands on approaches to an intersection that block certain vehicular movements. Also known as forced-turn channelization's or right-turn islands.

F. FULL CLOSURES

Barriers or turnarounds placed across a street to completely close it to through traffic except for connecting pedestrian or bicycle pathways. Also known as cu-de-sacs or dead ends.

G. HALF-CLOSURES

Barriers that block travel in one direction for a short distance on otherwise two-way streets. Also known as partial closures or one-ways.

H. MEDIAN BARRIERS

Raised islands located along the centerline of a street and continuing through an intersection so as to block through movement at a cross street. Also known as median diverters or island diverters.

I. NECKDOWNS

Curb extensions at intersections that reduce roadway width. Also known as nubs or bulb-outs or intersection narrowing.

J. RAISED CROSSWALKS

Speed tables with crosswalk markings and signage providing pedestrians with a level street crossing. Also known as raised crossings.

K. RAISED INTERSECTIONS

Flat, raised areas covering entire intersections, with ramps at all approaches and often with a textured surface on the flat section. Also known as raised junctions.

L. REALIGNED INTERSECTIONS

Changes in alignment that convert T-intersections with straight approaches into curving streets meeting at right angles. Also known as modified intersections.

M. ROUNDABOUTS

Traffic circles for higher-volume streets. Also known as rotaries.

N. SPEED HUMPS

Rounded, raised areas placed across the road to slow traffic. Also known as road humps or undulations.

O. SPEED TABLES

Flat-topped speed humps, often with a brick or other textured surface on the flat section. Also known as trapezoidal humps or speed platforms.

P. TEXTURED PAVEMENTS

A textured or rough road surface of brick or stone that slows traffic while adding an aesthetic dimension to the street environment.

Q. TRAFFIC CIRCLES

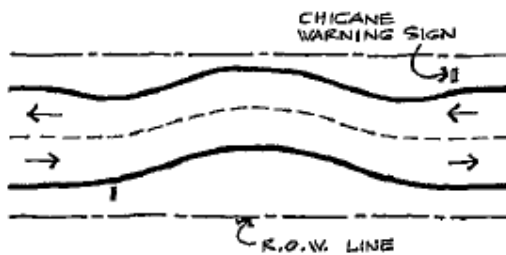
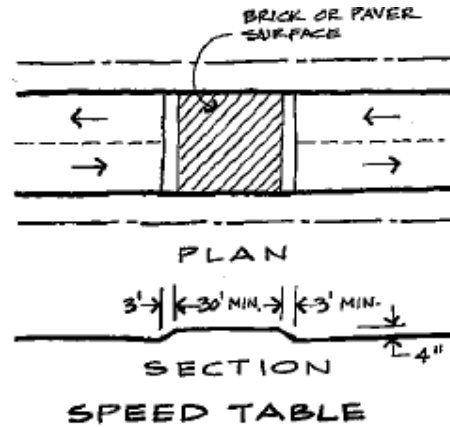
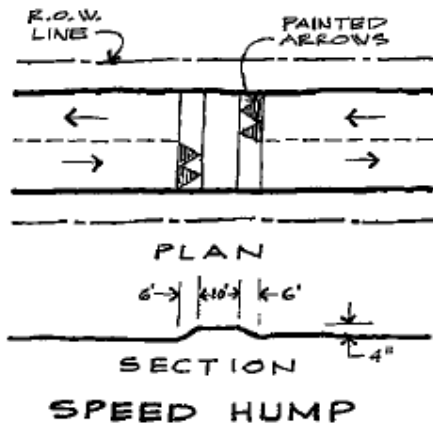


THE CITY OF HARRISONVILLE

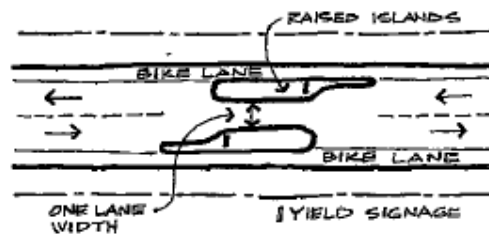
WHERE TRADITION MEETS INNOVATION

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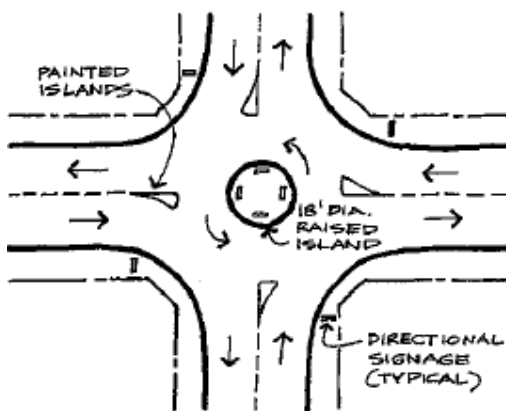
Raised islands, placed in intersections, around which traffic is forced to circulate. Also known as rotaries or intersection islands.



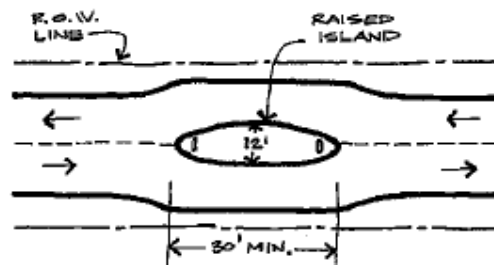
CHICANE
(DEVIATION)



CHOKER
(MID-BLOCK LANE REDUCTION)
(WITH BIKE LANE)



TRAFFIC CIRCLE



TRAFFIC ISLAND

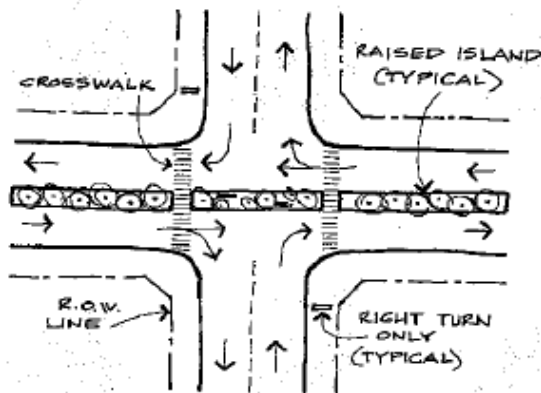
TRAFFIC-CALMING MEASURES (SPEED-CONTROL DEVICES)



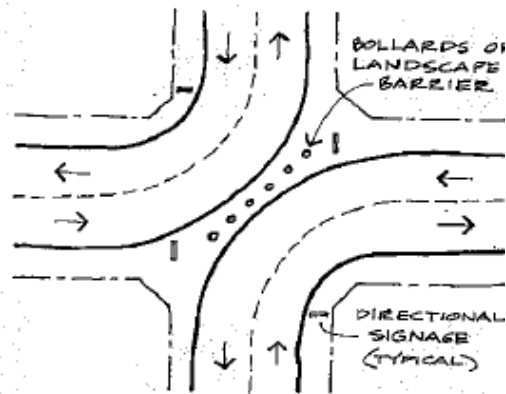
THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

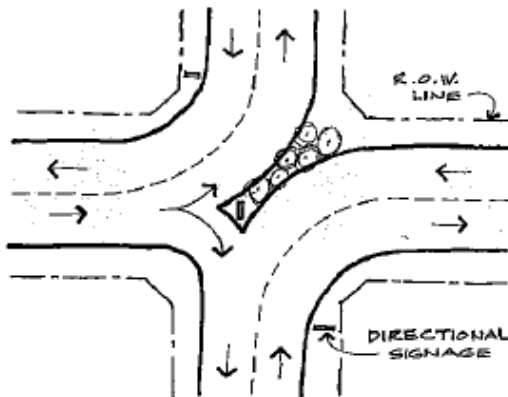
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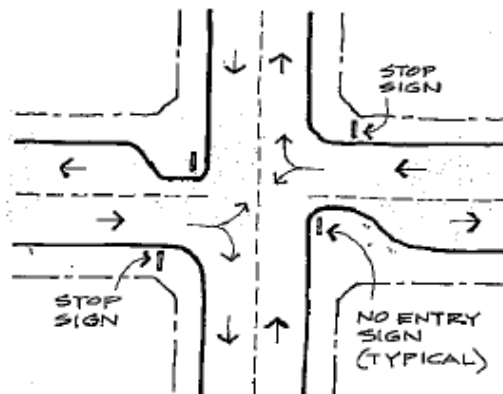
MEDIAN BARRIER



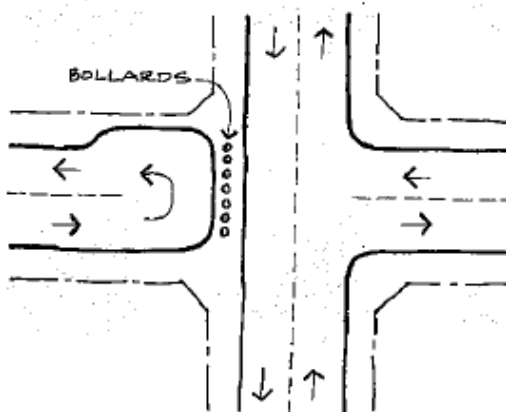
DIVERTER



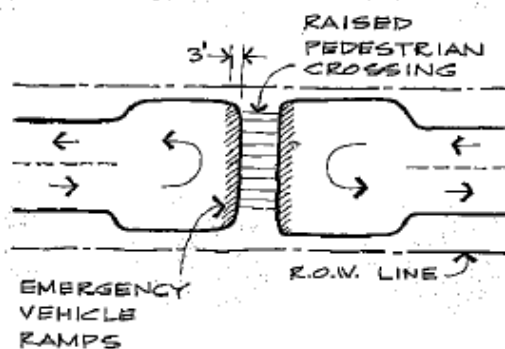
FORCED TURNS



SEMI-DIVERTERS



INTERSECTION CLOSURE



MID-BLOCK CLOSURE

TRAFFIC-CALMING MEASURES (VOLUME-CONTROL DEVICES)



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

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Amend Section 410.320. Conformance To Applicable Rules and Regulations, as follows:

A. In addition to the regulations established herein, all subdivision plats shall comply with the following laws, rules and regulations:

1. All applicable provisions of the Missouri Statutes.
2. The City of Harrisonville Zoning Code, Building and Housing Codes and all other applicable laws, guidelines and policies.
3. The Comprehensive Plan as adopted.
4. The special requirements of these Subdivision Regulations and any adopted policies and rules of the City Engineer and the Department of Natural Resources of the State of Missouri.
5. The standards as adopted by the **latest edition of the** Kansas City Metropolitan Chapter of the American Public Works Association (APWA).
6. **Design Guides Governing Criteria.** The following are approved organizations which produce manuals and guides, and the latest edition of each shall be consulted for the purpose of the planning, design, construction, and maintenance of complete streets, including but not limited to: Policy on Geometric Design of Highways and Streets, American Association of State Highway and Transportation Officials (AASHTO); Manual of Uniform Traffic Control Devices (MUTCD), FHWA; Roadside Design Guide and Design of Pavement Structures, AASHTO; Bikeway Design Guide, National Association of City Transportation Officials (NACTO).
76. The rules of the Missouri Highway and Transportation Department if the subdivision of any lot contained therein abuts a State highway or connecting street.
87. The standards and regulations adopted by the City Engineer and all boards, commissions, departments, agencies and officials of the City are adopted pursuant to any law or ordinance.

B. All developments that include new streets shall design said streets to be complete streets addressing all modes (pedestrian, bicycle, automobile, trucks) of travel with appropriate facilities. The design shall include typical “complete street” sections, from right-of-way to right-of-way. If a traffic study is required for a development, the study shall address all modes of transportation. A summary or description of the complete streets elements shall be included in the development review as part of the staff report.

CB. Plat approval may be withheld if a subdivision is not in conformity with the above guides or the intent and purposes of these Subdivision Regulations.

Add the following language to Section 410.350. Streets:

P. Complete Streets Element Exception. If a complete streets element identified in and required by adopted public plans or development related ordinance is not incorporated in the project, such omission shall be documented (provided by the owner) in the complete streets summary that demonstrates:

1. The accommodation is not necessary because non-motorized use is prohibited, such as interstate highways; or
2. The cost of accommodation is excessively disproportionate to the need or probable future use; or
3. A documented absence of current or future need.

Add the following language to Section 410.450. Applicability:

C. All developments that include new streets shall design said streets to be complete streets addressing all modes (pedestrian, bicycle, automobile, trucks) of travel with appropriate facilities. The design shall include typical “complete street” sections, from right-of-way to right-of-way. If a traffic study is required for a development, the study shall address all modes of transportation.

Amend Section 410.470. Required Improvements, as follows:



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

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E. Sidewalks are required as outlined in Section 410.5230 of the Subdivision Regulations.

Amend Section 410.490. Streets, as follows:

B. Street designs shall conform to the following minimum standards:

Table 1. Street Design Standards

	Arterial	Collector	Local	Residential Access
Number of Traffic Lanes	2 — 6	2	2	2
Width of Traffic Lanes	11' - 12'	12'	12'	10.5' – 12'
Number of Parking Lanes	0	0 — 2	0 - 2	0 - 2
Width of Parking Lanes	na	8'	8' na	8'
Sidewalk Width	45'	45'	45'	5'
Minimum Right-of-Way Width	80'-150'	60'-80'	50'	50'
Design Speed (mph)	40 — 55 35 - 45	30 — 35	25 — 30 20 - 25	25
Between Curb Cuts (centerline)	250'+	150'	100' na	25'

C. Concrete for use in the construction of Portland concrete pavement shall conform to the requirements of **KCMMB 4K MCIB** mix number **A-618-1-4**. Concrete for use in the construction of Portland concrete sidewalks shall conform to the requirements of **KCMMB 4K MCIB** mix number **A-618-1-4**.

D. Asphalt concrete mixtures shall conform to the following specifications:

1. Asphaltic concrete base — Type 1 base
2. Asphaltic concrete surface:
 - Residential — Type 3
 - Collector — Type **3 2**
 - Arterial — Type **3 2**

Amend Section 410.530. Sidewalks, as follows:

[Ord. No. 2766 §1(120.520), 4-1-2002]

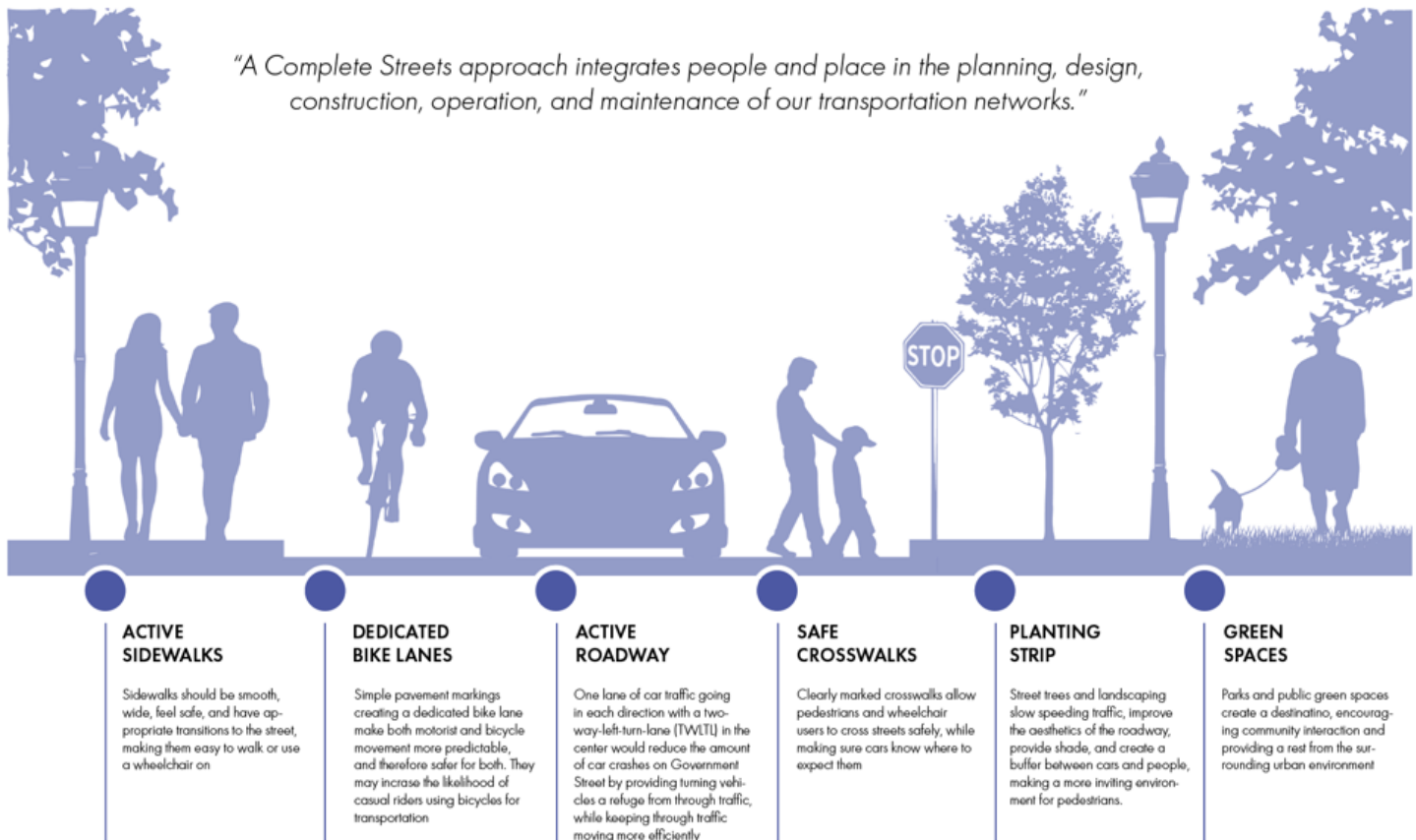
B. Sidewalks shall be concrete, shall conform to the applicable standards contained in these Subdivision Regulations and shall be a minimum of **forty-eight sixty (4860)** inches wide and a minimum of four (4) inches thick with handicapped access at all intersections. Sidewalks shall normally be separated from the edge of the street by a grassy strip twenty-four (24) inches wide. Sidewalks shall be built in compliance with the ADA requirements in place at the time of construction. All non-paved right-of-way shall be either sodded or seeded.

WHAT IS A COMPLETE STREET?



WHAT IS A COMPLETE STREET?

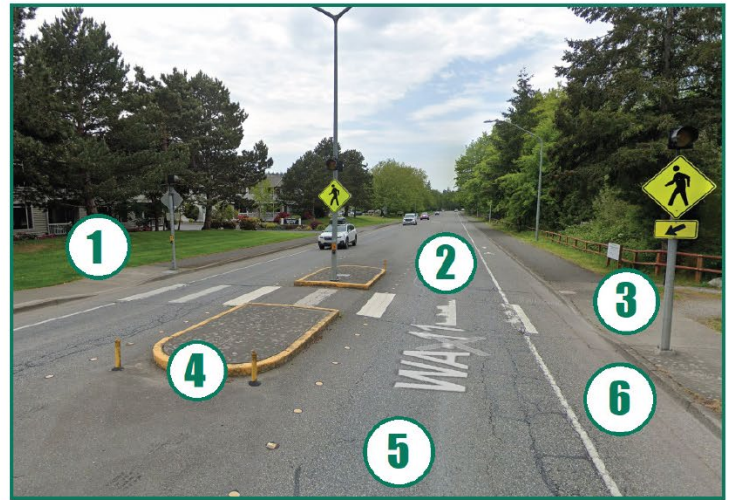
"A Complete Streets approach integrates people and place in the planning, design, construction, operation, and maintenance of our transportation networks."



What does a Complete Street look like?

There is no singular design prescription for a Complete Street. Each street is unique and responds to its community context. Complete Streets do, however, share common features, including:

1. Curb cuts & other ADA improvements
2. Frequent, visible crosswalks
3. Accessible sidewalks
4. Pedestrian refuge islands at crossings
5. Narrower vehicle lanes
6. Bike lanes
7. Roundabouts
8. Curb extensions, bulb outs, and more.



Comparison of Minimum Sidewalk Widths Required

City/Width	4'	5'	Notes
Pleasant Hill	X		Sidewalks within 500' of a school or public park are required to be a minimum of 5' in width.
Raymore		X	Residential subdivisions before February 1, 2019 were allowed at 4' in width.
Belton		X	
Peculiar		X	Arterials, limited access streets, collectos, commercial and industrial streets require 6' wide sidewalks on both side of the street.
Grandview		X	Only requires one side in residential, but both sides on all other streets. 5' along arterial streets; 4' elsewhere.
Lee's Summit		X	Only requires one side in residential with density 1.5-4 d.u./gross acre excluding common area. Over 4 d.u./acre requires sidewalks on both sides. Duplex and multi-family developments require sidewalks on both sides. Sidewalks required on both sides for all other streets.

Council Bill No. 2024-62

Resolution No. 2024-30

A RESOLUTION ESTABLISHING THE COMPLETE STREETS POLICY FOR THE CITY OF HARRISONVILLE, MISSOURI.

WHEREAS, Harrisonville's 2040 Comprehensive Plan expresses the community's vision to be a place where tradition meets innovation and the long-term desires for how the City accommodates and manages its growth. It provides guidance for city staff and leadership as development projects are proposed and opportunities to improve and expand the city are presented in Harrisonville, it lists ideal goals that the City and its partners would like to accomplish over the next 10 - 15 years to create the ideal community where all Harrisonville residents, visitors, and businesses can live, work, and play; and,

WHEREAS, Harrisonville strives to be a vibrant city with a dynamic spirit of cooperation among its diverse citizens, businesses, organizations, educational systems and governments; and,

WHEREAS, through comprehensive community planning and regional collaboration, Harrisonville desires economic independence and a high quality of life as a recognized destination city; and,

WHEREAS, the City desires to promote public health by encouraging walking and bicycling as a part of active living; and,

WHEREAS, older citizens and citizens with disabilities often rely on transit, mobility aids, and walking to meet basic transportation needs and benefit greatly from complete and well-designed Complete Streets; and,

WHEREAS, the usual and customary users of the City's roads, streets and bridges include pedestrians, bicyclists and transit passengers of all ages and abilities, as well as drivers and passengers of automobiles, motorcycles, buses and trucks; and,

WHEREAS, the Harrisonville Comprehensive Plan Stakeholders envisioned transportation in Harrisonville as a planned, regionally integrated, multi-modal, accessible, and well-maintained system that facilitates movement about the city and encourages growth and economic development. This system includes vehicular, bicycle, pedestrian and aeronautical components. The system provides safe, efficient, and sustainable transportation of people, goods, and services to and from places where people live, work, worship, shop, play, learn, and seek medical care; and,

WHEREAS, the Harrisonville 2040 Comprehensive Plan Guiding Principal #4: To grow with Purpose, Goal #1.4 encourages "consideration of a "Complete Streets" approach for all new roadways and reconstruction of existing arterials and collectors in the CIP"; and,

WHEREAS, this goal implements the Complete Streets system in conjunction with other policies, regulations and plans, such as the Bicycle and Pedestrian Master Plan adopted as part of the City's Comprehensive Plan; and,

WHEREAS, the Harrisonville 2040 Comprehensive Plan recommends "drafting and adopting a Complete Street policy in line with the Transportation Outlook 2040, MARC's

Complete Streets Policy to ensure compliance with future funding requirements outlined in the RTP 2050 Regional Transportation Plan. Consider a complete street approach when prioritizing multimodal accommodation in corridors identified in the Bicycle and Pedestrian Master Plan, implement planning process along all new roadways and major reconstructions, especially along commercial arterials”; and

WHEREAS, the terms “Livable Streets” and “Comprehensive Street Design” are also used to identify the same concepts as Complete Streets.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AS FOLLOWS:

SECTION 1: TITLE.

This policy shall be known as the “Complete Streets Policy.”

SECTION 2: PURPOSE.

The Complete Streets Policy sets forth guiding principles and practices to be considered in transportation projects, so as to encourage walking and bicycling while promoting safe use and operation for all users.

SECTION 3: DEFINITIONS.

“Complete Street” means a transportation corridor for all users including pedestrians, bicyclists, cars, trucks, motorcycles and buses. “Complete Streets” are designed and operated to safely facilitate movement of people of all ages and abilities from destination to destination along and across a continuous travel network.

“Complete Street Elements” means transportation improvements, facilities and amenities that accommodate and/or promote multiple modes of travel, including pedestrian, bicycle and transit in addition to cars, trucks, motorcycles and buses. These elements are defined and recognized by the Institute of Transportation Engineers and the American Planning Association.

“Public Improvement Project” means new roads, trails, sidewalks and facilities or reconstruction thereof, as well as private improvement projects constructed and/or maintained in whole or part with City funds, owned or leased by the City, and/or intended to be dedicated to the City.

SECTION 4: APPLICABILITY.

1. This Policy applies to the design, construction and maintenance (e.g. resurfacing and striping modification) of Public Improvement Projects.
2. The City shall consider public plans, standards, regulations and ordinances that further this Policy. For example, the City shall consider an ordinance that requires safe access for pedestrians, bicyclist and other forms of travel, in addition to motorists, in any new development or redeveloped areas. This ordinance should establish design standards for future development that incorporate Complete Streets Elements.

SECTION 5: GUIDING PRINCIPLES.

Guiding principles and practices of the “Complete Streets Policy” are as follows:

1. "Complete Streets" are designed to serve everyone - pedestrians, bicyclists, and motorists - including persons of all ages and abilities.
2. The design and construction of all Public Improvement Projects should include Complete Streets Elements identified in and required by:
 - a. Adopted public plans such as the Bicycle and Pedestrian Master Plan, Transportation Improvement Plan and Capital Improvement Plan, all which may be independent or a part of the City's Comprehensive Plan; and
 - b. development related regulations, such as Chapters 405 and 410 of the City's Code of Ordinances.
3. Complete Streets Elements should be considered within the balance of mode and context of the community, including, but not limited to, environmental sensitivity, cost, budget, demand, probable use, space and area requirements and limitations, and legal requirements and limitations.
4. The City intends to incorporate Complete Streets principles into all public strategic plans, standards and regulations, including the City's development regulations located within Chapters 405 and 410 of the City's Code of Ordinances, the City's Comprehensive Plan, the City's Bicycle and Pedestrian Master Plan, and other relevant ordinances, practices and policies, upon subsequent updates. The Complete Streets principles, where applicable and appropriate, should be incorporated into other City plans, manuals, rules, practices, policies, training, procedures, regulations and programs as directed by the City Administrator.
5. It is a goal of the City to foster partnerships with the State of Missouri, Cass County, school districts, citizens, businesses, Mid-America Regional Council (MARC), neighboring communities, and neighborhoods in consideration of functional facilities and accommodations in furtherance of the City's Complete Streets Policy and the continuation of such facilities and accommodations beyond the City's borders or maintenance.
6. The City recognizes that Complete Streets may be achieved through elements incorporated into a single project or incrementally through a series of improvements or maintenance activities over time.
7. The City will consider all possible funding sources to plan and implement this policy and shall investigate grants that may be available to make Complete Streets Elements more economically feasible.

SECTION 6: COMPLETE STREETS SUMMARY.

1. A summary or description of the Complete Streets Elements of all Public Improvement Projects shall be included in:
 - the Capital Improvements Plan; and
 - the development review report of any private development plan that requires City Council approval.
2. If a Complete Streets Element identified in and required by adopted public plans or development related ordinance is not incorporated in the project, such omission shall be

documented in the Complete Streets Summary that demonstrates:

- that the accommodation is not necessary because non-motorized use is prohibited, such as interstate freeways; or
 - that the cost of accommodation is excessively disproportionate to the need or probable future use; or
 - a documented absence of current or future need.
- a. The documentation shall be conducted by appropriate staff; or for private projects, the owner shall conduct the documentation.
 - b. The documentation shall be submitted to the City Administrator and/or the Board of Alderman, as appropriate, for consideration prior to approval of project design.

SECTION 7:

This resolution shall be in full force and effect from the date of its passage, adoption, and approval by the Mayor.

PASSED AND RESOLVED BY THE BOARD OF ALDERMEN AND APPROVED BY THE MAYOR OF THE CITY OF HARRISONVILLE, MISSOURI ON THIS 18TH DAY OF NOVEMBER 2024.

VOTE TAKEN AS FOLLOWS:

AYES: Chaney, Davidson, Doerhoff, Franklin, Mills, Milner, Pfautsch

NAYS:

ABSENT:

ABSTAIN:

EXCUSED: Turner



Mike Zaring, Mayor and Ex-Officio
Chairman of the Board of Aldermen

ATTEST:



Daniel Barnett, City Clerk

WITNESS my hand and seal this 18th day of November 2024.

COUNCIL BILL 058

RESOLUTION NO. 03-28

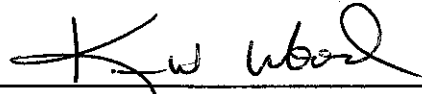
A RESOLUTION APPROVING ACCESS MANAGEMENT GUIDELINES FOR THE CITY OF HARRISONVILLE, MISSOURI, EFFECTIVE AUGUST 1, 2003.

BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1. That the attached Access Management Guidelines are hereby approved as the Access Management Guidelines of the City of Harrisonville, Missouri, effective August 1, 2003.

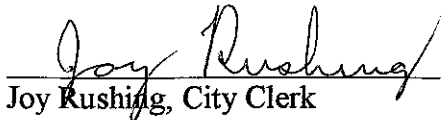
Section 2. That the attached Access Management Guidelines supersede all access management guidelines previously adopted or approved, effective August 1, 2003.

READ and DULY PASSED by the Board of Aldermen and APPROVED by the Mayor of the City of Harrisonville, Missouri, this 7th day of July, 2003.



Kevin W. Wood, Mayor and Ex-Officio
Chairman of the Board of Aldermen

ATTEST:


Joy Rushing, City Clerk

WITNESS my hand and seal this 7th day of July, 2003.

ACCESS MANAGEMENT GUIDELINES

The purpose of these guidelines is to create well-designed and functional street network. A city street network significantly affects the daily activities within the city. An efficient transportation system can improve the economic development of a city, the ability of the citizens to access services and employment, the safety of a city, and the quality of life in general.

The street network consists of three general categories of streets (local streets, collector streets and arterial streets). Each street type is a response to the anticipated traffic demand for a particular segment of roadway. For safe and efficient traffic movement to occur, roads need to be developed and managed in a manner that is appropriate for the anticipated amount of traffic.

1. STANDARDS FOR LOCAL STREETS

The primary purpose of a local street is to *provide public roadway access to property* (generally residential). The secondary purpose is to move traffic. In a well-designed neighborhood, the users of this type of street are typically the residents who live in close proximity to the local street. Local streets are not designed to serve traffic, which is just passing through. Therefore, access on to and off of a local street does not need to be restricted.

Typical Local Street Design Criteria

Right-of-Way	50 feet
Street Width	28 feet
Typical Design Speed	20-25 mph
Minimum Distance Between Intersections	125 feet
Minimum Distance from Intersection of (ROW) to Driveway Curb Cut	25 feet

2. STANDARDS FOR COLLECTOR STREETS

The main function of a collector street is to *collect traffic from the local streets and move it to larger arterial roadways*. Providing driveway access to property is not always prohibited, but is a secondary function. The design of a residential collector street should be more curvilinear in order to discourage traffic from "short-cutting" through residential areas and to reduce speeding. Collector Roadways in commercial and industrial areas may be linear. The continuous length of a collector roadway should be limited to 1-2 miles to discourage people from using collector roadways to drive across town. Parking may be restricted on Collector streets to encourage the development of a safe and efficient corridor.

Typical Collector Street Design Criteria

Right-of-Way	60-80 feet
Street Width	36-42 feet
Typical Design Speed	30-35 mph
Minimum Distance Between Intersections	250 feet
Minimum Distance from Intersection of (ROW) to Driveway/Curb Cut	100-150 feet

3. STANDARDS FOR ARTERIAL STREETS

The main function of an arterial roadway is to move large volumes of traffic from one place to another. Access to property is a secondary function and is discouraged. Curb cuts on arterials should be kept to a minimum and they should only be allowed where they can be adequately controlled and protected. Each driveway or curb cut on an arterial is essentially another intersection and a potential friction point that interferes with the efficient and safe movement of traffic. The function of an arterial street is to move traffic efficiently across town.

Typical Arterial Street Design Criteria

Right-of-Way	80 feet +
Street Width	48 feet +
Typical Design Speed	40-50 mph
Minimum Distance Between Intersections or Driveways	500 feet

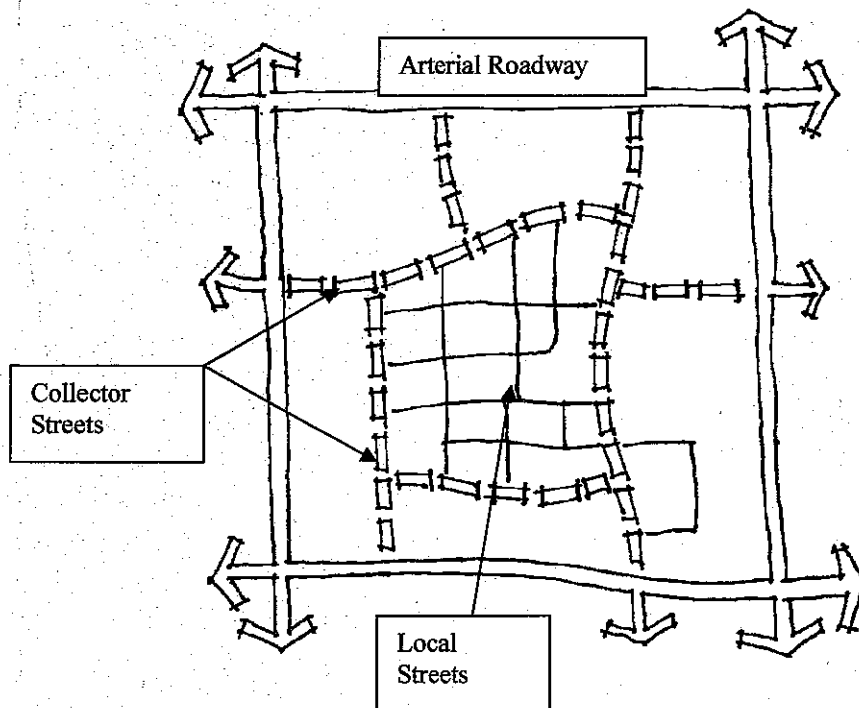
4. TRAFFIC STUDYS

The City Staff, Planning and Zoning Commission or Board of Aldermen may require a traffic study with any public or private improvements which may impact adjacent roadways.

5. THE STREET NETWORK

The transportation network serves as the basic framework of the conventional city or subdivision design. Street layouts should always respond to local conditions such as topography, watercourses, greenways and the existing street systems of neighboring developments. Local streets must be laid out such that their use by through-traffic will be discouraged. The street network must not be so circular that it creates confusion and it must not funnel all vehicular and pedestrian traffic through one street or intersection. Consequently, connectivity should be encouraged throughout the City street network.

The diagram below demonstrates a conventional neighborhood and how its street system integrates with the system of arterial roadways. It is important to note that only the collector streets access the arterials and both the collector and local streets are shorter and designed to discourage cross-town traffic.



6. DRIVEWAY GEOMETRICS

The design of driveways is critical in access management in that it affects the speed of traffic turning into and out of driveways. This in turn affects the speed differential between through traffic and turning traffic. Large speed differentials are created when driveways are inadequately designed. Large speed differentials are associated with higher crash rates and diminished traffic operations.

Driveway designs should always be based on the results of a study of the traffic likely to use them; these guidelines are presented to illustrate good practices for driveway designs.

Driveway Alignment

Driveways on Collector and Arterial Roadways should be as closely lined up with driveways across roadways without non-traversable medians to the maximum extent possible even if less spacing between driveways is the result.

Angle of Intersection

- Driveways that serve two-way traffic should have angles of intersection with the public road of 90 degrees or very near 90 degrees. The minimum acceptable angle for driveways that serve two-way traffic is 70 degrees.
- Driveways that serve one-way traffic may have an acute angular placement of from 60 to 90 degrees.

Right-Turn (Approach) Radius

Approach radii should be large enough to allow entering vehicles to do so at a reasonable rate of speed. The following are suggested as minimum approach radii and are measured from the edge of the driving surface of the roadway. Any maximum approach radius is allowable for driveways.

Minimum Right-Turn Radius for Driveways	Posted Speeds at or below 45 mph	Posted Speeds greater than 45 mph
Residential Driveways	10 feet	25 feet
Commercial Driveways	25 feet	50 feet
Industrial Driveways	Design to handle typical large truck that uses the driveway	Design to handle typical large truck that uses the driveway

Inside radii should be determined on a case by case basis given driveway angle, traffic volume, and other relevant factors. Sites that generate substantial large truck traffic need inside larger radii to accommodate the wheel path of the turning trucks.

Driveway Width

Driveway widths should be measured from the face of curb to the face of curb at the point of tangency. Any medians contained in the driveway are above and beyond the minimum widths in the table. Minimum acceptable and maximum acceptable widths for various levels of traffic and directions of access are shown in the table below:

Driveway Traffic Category	Average Daily Traffic Using Driveway	Peak Hour Traffic Using Driveway	With Two-Way Access		With One-Way Access	
			Minimum Width	Maximum Width	Minimum Width	Maximum Width
Residential	0 – 100	0 – 10	20 feet	30 feet	NA	NA
Low Volume Commercial & Industrial	< 1500	< 150	28 feet**	42 feet***	20 feet*	20 feet*
Medium Volume Commercial & Industrial	1,500 – 4,000	150 – 400	42 feet***	54 feet****	20 feet*	30 feet**
High Volume Commercial & Industrial	> 4000	> 400	42 feet***	To be determined through a traffic study	Generally not applicable	Generally not applicable

* One-lane driveways.

** Driveway striped for two lanes.

*** Driveway striped for three lanes.

**** Driveway striped for four lanes.

Driveways and Accommodation of Pedestrians

All driveways must adequately accommodate pedestrians using sidewalks or paths. The minimum practical width should be used to accommodate pedestrians, and the driveway should be designed to provide the shortest practical path across the driveway for pedestrian movements. Where four or more driveway lanes are created, they should be designed so that the pedestrians have a refuge from entering and exiting traffic. A safe boundary should always be created between pedestrian and motor vehicle traffic.

Driveway Throat Length

The throat length is the distance between the street and the parking lot served by a driveway. An adequate throat length helps to keep traffic conflicts within a parking lot to a minimum and frees up space on the driveway for incoming and outbound traffic. The following throat-length guidelines are suggested:

- For low traffic volume commercial and industrial driveways (below 150 peak hour vehicles in both directions), the minimum desirable driveway throat length is 20 feet (about one 20-foot car length).
- For medium traffic volume commercial and industrial driveways (150 – 400 peak hour vehicles in both directions), the minimum desirable driveway throat length is 60 feet (about three 20-foot car lengths).
- For high-volume driveways (over 400 peak hour vehicles in both directions) such as a shopping center entrance, the adequate throat length should always be determined by the results of a traffic study.

Council Bill No. _____

Ordinance No. _____

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AMENDING SECTIONS 410.160, 410.320, 410.350, 410.450, 410.470.E, 410.490.B, 410.490.C, 410.490.D, AND 410.530.B, UNDER CHAPTER 410—SUBDIVISION REGULATIONS, IN TITLE IV—LAND USE REGULATIONS OF THE HARRISONVILLE MUNICIPAL CODE AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of Harrisonville desires to amend Sections 4410.160, 410.320, 410.350, 410.470.E, 410.490.B, 410.490.C, 410.490.D, and 410.530.B, under Chapter 410—Subdivision Regulations, in Title IV—Land Use Regulations of the City’s municipal code; and

WHEREAS, a legal notice announcing a public hearing to be held on the proposed Code Amendments before the Planning & Zoning Commission on October 16, 2025, and the Board of Aldermen on October 20, 2025, was publish in the September 25, 2025, edition of the *Tribune and Times* newspaper; and

WHEREAS, after due public notice in the manner prescribed by law, the Planning & Zoning Commission held a public hearing on October 16, 2025, to review and make a recommendation. At said public hearing the item was continued to the November 20, 2025, Planning & Zoning Commission to allow staff to have additional discussions with traffic engineers and other cohorts; and

WHEREAS, the public hearing before the Board of Aldermen was continued from the October 20, 2025, Board of Aldermen meeting to the December 1, 2025, Board of Aldermen meeting; and

WHEREAS, the Planning & Zoning Commission held a continued public hearing on November 20, 2025. And, after said public hearing, the Planning & Zoning Commission voted 7-0 to recommend approval to the Board of Aldermen; and

WHEREAS, after due public notice in the manner prescribed by law, the Board of Aldermen held a public hearing on December 1, 2025, and rendered a decision to approve as the Board believes that it is in the best interest for the citizens of Harrisonville.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1: Section 410.160 is hereby amended by adding the following definitions and associated images:

“COMPLETE STREET

A transportation corridor for all users including pedestrians, bicyclists, cars, trucks, motorcycles and buses. “Complete Streets” are designed and operated to safely

facilitate movement of people of all ages and abilities from destination to destination along and across a continuous travel network.

COMPLETE STREET ELEMENTS

Transportation improvements, facilities and amenities that accommodate and/or promote multiple modes of travel, including pedestrians, bicycles and transit in addition to cars, trucks, motorcycles and buses. These elements are defined and recognized by the Institute of Transportation Engineers and the American Planning Association. These elements include, but are not limited to, Americans with Disabilities Act (ADA compliant pedestrian access routes, street and sidewalk lighting, pedestrian and bicycle facilities; access management; context sensitive landscaping, utility relocations and street amenities allowing for efficient levels of service.

CURB EXTENSIONS

Curb extensions visually and physically narrow the roadway, providing multiple benefits. The primary benefit they create are safer and shorter crossings for pedestrians. Secondly, the added space can be used to place street furniture, benches, plantings, and street trees.

PUBLIC IMPROVEMENT PROJECT

New roads, trails, sidewalks and facilities or recreation thereof, as well as private improvement projects constructed and/or maintained in whole or part with City funds, owned or leased by the City, and/or intended to be dedicated to the City.

TRAFFIC CALMING

A range of street-design measures to reduce speed and volume of vehicle traffic to levels appropriate to safe interaction between automobiles, pedestrians and bicyclists. This may include narrower travel lanes, curb extensions, reduced radius corners, medians as crosswalk refuges, raised intersections and crosswalks. Traffic calming includes both volume-control devices and speed-control devices. Volume-control devices largely divert traffic in order to reduce or eliminate through traffic. Speed-control devices have the objective of slowing traffic in a given neighborhood.

A. CENTER ISLAND NARROWING

Raised islands located along the center line of a street that narrow the street at that location. Also known as mid-block medians or median chokers.

B. CHICANES

Curb extensions or islands that alternate from one side to the other, forming S-shaped roadways. Also known as deviations or serpentine or twists.

C. CHOKERS

Curb extensions on one or both sides of the street that narrow the street at that location. Also known as pinch points or constrictions or mid-block narrowing.

D. DIAGONAL DIVERTERS

Barriers placed diagonally across an intersection, blocking through movement. Also known as full diverters or diagonal road closures.

E. FORCED-TURN ISLANDS

Raised islands on approaches to an intersection that block certain vehicular movements. Also known as forced-turn channelizations or right-turn islands.

F. FULL CLOSURES

Barriers or turnarounds placed across a street to completely close it to through traffic except for connecting pedestrian or bicycle pathways. Also known as cu-de-sacs or dead ends.

G. HALF-CLOSURES

Barriers that block travel in one direction for a short distance on otherwise two-way streets. Also known as partial closures or one-ways.

H. MEDIAN BARRIERS

Raised islands located along the centerline of a street and continuing through an intersection so as to block through movement at a cross street. Also known as median diverters or island diverters.

I. NECKDOWNS

Curb extensions at intersections that reduce roadway width. Also known as nubs or bulb-outs or intersection narrowing.

J. RAISED CROSSWALKS

Speed tables with crosswalk markings and signage providing pedestrians with a level street crossing. Also known as raised crossings.

K. RAISED INTERSECTIONS

Flat, raised areas covering entire intersections, with ramps at all approaches and often with a textured surface on the flat section. Also known as raised junctions.

L. REALIGNED INTERSECTIONS

Changes in alignment that convert T-intersections with straight approaches into curving streets meeting at right angles. Also known as modified intersections.

M. ROUNDABOUTS

Traffic circles for higher-volume streets. Also known as rotaries.

N. SPEED HUMPS

Rounded, raised areas placed across the road to slow traffic. Also known as road humps or undulations.

O. SPEED TABLES

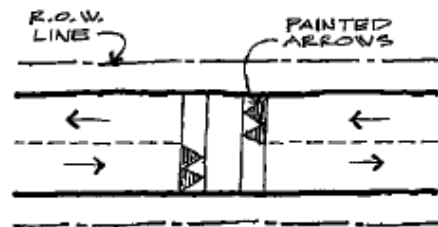
Flat-topped speed humps, often with a brick or other textured surface on the flat section. Also known as trapezoidal humps or speed platforms.

P. TEXTURED PAVEMENTS

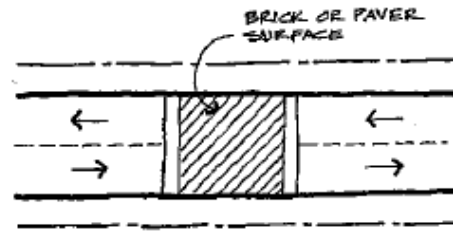
A textured or rough road surface of brick or stone that slows traffic while adding an aesthetic dimension to the street environment.

Q. TRAFFIC CIRCLES

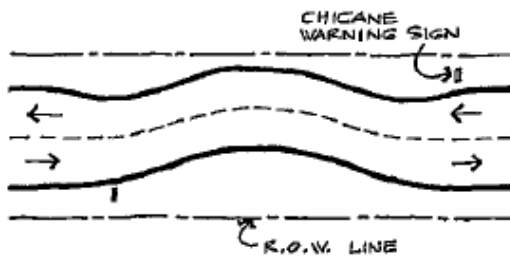
Raised islands, placed in intersections, around which traffic is forced to circulate. Also known as rotaries or intersection islands.



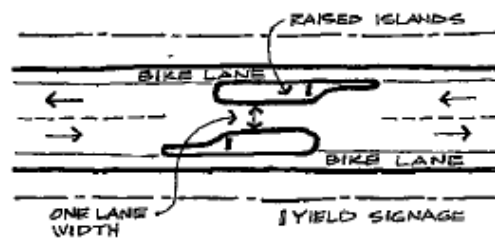
PLAN
SECTION
SPEED HUMP



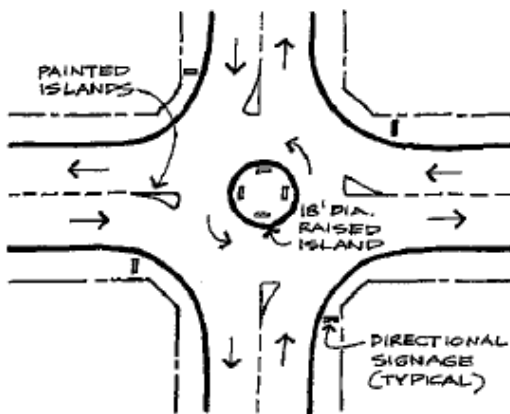
PLAN
SECTION
SPEED TABLE



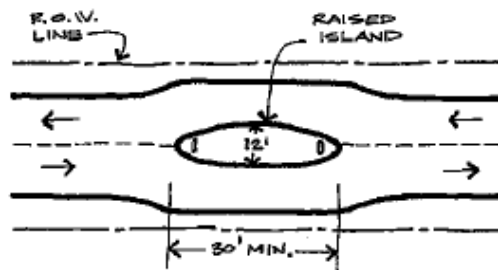
**CHICANE
(DEVIATION)**



**CHOKER
(MID-BLOCK LANE REDUCTION)
(WITH BIKE LANE)**

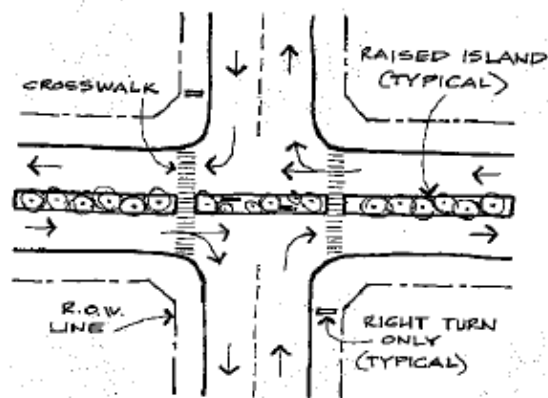


TRAFFIC CIRCLE

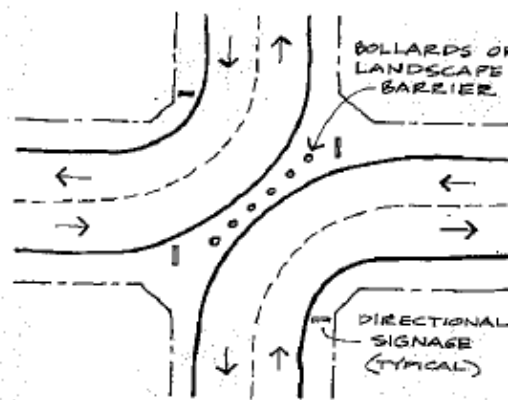


TRAFFIC ISLAND

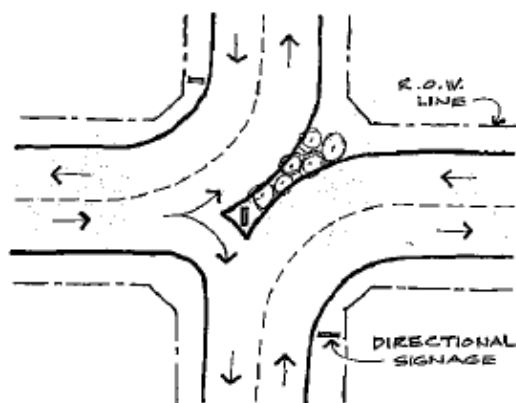
TRAFFIC-CALMING MEASURES (SPEED-CONTROL DEVICES)



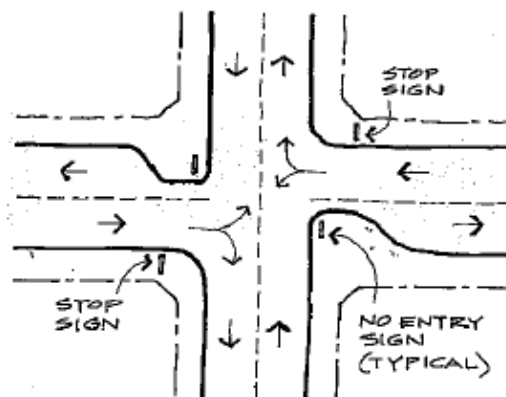
MEDIAN BARRIER



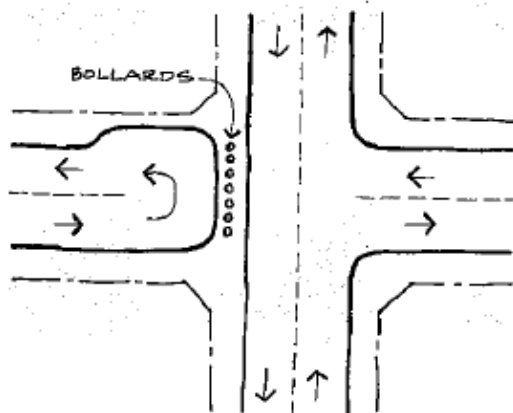
DIVERTER



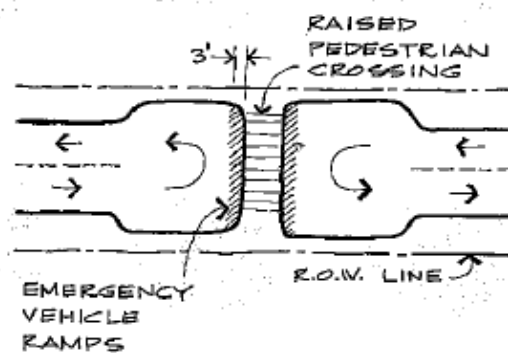
FORCED TURNS



SEMI-DIVERTERS



INTERSECTION CLOSURE



MID-BLOCK CLOSURE

TRAFFIC-CALMING MEASURES (VOLUME-CONTROL DEVICES)

Section 2: Section 410.320 is hereby amended to read as follows:

“A. In addition to the regulations established herein, all subdivision plats shall comply with the following laws, rules and regulations:

1. All applicable provisions of the Missouri Statutes.
2. The City of Harrisonville Zoning Code, Building and Housing Codes and all other applicable laws, guidelines and policies.
3. The Comprehensive Plan as adopted.
4. The special requirements of these Subdivision Regulations and any adopted policies and rules of the City Engineer and the Department of Natural Resources of the State of Missouri.
5. The standards as adopted by the latest edition of the Kansas City Metropolitan Chapter of the American Public Works Association (APWA).
6. Governing Criteria. The following are approved organizations which produce manuals and guides, and the latest edition of each shall be consulted for the purpose of the planning, design, construction, and maintenance of complete streets, including but not limited to: Policy on Geometric Design of Highways and Streets, American Association of State Highway and Transportation Officials (AASHTO); Manual of Uniform Traffic Control Devices (MUTCD), FHWA; Roadside Design Guide and Design of Pavement Structures, AASHTO; Bikeway Design Guide, National Association of City Transportation Officials (NACTO).
7. The rules of the Missouri Highway and Transportation Department if the subdivision of any lot contained therein abuts a State highway or connecting street.
8. The standards and regulations adopted by the City Engineer and all boards, commissions, departments, agencies and officials of the City adopted pursuant to any law or ordinance.

B. All developments that include new streets shall design said streets to be complete streets addressing all modes (pedestrian, bicycle, automobile, trucks) of travel with appropriate facilities. The design shall include typical “complete street” sections, from right-of-way to right-of-way. If a traffic study is required for a development, the study shall address all modes of transportation. A summary or description of the complete streets elements shall be included in the development review as part of the staff report.

C. Plat approval may be withheld if a subdivision is not in conformity with the above guides or the intent and purposes of these Subdivision Regulations.”

Section 3: Section 410.350 is hereby amended to add the following:

“P. Complete Streets Element Exception. If a complete streets element identified in and required by adopted public plans or development related ordinance is not incorporated in the project, such omission shall be documented (provided by the owner) in the complete streets summary that demonstrates:

1. The accommodation is not necessary because non-motorized use is prohibited, such as a interstate highways; or
2. The cost of accommodation is excessively disproportionate to the need or probable future use; or
3. A documented absence of current or future need.”

Section 4: Section 410.450 is hereby amended to add the following:

“C. All developments that include new streets shall design said streets to be complete streets addressing all modes (pedestrian, bicycle, automobile, trucks) of travel with appropriate facilities. The design shall include typical “complete street” sections, from right-of-way to right-of-way. If a traffic study is required for a development, the study shall address all modes of transportation.”

Section 5: Section 410.470.E is hereby amended to read as follows:

“E. Sidewalks are required as outlined in Section 410.530 of the Subdivision Regulations.”

Section 6: Section 410.490.B is hereby amended to read as follows:

“B. Street designs shall conform to the following minimum standards:

Table 1. Street Design Standards				
	Arterial	Collector	Local	Residential Access
Number of Traffic Lanes	2 — 6	2	2	2
Width of Traffic Lanes	11' - 12'	12'	12'	10.5' – 12'
Number of Parking Lanes	0	0 - 2	0 - 2	0 – 2
Width of Parking Lanes	na	8'	8'	8'
Sidewalk Width	5'	5'	5'	5'
Minimum Right-of-Way Width	80' – 150'	60' – 80'	50'	50'
Design Speed (mph)	35 - 45	30 — 35	20 - 25	25
Between Curb Cuts (centerline)	250'+	150'	100'	25'

“

Section 7: Section 410.490.C is hereby amended to read as follows: “Concrete for use in the construction of Portland concrete pavement shall conform to the requirements of KCM MB 4K mix. Concrete for use in the construction of Portland concrete sidewalks shall conform to the requirements of KCM MB 4K.”

Section 8: Section 410.490.D is hereby amended to read as follows: “Asphalt concrete mixtures shall conform to the following specifications:

1. Asphaltic concrete base – Type 1 base
2. Asphaltic concrete surface:
 - Residential – Type 3
 - Collector – Type 3
 - Arterial – Type 3”

Section 9: Section 410.530.B is hereby amended to read as follows:

“B. Sidewalks shall be concrete, shall conform to the applicable standards contained in these Subdivision Regulations and shall be a minimum of sixty (60) inches wide and a minimum of four (4) inches thick with handicapped access at all intersections. Sidewalks shall normally be separated from the edge of the street by a grassy strip twenty-four (24) inches wide. Sidewalks shall be built in compliance with the ADA requirements in place at the time of construction. All non-paved right-of-way shall be either sodded or seeded.”

Section 8: That this Ordinance shall be in effect immediately upon its passage and approval.

READ FOR THE FIRST TIME BY TITLE ONLY ON THE 1ST DAY OF DECEMBER, 2025,
AND WAS READ FOR A SECOND TIME BY TITLE ONLY ON THE 15TH DAY OF
DECEMBER, 2025, AND PASSED BY THE BOARD OF ALDERMEN THIS 15TH DAY OF
DECEMBER, 2025.

AYES:

NAYS:

AWAY:

ABSENT:

ABSTAIN:

Mike Zaring, Mayor

ATTEST:

Daniel Barnett, City Clerk

APPROVED by the Mayor this 15th day of December, 2025.

Council Bill No. _____

Ordinance No. _____

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AMENDING SECTIONS 410.160, 410.320, 410.350, 410.450, 410.470.E, 410.490.B, 410.490.C, 410.490.D, AND 410.530.B, UNDER CHAPTER 410—SUBDIVISION REGULATIONS, IN TITLE IV—LAND USE REGULATIONS OF THE HARRISONVILLE MUNICIPAL CODE AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of Harrisonville desires to amend Sections 4410.160, 410.320, 410.350, 410.470.E, 410.490.B, 410.490.C, 410.490.D, and 410.530.B, under Chapter 410—Subdivision Regulations, in Title IV—Land Use Regulations of the City’s municipal code; and

WHEREAS, a legal notice announcing a public hearing to be held on the proposed Code Amendments before the Planning & Zoning Commission on October 16, 2025, and the Board of Aldermen on October 20, 2025, was publish in the September 25, 2025, edition of the *Tribune and Times* newspaper; and

WHEREAS, after due public notice in the manner prescribed by law, the Planning & Zoning Commission held a public hearing on October 16, 2025, to review and make a recommendation. At said public hearing the item was continued to the November 20, 2025, Planning & Zoning Commission to allow staff to have additional discussions with traffic engineers and other cohorts; and

WHEREAS, the public hearing before the Board of Aldermen was continued from the October 20, 2025, Board of Aldermen meeting to the December 1, 2025, Board of Aldermen meeting; and

WHEREAS, the Planning & Zoning Commission held a continued public hearing on November 20, 2025. And, after said public hearing, the Planning & Zoning Commission voted 7-0 to recommend approval to the Board of Aldermen; and

WHEREAS, after due public notice in the manner prescribed by law, the Board of Aldermen held a public hearing on December 1, 2025, and rendered a decision to approve as the Board believes that it is in the best interest for the citizens of Harrisonville.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1: Section 410.160 is hereby amended by adding the following definitions and associated images:

“COMPLETE STREET

A transportation corridor for all users including pedestrians, bicyclists, cars, trucks, motorcycles and buses. “Complete Streets” are designed and operated to safely

facilitate movement of people of all ages and abilities from destination to destination along and across a continuous travel network.

COMPLETE STREET ELEMENTS

Transportation improvements, facilities and amenities that accommodate and/or promote multiple modes of travel, including pedestrians, bicycles and transit in addition to cars, trucks, motorcycles and buses. These elements are defined and recognized by the Institute of Transportation Engineers and the American Planning Association. These elements include, but are not limited to, Americans with Disabilities Act (ADA compliant pedestrian access routes, street and sidewalk lighting, pedestrian and bicycle facilities; access management; context sensitive landscaping, utility relocations and street amenities allowing for efficient levels of service.

CURB EXTENSIONS

Curb extensions visually and physically narrow the roadway, providing multiple benefits. The primary benefit they create are safer and shorter crossings for pedestrians. Secondly, the added space can be used to place street furniture, benches, plantings, and street trees.

PUBLIC IMPROVEMENT PROJECT

New roads, trails, sidewalks and facilities or recreation thereof, as well as private improvement projects constructed and/or maintained in whole or part with City funds, owned or leased by the City, and/or intended to be dedicated to the City.

TRAFFIC CALMING

A range of street-design measures to reduce speed and volume of vehicle traffic to levels appropriate to safe interaction between automobiles, pedestrians and bicyclists. This may include narrower travel lanes, curb extensions, reduced radius corners, medians as crosswalk refuges, raised intersections and crosswalks. Traffic calming includes both volume-control devices and speed-control devices. Volume-control devices largely divert traffic in order to reduce or eliminate through traffic. Speed-control devices have the objective of slowing traffic in a given neighborhood.

A. CENTER ISLAND NARROWING

Raised islands located along the center line of a street that narrow the street at that location. Also known as mid-block medians or median chokers.

B. CHICANES

Curb extensions or islands that alternate from one side to the other, forming S-shaped roadways. Also known as deviations or serpentine or twists.

C. CHOKERS

Curb extensions on one or both sides of the street that narrow the street at that location. Also known as pinch points or constrictions or mid-block narrowing.

D. DIAGONAL DIVERTERS

Barriers placed diagonally across an intersection, blocking through movement. Also known as full diverters or diagonal road closures.

E. FORCED-TURN ISLANDS

Raised islands on approaches to an intersection that block certain vehicular movements. Also known as forced-turn channelizations or right-turn islands.

F. FULL CLOSURES

Barriers or turnarounds placed across a street to completely close it to through traffic except for connecting pedestrian or bicycle pathways. Also known as cu-de-sacs or dead ends.

G. HALF-CLOSURES

Barriers that block travel in one direction for a short distance on otherwise two-way streets. Also known as partial closures or one-ways.

H. MEDIAN BARRIERS

Raised islands located along the centerline of a street and continuing through an intersection so as to block through movement at a cross street. Also known as median diverters or island diverters.

I. NECKDOWNS

Curb extensions at intersections that reduce roadway width. Also known as nubs or bulb-outs or intersection narrowing.

J. RAISED CROSSWALKS

Speed tables with crosswalk markings and signage providing pedestrians with a level street crossing. Also known as raised crossings.

K. RAISED INTERSECTIONS

Flat, raised areas covering entire intersections, with ramps at all approaches and often with a textured surface on the flat section. Also known as raised junctions.

L. REALIGNED INTERSECTIONS

Changes in alignment that convert T-intersections with straight approaches into curving streets meeting at right angles. Also known as modified intersections.

M. ROUNDABOUTS

Traffic circles for higher-volume streets. Also known as rotaries.

N. SPEED HUMPS

Rounded, raised areas placed across the road to slow traffic. Also known as road humps or undulations.

O. SPEED TABLES

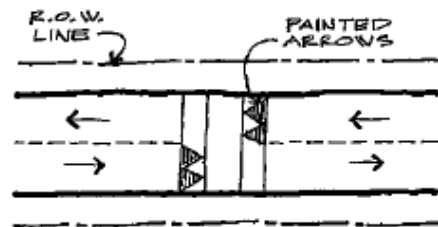
Flat-topped speed humps, often with a brick or other textured surface on the flat section. Also known as trapezoidal humps or speed platforms.

P. TEXTURED PAVEMENTS

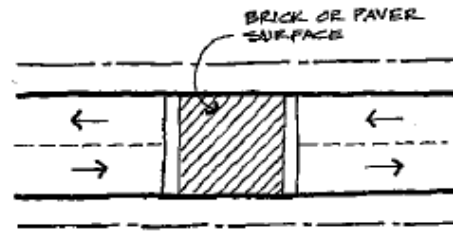
A textured or rough road surface of brick or stone that slows traffic while adding an aesthetic dimension to the street environment.

Q. TRAFFIC CIRCLES

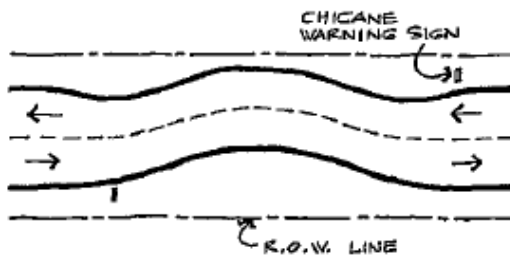
Raised islands, placed in intersections, around which traffic is forced to circulate. Also known as rotaries or intersection islands.



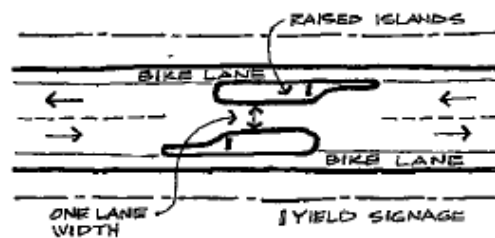
PLAN
SECTION
SPEED HUMP



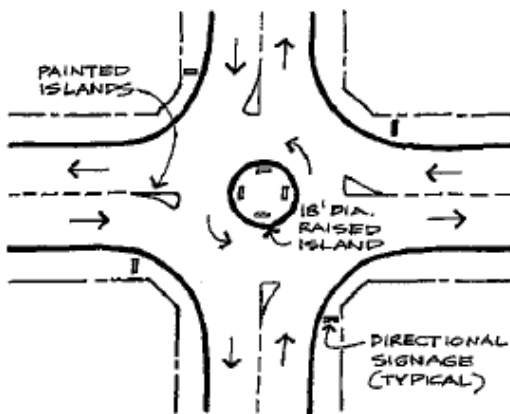
PLAN
SECTION
SPEED TABLE



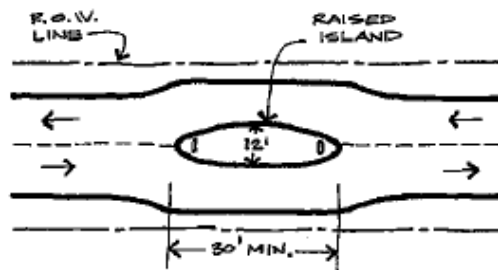
**CHICANE
(DEVIATION)**



**CHOKER
(MID-BLOCK LANE REDUCTION)
(WITH BIKE LANE)**

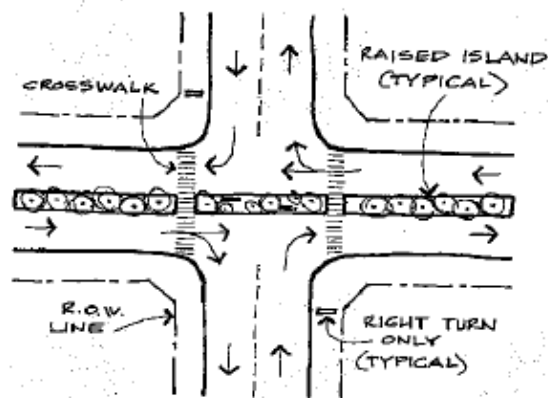


TRAFFIC CIRCLE

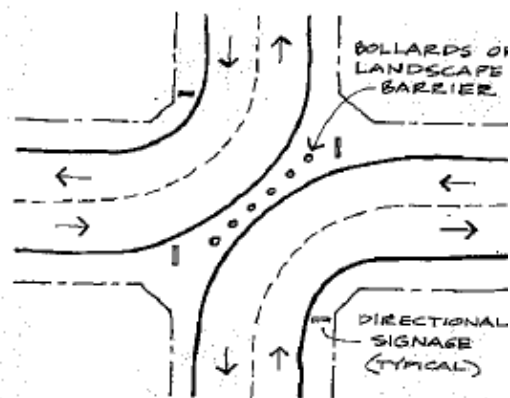


TRAFFIC ISLAND

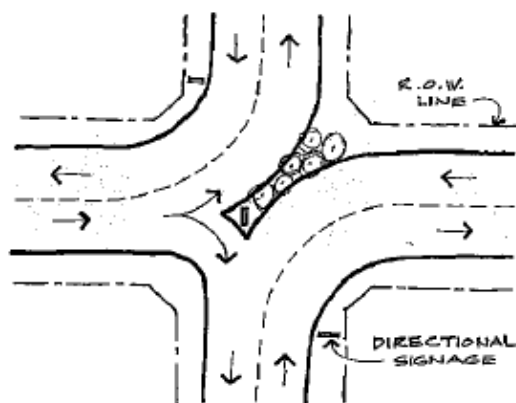
TRAFFIC-CALMING MEASURES (SPEED-CONTROL DEVICES)



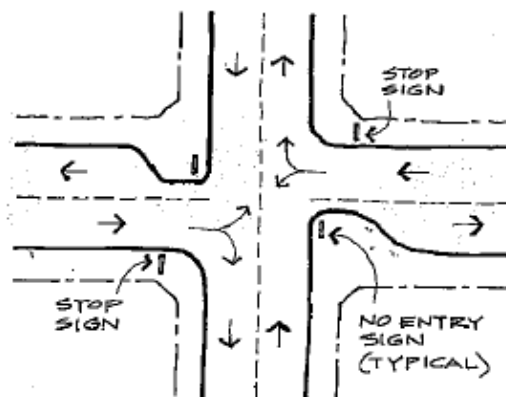
MEDIAN BARRIER



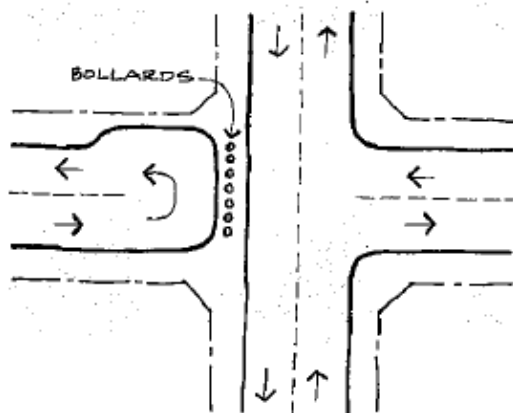
DIVERTER



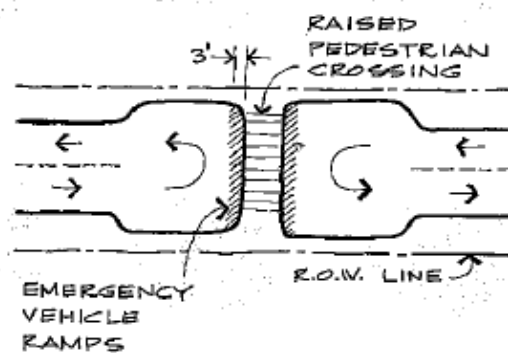
FORCED TURNS



SEMI-DIVERTERS



INTERSECTION CLOSURE



MID-BLOCK CLOSURE

TRAFFIC-CALMING MEASURES (VOLUME-CONTROL DEVICES)

Section 2: Section 410.320 is hereby amended to read as follows:

“A. In addition to the regulations established herein, all subdivision plats shall comply with the following laws, rules and regulations:

1. All applicable provisions of the Missouri Statutes.
2. The City of Harrisonville Zoning Code, Building and Housing Codes and all other applicable laws, guidelines and policies.
3. The Comprehensive Plan as adopted.
4. The special requirements of these Subdivision Regulations and any adopted policies and rules of the City Engineer and the Department of Natural Resources of the State of Missouri.
5. The standards as adopted by the latest edition of the Kansas City Metropolitan Chapter of the American Public Works Association (APWA).
6. Governing Criteria. The following are approved organizations which produce manuals and guides, and the latest edition of each shall be consulted for the purpose of the planning, design, construction, and maintenance of complete streets, including but not limited to: Policy on Geometric Design of Highways and Streets, American Association of State Highway and Transportation Officials (AASHTO); Manual of Uniform Traffic Control Devices (MUTCD), FHWA; Roadside Design Guide and Design of Pavement Structures, AASHTO; Bikeway Design Guide, National Association of City Transportation Officials (NACTO).
7. The rules of the Missouri Highway and Transportation Department if the subdivision of any lot contained therein abuts a State highway or connecting street.
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B. All developments that include new streets shall design said streets to be complete streets addressing all modes (pedestrian, bicycle, automobile, trucks) of travel with appropriate facilities. The design shall include typical “complete street” sections, from right-of-way to right-of-way. If a traffic study is required for a development, the study shall address all modes of transportation. A summary or description of the complete streets elements shall be included in the development review as part of the staff report.

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3. A documented absence of current or future need.”

Section 4: Section 410.450 is hereby amended to add the following:

“C. All developments that include new streets shall design said streets to be complete streets addressing all modes (pedestrian, bicycle, automobile, trucks) of travel with appropriate facilities. The design shall include typical “complete street” sections, from right-of-way to right-of-way. If a traffic study is required for a development, the study shall address all modes of transportation.”

Section 5: Section 410.470.E is hereby amended to read as follows:

“E. Sidewalks are required as outlined in Section 410.530 of the Subdivision Regulations.”

Section 6: Section 410.490.B is hereby amended to read as follows:

“B. Street designs shall conform to the following minimum standards:

Table 1. Street Design Standards				
	Arterial	Collector	Local	Residential Access
Number of Traffic Lanes	2 — 6	2	2	2
Width of Traffic Lanes	11' - 12'	12'	12'	10.5' – 12'
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Section 7: Section 410.490.C is hereby amended to read as follows: “Concrete for use in the construction of Portland concrete pavement shall conform to the requirements of KCMMB 4K mix. Concrete for use in the construction of Portland concrete sidewalks shall conform to the requirements of KCMMB 4K.”

Section 8: Section 410.490.D is hereby amended to read as follows: “Asphalt concrete mixtures shall conform to the following specifications:

1. Asphaltic concrete base – Type 1 base
2. Asphaltic concrete surface:
 - Residential – Type 3
 - Collector – Type 3
 - Arterial – Type 3”

Section 9: Section 410.530.B is hereby amended to read as follows:

“B. Sidewalks shall be concrete, shall conform to the applicable standards contained in these Subdivision Regulations and shall be a minimum of sixty (60) inches wide and a minimum of four (4) inches thick with handicapped access at all intersections. Sidewalks shall normally be separated from the edge of the street by a grassy strip twenty-four (24) inches wide. Sidewalks shall be built in compliance with the ADA requirements in place at the time of construction. All non-paved right-of-way shall be either sodded or seeded.”

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READ FOR THE FIRST TIME BY TITLE ONLY ON THE 1ST DAY OF DECEMBER, 2025,
AND WAS READ FOR A SECOND TIME BY TITLE ONLY ON THE 15TH DAY OF
DECEMBER, 2025, AND PASSED BY THE BOARD OF ALDERMEN THIS 15TH DAY OF
DECEMBER, 2025.

AYES:

NAYS:

AWAY:

ABSENT:

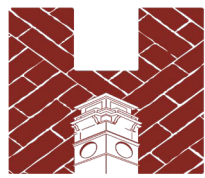
ABSTAIN:

Mike Zaring, Mayor

ATTEST:

Daniel Barnett, City Clerk

APPROVED by the Mayor this 15th day of December, 2025.



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

300 E. Pearl Street, P.O. Box 367 • Tel: 816-380-8900 • Fax: 816-380-8906 • Harrisonville, MO 64701

To: Board of Aldermen

From: Christina Stanton, AICP, Community Development Director

Date: December 1, 2025

Re: Code Amendments to Section 405.565.E.3 – Improvement of Parking Areas; Section 405.570 – Residential Design Standards; and Appendix A – Land Use Table

GENERAL INFORMATION

Requested Actions: Approval of the proposed Code Amendments

PROPOSAL

The following proposed Code Amendments seek to:

- Provide an alternative hard surface for Industrially zoned properties only and only for those areas utilized as storage—not including the entry/exit drive(s) and any required customer/employee parking areas;
 - Create minimum design standards for the construction of one- and two-family residential dwellings; and
 - Allow a “Modular Home” to be utilized in any zoning district that allows a “Single-Family Dwelling”, provided that it is on a permanent foundation.
-

PREVIOUS ACTIONS

- August 16, 1978—The Board of Aldermen approved Ordinance #1194, which established several of our current zoning districts and established much of the language pertaining to the improvement of parking areas.
- May 13, 1991—The Board of Aldermen approved Ordinance #1825, which established most of our current zoning districts and allowed uses.
- November 19, 2009—The Board of Aldermen approved Ordinance #3107, which contained the following changes pertaining to the improvement of parking areas: changed the person able to grant the extension from the City Administrator to the Director of Codes Administration and provided an exception: “Existing properties or businesses with gravel parking lots that have been vacant or closed for ninety (90) days or more may have drive and parking lots of chip seal on a four (4”) inch compacted stone base in lieu of asphalt or concrete and curbs will not be required.”
- November 5, 2018—The Board of Aldermen approved Ordinance #3452, which amended the language regarding “Improvement of Parking Areas” to further refine the allowed exceptions to the “Hard Surface Requirement”.
- November 21, 2022—The Board of Aldermen approved Ordinance #3616, which added several definitions to Chapter 405 and established Appendix A – Land Use Table.
- February 21, 2023—The Board of Aldermen approved Ordinance #3632, which amended Chapter 405 and Appendix A – Land Use Table to allow for “Crematorium—Human or Animal” to be an allowed use with an approved Special Use Permit in either the Light Industrial (M-1) or General Industrial (M-2) District.

- October 16, 2023—The Board of Aldermen approved Ordinance #3669 establishing certain design standards for apartments, commercial, and industrial developments.
- December 4, 2023—The Board of Aldermen approved Ordinance #3677, which added several definitions to Chapter 405 and amended Appendix A – Land Use Table to include any uses which were missing.
- March 4, 2024—The Board of Aldermen approved Ordinance #3685, which corrected several references from “Director of Code Enforcement” and “Codes Enforcement Director” and “Code Enforcement” to “Building Official” or “Director of Community Development” as appropriate.
- August 19, 2024—The Board of Aldermen approved Ordinance #3702, which added several definitions to Chapter 405 and amended Appendix A – Land Use Table to include the newly defined uses.
- October 20, 2025—Staff discussed bringing the proposed Code Amendments pertaining to residential design standards, allowing modulars in the same districts as single-family dwellings, and looking at an alternative “hard surface” for use only within the Industrially zoned properties and only on those portions utilized for storage (not the entry/exit drive(s) or customer/employee parking areas).
- November 20, 2025—The Planning & Zoning Commission voted 7-0 to recommend approval to the Board of Aldermen.

KEY ISSUES

- Staff has received several inquiries for development on industrially zoned properties for storage associated with various industrial use-related items. The “hard surface requirement” has deterred these potential developments.
- Several of our existing industrial users have gravel on their lots, despite the fact that the “hard surface requirement” has been in the City’s Municipal Code since 1978.
- Harrisonville’s current Municipal Code only allows modular homes to be placed on property zoned Estate (E) and Manufactured Home Park (R-1M) Districts.
- Most other communities allow modular homes to be placed in any district that allows single-family, provided the structure is placed on a permanent foundation.

ANALYSIS

The proposed code amendments seek to address concerns pertaining to industrial development and the “hard surface requirement”; create minimum design standards for the construction of one- and two-family residential dwellings; and allow for a “Modular Home” to be utilized in any zoning district that allows a “Single-Family Dwelling”, provided that it is on a permanent foundation.

The proposed change to the “hard surface requirement” is specifically only for industrially zoned properties and only for storage areas. It does not include the required entry/exit drive(s) and the required customer/employee parking areas—those would still be required to utilize the “hard surface requirement” specified in Section 405.565.E.3.a.

The proposed residential design standards is based upon staff’s review of approximately 170 one-family and two-family residential permits that were issued between October 1, 2015 – October 1, 2025 (see attached “1-2 Family Dwellings..” images).

STAFF RECOMMENDATION

Staff recommends approval of the proposed Code Amendments.

ATTACHMENTS

1. Staff Commentary and Mark-ups
2. Ord. 1194 (1978) – Improvement of Parking Areas

3. **Ord. 1825 (1991) - Parking**
4. **1-2 Family Dwellings (Google Streetview and County Images)**
5. **Modular Permitted in 2018**
6. **Design Features**
7. **Land Use Table Amended November 2025**
8. **Ordinance**



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

300 E. Pearl Street, P.O. Box 367 • Harrisonville, MO 64701 • Tel: 816-380-8900 • Fax: 816-380-8906

Existing Municipal Code in black.

Removals in red.

Additions in green.

Highlights = Discussion.

CS commentary in blue.

Staff Commentary

The following code amendments seek to address concerns pertaining to industrial development and the “hard surface requirement”; create minimum design standards for the construction of one- and two-family residential dwellings; and allow for a “Modular Home” to be utilized in any zoning district that allows a “Single-Family Dwelling”, provided that it is on a permanent foundation.

Amend Section 405.565.E. 3. Improvement of Parking Areas, as follows:

a. All parking areas and drives, except as specifically provided for in this Subsection (E)(3)(a), shall be ready for use upon occupying a building and shall be surfaced with a minimum of two (2) inches of hot-mix asphaltic concrete on a minimum four (4) inch compacted stone base or Portland cement concrete paving of equal strength (the “hard surface requirement”). All such drives and off-street areas used by vehicles, except those serving single- and two-family dwellings, shall have curbs. The Building Official may grant an extension by issuing a temporary certificate of occupancy when weather conditions are not satisfactory for placing paving materials. Exceptions to the hard surface requirement are specified in Subsections (E)(3)(a)(1), (2), (3), and (4), below. None of these exceptions herein shall relieve the owner, occupant or developer from the requirements of the Americans with Disabilities Act⁽¹⁾ regulations, including hard surfaced parking areas for those with disabilities.

[Ord. No. 3685, 3-4-2024]

(1) Required Driveway Connection Condition For Any Exception To Apply. Gravel may be used in lieu of the hard surface requirement for the exceptions described in Subsections (E)(3)(a)(2), (3), and (4) of this Subsection(E)(3)(a), providing that any driveway connection from the parking lot to the street is constructed to the standard of the hard surface requirement for at least ten (10) feet in depth from the street for the width of the driveway. Driveways shall also mean drives to parking areas.

(2) Exceptions For Non-Residential Uses. Except as required in Subsection (E)(3)(a)(1), above, existing gravel parking lots with a non-residential use may remain as gravel until a new principal use structure is constructed on the property at which time all parking areas shall meet the hard surface requirement. This exception shall include a property with a previously approved special use permit condition(s), provided the requirements in Subsection(E)(3)(a)(1) are met.

(3) Exceptions For Residential Uses — Single-Family. Except as required in Subsection (E)(3)(a)(1), above, driveways may be gravel for single-family residences that extend more than one hundred (100) feet from the street to the house or accessory structure. This exception shall not apply to zoning districts described in Subsection (E)(3)(a)(4), below.

(4) Exceptions For Residential Uses “R-1B.” and “R-2B.” Except as required in Subsection (E)(3)(a)(1), above, the following exceptions apply to zoning districts for the Single-Family “R-1B” Near Downtown Single-Family Neighborhood District and “R-2B” Near Downtown Two-Family Neighborhood District:

(a) Existing gravel driveways are not required to be improved when a single-family home is removed and replaced with a new single-family home; and



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

300 E. Pearl Street, P.O. Box 367 • Harrisonville, MO 64701 • Tel: 816-380-8900 • Fax: 816-380-8906

(b) Single-family residences may have one (1) gravel parking space in the side or rear yard.

[1] *Editor's Note: See 42 U.S.C.A. § 12101 et seq.*

b. Storage Areas for Industrially Zoned Properties. Storage areas, specifically not including the entry/exit drive(s) and not including any required customer/employee parking areas, may utilize chip and seal for the required hard surface of these storage areas only.

cb. No parking spaces shall be located within three (3) feet of an adjoining lot in a District "E" to "R-4" inclusive. Any lights used to illuminate the parking area shall be so arranged as to direct light away from any adjacent premises in a residential district. In addition, the following regulations shall apply:

(1) In Districts "E" to "R-4" inclusive, no parking shall be permitted in the required front yard or within ten (10) feet of a public street, except that parking of motor passenger cars shall be permitted in customary driveways of single- and two-family dwellings.

(2) In District "C-O," no parking area in a front yard shall extend closer than ten (10) feet to the right-of-way and no parking area in a side yard of a corner lot shall extend closer than four (4) feet to a street. In Districts "C-1" to "M-2," no parking area shall extend closer than four (4) feet to a right-of-way measured to the back of the curb of the parking area.

(3) All parking lots and drives leading thereto, except those serving single-family and two-family dwelling, shall have curbs and drainage facilities approved by the City Administrator. Where greater setback requirements do not prevail, the back of the curb of a paved parking area shall not be closer than four (4) feet to a property line, except that in a planned zoning district, the Planning and Zoning Commission and the Board of Aldermen may permit a lesser setback where similar development on an adjoining lot will produce a satisfactory relationship.

(4) The floor area designed and used exclusively for grain storage shall not be included in the parking calculation. Such parking spaces shall be on the premises or on other property within two hundred (200) feet of an employee entrance to the building being served. Each establishment shall also provide adequate loading space within a building or on the premises in such a way that all storage, standing and maneuvering of trucks and other service vehicles shall be off the public right-of-way.

(5) A portion of the parking area required by this Chapter may remain unimproved until such time as the Board of Aldermen deems it must be improved to adequately serve current parking demand. A permit for construction of such delayed improvement may be issued only after the Planning and Zoning Commission and the Board of Aldermen are satisfied that the initial occupancy of the premises will be adequately served by the lesser number of spaces and only after approval by both bodies of a final development plan indicating clearly the location, pattern and circulation to and from the initial and the delayed parking spaces. The land area so delineated for future parking shall be brought to finished grade, be landscaped and shall not be used for building, storage, loading or other purposes.

(6) **Screening And Landscaping.** All open automobile parking areas containing more than four (4) parking spaces shall be effectively screened on each side adjoining or fronting on any residential or institutional property by a wall or fence not less than five (5) feet high or more than six (6) feet high or a densely planted compact hedge not less than five (5) feet in height.

Section 405.570 Residential Design Standards.

A. Applicability. The provisions of this Section shall apply to the construction and exterior design of all new single-family and two-family dwellings for which building permits are issued on or after December 15, 2025.

B. Purpose. The purposes of this Section are to:



THE CITY OF HARRISONVILLE

WHERE TRADITION MEETS INNOVATION

300 E. Pearl Street, P.O. Box 367 • Harrisonville, MO 64701 • Tel: 816-380-8900 • Fax: 816-380-8906

1. Encourage the protection of property values and the preservation of the character of established neighborhoods; and
 2. Promote building exteriors that contribute to the aesthetic quality and visual interest of the community.
- C. Building Materials and Façade Design.
1. Exterior Materials.
 - a. It is strongly encouraged that the primary façade of each dwelling incorporate a combination of at least two distinct exterior materials. Among these, the use of masonry, stone, or other durable, high-quality materials is particularly recommended; provided, however, that the use of masonry or multiple materials shall not be mandatory.
 - b. Builders are encouraged to incorporate additional architectural elements to enhance visual interest, particularly where a single exterior material is employed on the primary façade. Such elements may include, but are not limited to:
 - 1) Porches;
 - 2) Dormers;
 - 3) Shutters; or
 - 4) Roof projections or rakes.
 2. Façade Articulation and Differentiation.
 - a. It is encouraged that each primary façade include modulation in wall plane and/or variation in material type, texture, or color to provide distinction between individual units and to contribute to the overall visual character of the neighborhood.
 - b. The inclusion of such features shall be discretionary and is intended to promote architectural diversity and neighborhood visual interest.
- D. Design Flexibility. The standards set forth in this Section are intended to provide guidance for achieving visual quality and compatibility with existing neighborhoods. Nothing contained herein shall be construed as mandating any particular architectural style, exterior material, or design feature. Builders are encouraged to exercise professional judgment when developing designs consistent with the objectives of this Section.

C. DIMENSIONS OF PARKING AND OTHER PAVED AREAS. Parking stall dimensions shall be not less than nine by twenty feet plus the necessary space for maneuvering into and out of the space. For parking lots the minimum cross dimensions shall be as follows:

90° pattern	Single loaded aisle-42 ft.	Wheel stop to opposite curb
90° pattern	Double loaded aisle-60 ft.	Wheel stop to wheel stop
60° pattern	Single loaded aisle-40 ft.	Wheel stop to opposite curb
60° pattern	Double loaded aisle-56 ft.	Wheel stop to wheel stop
45° pattern	Single loaded aisle-34 ft.	Wheel stop to opposite curb
45° pattern	Double loaded aisle-47 ft.	Wheel stop to wheel stop
Parallel spaces	9 x 23 feet each space	

Drives to parking areas, service areas, loading docks and other on site facilities served by or serving motor vehicles shall not exceed thirty-five feet in width measured at a point where drive curbs are generally parallel. Head-in parking, where vehicles use a part of a public street right of way for entering or backing from a parking space, or where any part of the parked vehicle occupies street right of way shall not be permitted.

D. IMPROVEMENT OF PARKING AREAS. All parking areas and drives, shall be ready for use upon occupying a building and shall be surfaced with a minimum of two inches of hot-mix asphaltic concrete on a minimum four inch compacted stone base, or Portland cement concrete paving of equal strength. All such drives and off-street areas used by vehicles, except those serving single and two family dwellings, shall have curbs. The City Engineer may grant an extension by issuing a temporary certificate of occupancy when weather conditions are not satisfactory for placing paving materials.

No parking spaces shall be located within six feet of an adjoining lot in a District R-1A to R-5 inclusive. Any lights used to illuminate the parking

area shall be so arranged as to direct light away from any adjacent premises in a residential district. In addition the following regulations shall apply:

1. In Districts R-1A to R-5 inclusive, no parking shall be permitted in the required front yard or within ten feet of a public street, except that parking of motor passenger cars shall be permitted in customary driveways of single and two family dwellings.
2. In District C-O no parking area in a front yard shall extend closer than ten feet to the street and no parking area in a side yard of a corner lot shall extend closer than four feet to a street. In Districts C-1 to M-2 no parking area shall extend closer than four feet to a street, measured to the back of the curb of the parking area.
3. All parking lots and drives leading thereto, except those serving single family and two family dwelling, shall have curbs and drainage facilities approved by the City Engineer. Where greater setback requirements do not prevail, the back of the curb of a paved parking area shall not be closer than four feet to a property line, except that in a planned zoning district, the Planning Commission and Council may permit a lesser setback where similar development on an adjoining lot will produce a satisfactory relationship;
4. A portion of the parking area required by this ordinance may remain unimproved until such time as the City Council deems it must be improved to adequately serve current parking demand. A permit for construction of such delayed improvement may be issued only after the Planning Commission and Council are satisfied that the initial occupancy of the premises will be adequately served by the lesser member of spaces

and only after approval by both bodies of a final development plan indicating clearly the location, pattern and circulation to and from the initial and the delayed parking spaces. The land area so delineated for future parking shall be brought to finished grade, be landscaped, and shall not be used for building, storage, loading or other purposes.

6. Screening and Landscaping. All open automobile parking areas containing more than four parking spaces shall be effectively screened on each side adjoining or fronting on any residential or institutional property by a wall of fence not less than five feet high or more than six feet high, or a densely-planted compact hedge not less than five feet in height.

SECTION 26. SIGNS

- A. All signs, as hereinafter defined, shall be regulated as to location, type, size and number in all zoning districts in the City of Harrisonville. In addition to the standards and regulations contained herein, signs shall also be subject to building and other codes of the City of Harrisonville.

- B. DEFINITIONS. Words and terms used in this section are defined as follows for purposes of applying the regulations of this section:

1. Sign - Any words, numerals, figures, devices, designs or trademarks by which information is made known to the public outside a building and including but not limited to the following

Detached Sign - Any sign located on the ground or on a structure located on the ground and not attached to a building.

Indirectly Illuminated Sign - Any sign which is partially or completely illuminated at any time by a constant, non-moving, light source which

parking requirement by the Planning and Zoning Commission.

EX. Dimensions of Parking and Other Paved Areas. Parking stall dimensions shall be not less than nine by twenty feet plus the necessary space for maneuvering into and out of the space. For parking lots the minimum cross dimensions shall be as follows:

90° pattern Single loaded aisle - 42 ft.

Wheel stop to opposite curb

90° pattern Double loaded aisle - 60 ft.

Wheel stop to wheel stop

90° pattern Single loaded aisle - 40 ft.

Wheel stop to opposite curb

90° pattern Double loaded aisle - 56 ft.

Wheel stop to wheel stop

90° pattern Single loaded aisle - 34 ft.

Wheel stop to opposite curb

90° pattern Double loaded aisle - 47 ft.

Wheel stop to wheel stop

Parallel spaces 9 x 23 feet each space

Drives to parking areas, service areas, loading docks and other on site facilities served by or serving motor vehicles shall not exceed thirty-five feet in width measured at a point where drive curbs are generally parallel. Head-in parking, where vehicles use a part of a public street right of way for entering or backing from

a parking space, or where any part of the parked vehicle occupies street right of way shall not be permitted.

EY. Improvement of Parking Areas. All parking areas and drives, shall be ready for use upon occupying a building and shall be surfaced with a minimum of two inches of hot-mix asphaltic concrete on a minimum four inch compacted stone base, or Portland cement concrete paving of equal strength. All such drives and off-street areas used by vehicles, except those serving single and two family dwellings, shall have curbs. The City Administrator may grant an extension by issuing a temporary certificate of occupancy when weather conditions are not satisfactory for placing paving materials.

No parking spaces shall be located within six feet of an adjoining lot in a District E to R-4 inclusive. Any lights used to illuminate the parking area shall be so arranged as to direct light away from any adjacent premises in a residential district. In addition the following regulations shall apply:

1. In Districts E to R-4 inclusive, no parking shall be permitted in the required front yard or within ten feet of a public street, except that parking of motor passenger cars shall be permitted in customary driveways of single and two family dwellings.
2. In District C-O no parking area in a front yard shall extend closer than ten feet to the right of

way and no parking area in a side yard of a corner lot shall extend closer than four feet to a street. In Districts C-1 to M-2 no parking area shall extend closer than four feet to a Right of Way measured to the back of the curb of the parking area.

3. All parking lots and drives leading thereto, except those serving single family and two family dwelling, shall have curbs and drainage facilities approved by the City Administrator. Where a greater setback requirements do not prevail, the back of the curb of a paved parking area shall not be closer than four feet to a property line, except that in a planned zoning district, the Planning and Zoning Commission and the Board of Aldermen may permit a lesser setback where similar development on an adjoining lot will produce a satisfactory relationship.
4. A portion of the parking area required by this ordinance may remain unimproved until such time as the Board of Aldermen deems it must be improved to adequately serve current parking demand. A permit for construction of such delayed improvement may be issued only after the Planning and Zoning Commission and the Board of Aldermen are satisfied that the initial occupancy of the premises will be adequately served by the lesser number of spaces and only after

approval by both bodies of a final development plan indicating clearly the location, pattern and circulation to and from the initial and the delayed parking spaces. The land area so delineated for future parking shall be brought to finished grade, be landscaped, and shall not be used for building, storage, loading or other purposes.

5. Screening and Landscaping. All open automobile parking areas containing more than four parking spaces shall be effectively screened on each side adjoining or fronting on any residential or institutional property by a wall or fence not less than five feet high or more than six feet high, or a densely-planted compact hedge not less than five feet in height.

SECTION 25. SIGNS

EZ. All signs, as hereinafter defined, shall be regulated as to location, type, size and number in all zoning districts in the City of Harrisonville. In addition to the standards and regulations contained herein, signs shall also be subject to building and other codes of the City of Harrisonville.

FA. Definitions. Words and terms used in this section are defined as follows for purposes of applying the regulations of this section:

1410 Norfolk Dr.:



1001 Green St.:



3106 Krissy Bend:



2420 Dry Creek Dr.:



3209 Steel Wheel Dr.:



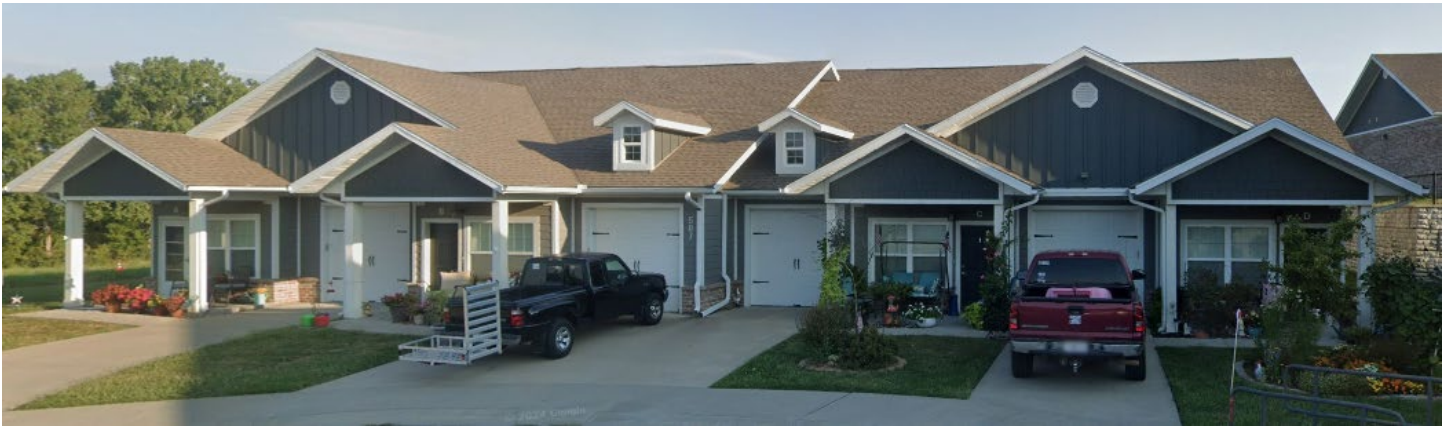
503 Timber Dr.:



505 Timber Dr.:



507 Timber Dr.:



509 Timber Dr.:



511 Timber Dr.:



513 Timber Dr.:



515 Timber Dr.:



517 Timber Dr.:



519 Timber Dr.:



521 Timber Dr.:



523 Timber Dr.:



525 Timber Dr.:



700 Fairlane:



306 E. Forest St.:



1316 Norfolk Dr.:



407 E. South St.:



3001 Canyon Way:



3102 Krissy Bend:



509 Village Ln.:



516 Hamlet Dr.:



2202 Burris Dr.:



2302 Burris Dr.:



1322 Norfolk Dr.:



2901 Abbey Ln.:



207 W. Mechanic St.:



1318 Norfolk Dr.:



2213 Burris Dr.:



2301 Burris Dr.:



310 N. Clearwater Dr.:



2515 East Outer Rd.:



1710 Blueberry Dr.:



2908 Canyon Dr.:



1406 Norfolk Dr.:



902 S. Butler Dr.:



2210 Burris Dr.:



1102 E. South St.:



901 W. Mechanic St.:



3009 Canyon Dr.:



301 Missouri Ave.:



3015 Canyon Way:



503 Cottage Ln.:



2419 Dry Creek Dr.:



500 Fieldcrest Dr.:



109 Trinity Cir.:



302 N. King Ave.:



508 Cottage Ln.:



2903 Abbey Ln.:



905 Green St.:



2301 Dry Creek Dr.:



604 E. Forest St.:



2909 Canyon Way:



2501 Jones Ranch Pkwy.:



2416 Dry Creek Dr.:



402 Sycamore St.:



2502 Twin Oaks Dr.:



3111 Krissy Bend:



3011 Canyon Way:



2405 Dry Creek Dr.:



2305 Burris Dr.:



3200 Steel Wheel Dr.:



2305 Dry Creek Dr.:



2611 Meadowlark Dr.:



2902 Canyon Way:



3005 Canyon Way:



2110 Burris Dr.:



2510 Burris Dr.:



3109 Junction Dr.:



3106 Katy Trail Dr.:



1427 Norfolk Dr.:



2309 Burris Dr.:



2310 Burris Dr.:



2513 Burris Dr.:



1415 Norfolk Dr.:



2111 Burris Dr.:



2205 Burris Dr.:



2209 Burris Dr.:



3206 Steel Wheel Dr.:



1430 Norfolk Dr.:



2314 Burris Dr.:



2313 Burris Dr.:



1423 Norfolk Dr.:



2407 Dry Creek Dr.:



200 E. Chestnut St.:



401 N. Lexington St.:



1319 Norfolk Dr.:



2501 Burris Dr.:



628 & 630 Morningview Dr.:



1916 Eagle Dr.:



1920 Eagle Dr.:



1912 Eagle Dr.:



1804 Eagle Dr.:



2005 Eagle Dr.:



1917 Eagle Dr.:



2004 Eagle Dr.:



2401 Burris Dr.:



1900 Eagle Dr.:



1904 Eagle Dr.:



1808 Eagle Dr.:



1908 Eagle Dr.:



2204 Pemberton Dr.:



2208 Pemberton Dr.:



2220 Pemberton Dr.:



517 Village Ln.:



3102 Katy Trail Dr.:



3109 Whistle Rd.:



2500 Burris Dr.:



2404 Burris Dr.:



1434 Norfolk Dr.:



202 E. Chestnut St.:



303 N. Lexington St.:



2405 Burris Dr.:



3201 Whistle Rd.:



307 N. Lexington St.:



1909 Eagle Dr.:



1905 Eagle Dr.:



1913 Eagle Dr.:



2912 Canyon Dr.:



632 & 634 Morningview Dr.:



1904 Hawk View:



1908 Hawk View:



1912 Hawk View:



3211 Steel Wheel Dr.:



301 E. Washington St.:



1411 Norfolk Dr.:



1407 Norfolk Dr.:



1403 Norfolk Dr.:



1323 Norfolk Dr.:



3104 Krissy Bend:



3201 Steel Cir.:



1203 Beth Blvd.:



2111 Richmond Dr.:



2609 S. East Outer Rd.:



3110 Krissy Bend:



1605 Marvin Ct.:



1601 Marvin Ct.:



1600 Marvin Ct.:



2201 Richmond Dr.:



2404 Jones Ranch Pkwy.:



2408 Jones Ranch Pkwy.:



1604 Marvin Ct.:



3002 Canyon Dr.:



1501 Hunter Dr.:



2400 Burris Dr.:



509 Hamlet Dr.:



1500 Hunter Dr.:



2407 Jones Ranch Pkwy.:



1603 Marvin Ct.:



3013 Canyon Way:



2914 Canyon Dr.:



3200 Junction Dr.:



1602 Marvin Ct.:



1707 S. Edgevale Dr.:



2905 Canyon Way:



3115 Krissy Bend:



1203 Oakvale Dr.:



2202 Richmond Dr.:



1207 Lady's Ln.:



106 E. Walker Dr.:



2203 Richmond Dr.:



1209 Lady's Ln.:



525 Village Ln.:



2205 Richmond Dr.:



2207 Richmond Dr.:



1208 Lady's Ln.:



1206 Lady's Ln.:



3212 Steel Wheel Dr.:



401 W. North St.:



1905 Hawk View:

1900 Hawk View:

1901 Eagle Dr.:

2001 Eagle Dr.:

1901 Hawk View:

1921 Eagle Dr.:

2212 Pemberton Dr.:

705 N. Lake Ave.:

503 N. Lexington St.:

2224 Pemberton Dr.:

2216 Pemberton Dr.:

400 W. North St.:

901 Butler Ter.:

Modular permitted in 2018, on property zoned Single-Family Residential (R-1) District:

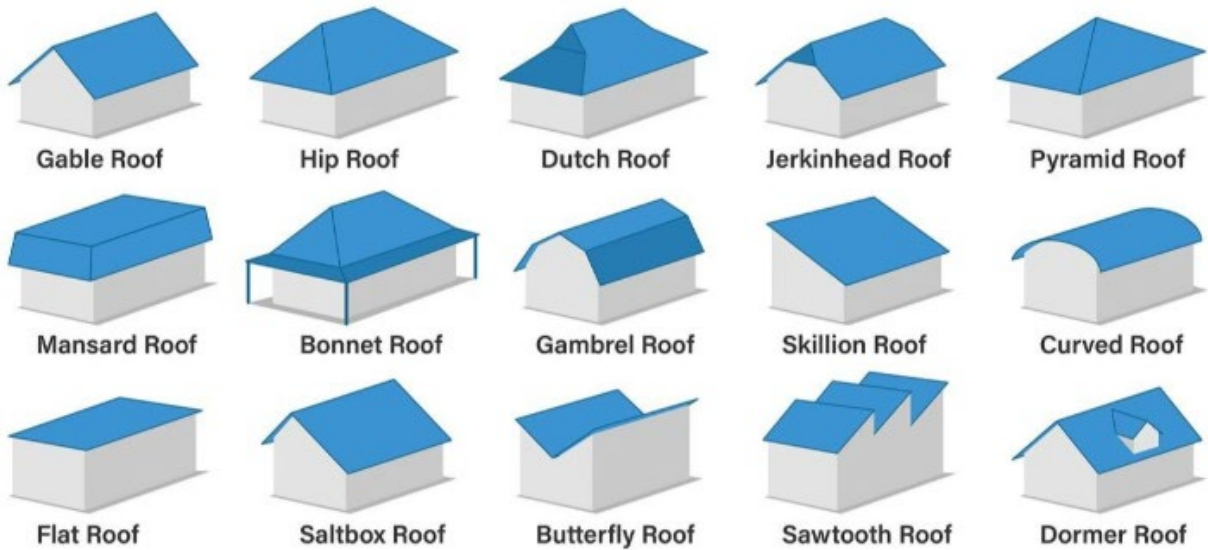


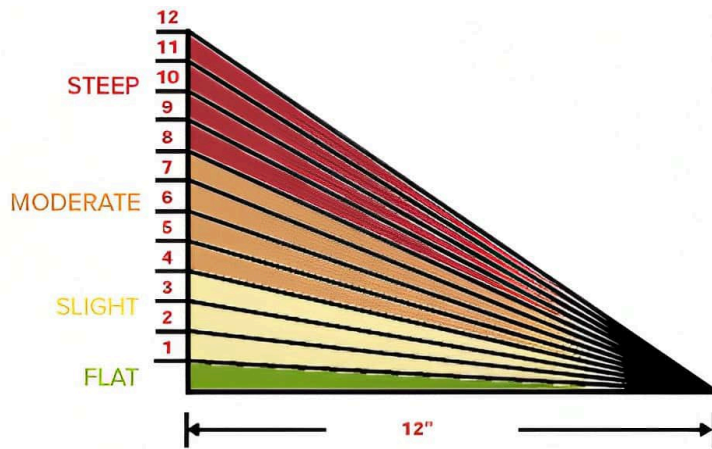
Eaves:



Roofs:

Different Types of Roofs





Exterior (Finishing) Building Materials:

Masonry (Adobe, Stucco, EIFS, Brick, Brick Veneer, Stone, Rock, Concrete Block), Vinyl Siding, Fiber Cement Siding, Wood or Wood Products

Land Use Table (amended November, 2025)

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Agriculture																
Abattoir																
Agriculture	P															
Apiary	P	P														
Aviary	P															
Campground	S															
Dairy Farming	P															
Farming	P															
Fish Hatcheries, Apiaries, Aviaries	P															
Forests, Wildlife and Conservation Preserves	P															
Fur Farming	P															
Livestock and Poultry Raising	P															
Marijuana Cultivation Facility	P														P	P
Mushroom Barns and Caves	P															
Truck Garden	P															
Riding Stables and Tracks	P															
Sale or Marketing of Products Raised on Premises	P															
Residential																
Accessory Dwelling Unit	P	P	P	P												
Cluster or Cottage Housing			P	P		P	P	P	P				P			
Dwelling, Apartment Complex									P				P	P		
Dwelling, Garden Apartments								P		P						
Dwelling, Loft												P	P	P		
Dwelling, Multi-Family									P				P	P		
Dwelling, Patio Home								P		P						
Dwelling, Single-Family	P	P	P	P		P	P	P	P	P			P			
Dwelling, Town Home								P		P						
Dwelling, Two-Family or Duplex						P	P	P	P	P			P			
Dwelling, Zero Lot Line Home								P		P						
Manufactured Home					P											
Mobile Home					P											
Modular Home (w/permanent foundation)	P	P	P	P	P	P	P	P	P	P			P			
Institutional																
Cemeteries	S									S	S	S	S	S	S	S
Charity and Welfare													P	P		

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Church, Synagogue, Place of Worship	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
Community Building (Publicly Owned and Operated)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P
Correctional Facility	S									S	S	S	S	S	S	S
Cultural Exhibits and Services				S*			S*					P	P	P		
Fairgrounds	S	S								S	S	S	S	S	S	S
Fire Station	P	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Library, Public	P			S*			S*			P	P	P	P	P		
Museums, Public	P			S*						P	P	P	P	P		
Parks and Playgrounds (Publicly Owned)	P	P	P	P	P	P	P	P		P	P					
Penal Institution	P															
Philanthropic or Eleemosynary Institution	P															
Picnic Grove	P															
Police	P															
Post Office										P	P	P	P	P		
Public Administration Building	P															
Schools, Public or Private	P	P	P	P		P	P	P		P	P	P	P	P		
Schools, Trade														P		
Sewage Treatment Facilities	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Substation, Electric Utility	P	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Swimming Pool, Commercial														P		
Swimming Pool, Public			P	P		P	P	P		P	P					
Towers, Microwave Transmitting and/or Receiving	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Towers and Stations, Radio or TV	S									S	S	S	S	S	S	S
Utility Facility, Public or Private	P	S	S	S	P	S	S	S	S	S	P	P	P	P	P	P
Water Tower or Storage Facility	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Water Treatment Facility	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Commercial																
Adult Arcade														S		
Adult Business Establishment																S
Adult Entertainment Facility														S		
Adult Media Outlet																S
Animal Hospital, Small	S									S	P	S	S	S	S	S

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Antiques											P	P	P	P		
Appliance Repairs, Small											P	P	P	P		
Art Gallery										P	P	P	P	P		
Art Studio				p*			p*									
Artist and Hobby Supplies											P	P	P	P		
Assembly and Meeting Halls														P		
Assisted Living Facility								P	P					P		
Athletic and Baseball Fields, Commercial	S									S	S	S	S	S	S	S
Athletic and Baseball Fields, Non-Commercial	P	P	P	P	P	P	P	P	P							
Automobile Repair and Washing														P		
Automobile Salvage or Wrecking Yard or Tow Lot															S	S
Automobile Service Station														P		
Automobile Supplies													P	P		
Automotive Equipment, Trucks, Trailers, Boats, Camping Accessories, Tools, Farm Machinery and Supplies, Building Supplies and Lawn Accessories (Sale at Retail or Wholesale or Rental of)														P		
Bar											P	P	P	P		
Barber or Beauty Shop				p*			p*			P	P	P	P	P		
Bathhouse														S		
Bed and Breakfast	S	S	S	S*			S*									
Bicycle Sales											P	P	P	P		
Body Shop															P	P
Brew Pub											P	P	P	P	P	
Brewery															P	P
Brewery, Micro											P	P	P	P	P	
Bridal Shop				S*			S*					P	P	P		
Cleaning of Commodity (not Junk or Salvage)															P	P
Cleaning, Pressing and Dyeing Plants (Including Laundries)																P
Clinic										P	P	P	P	P		
Club												P	P	P		
Coffee Shop				S*			S*			P	P	P	P	P		
Contractor's Supplies and Equipment, Sales and Service																P

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Convenience Store, w/o Pumps												P	P	P		
Custom Maintenance													P	P		
Crematorium--Human or Animal															S	S
Day Care Center										P	P			P		
Day Care Home (10+ Children)	S	S								P	P			P		
Delivery Services													P	P		
Drive-in Theater	S									S	S	S	S	P		
Driving Range	S									P	P			P		
Drug Store											P	P	P	P		
Dry Cleaning											P	P	P	P		
Entertainment Facility, Public or Private													P	P		
Equipment Repair, Small													P	P		
Escort Agency														S		
Establishments which serve or sell alcoholic beverages											P	P	P	P		
Event Venue												S	S	S		
Exposition Center/Building(s)	S									S	S	S	S	S	S	S
Exterminating and Disinfecting Services														P		
Farm Supplies and Equipment, Sales and Service																P
Financial Institution				P*							P	P	P	P		
Flower Shop				S*			S*				P	P	P	P		
Funeral Home	S	S	S							S	S	S	S	S	S	
Furniture and Appliances, Retail											P	P	P	P		
General Repair and Fix-It Shop														P		
Gift Shop				S*			S*				P	P	P	P		
Golf Courses and Clubhouses (Private)	P		P	P		P	P	P		P	P					
Greenhouse, Nursery (Commercial)	P									S	S	S	S	P	S	S
Group Boarding Home	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Handcrafting													P	P		
Hardware and Paint, Retail											P	P	P	P		
Hospital	P	S	S	S	S	S	S	S	S	P	P	S	S	S	S	S
Hotel												P	P	P		
Hydroponic Farm, Commercial	S									S	S	S	S	S	S	S
Interior Decorating				P*			P*				P	P	P	P		
Intermediate Care Facility								P	P					P		

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Investigative and Protective Services												P	P	P		
Janitorial Services														P		

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Jewelry Store				S*			S*				P	P	P	P		
Kennel, Commercial	P													P	S	S
Laundry											P	P	P	P		
Marijuana Dispensary Facility										P	P			P		
Marijuana Testing Facility										P	P			P	P	P
Massage Establishment		S	S	S										P		
Medical or Dental Offices or Labs				p*			p*			P	P	P	P	P		
Medical Supplies											P	P	P	P		
Miniature Golf														P		
Mortuary	S	S	S							P	P	S	S	S	S	
Motel												P	P	P		
Motorcycle Sales													P	P		
Movie Rentals											P	P	P	P		
Music Supplies											P	P	P	P		
Novelties											P	P	P	P		
Nursing Home	P	S	S													
Office, Real Estate				S*			S*			P	P	P	P	P		
Offices, Administrative or Professional				p*			p*			P	P	P	P	P		
Offices, General											P	P	P	P		
Optical Shop											P	P	P	P		
Outpatient Facility, Alcohol or Drug Abuse											P	S	P	P		
Pawnshop/Small Loan Establishment														S		
Performing Arts Theatre											P	P	P	P		
Pet Grooming (with all animals kept indoors)														P		
Petroleum Products (not dispensing or bulk plants)													P	P		
Photography Service				p*			p*				P	P	P	P		
Photographic Equipment											P	P	P	P		
Recreational Facility, Non-Commercial					P								P	P		
Recreational Facility, Commercial	S									S	S	S	S	S	S	S
Recreational Park, Commercial													P	P		
Residential Care Facility	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Residential Facility, Alcohol or Drug Abuse											S	S	S	S		
Restaurant											P	P	P	P		
Retail Store											P	P	P	P		

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Sanitarium	P															
Seamstress and Tailoring				P*			P*				P	P	P	P		
Shoe Repairs											P	P	P	P		
Short-Term Rental	P	P	P	P		P	P					P	P			
Special Care Facilities	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S
Sports-Related Activity or Facility, Commercial	S									S	S	S	S	S	S	S
Tattoo, Piercing and Branding Establishments												S		S		
Tobacco Products, Retail											P	P	P	P		
Toys and Sporting Goods, Retail											P	P	P	P		
Trailer Camp/RV Park	S													S		
Veterinarian	P									S	S	S	S	S	S	S
Industrial																
Airport and/or Landing Fields, Public/Private	S														S	S
Asphalt and/or Concrete Batch Plant	S														S	S
Assembling															P	P
Bakery														P		
Bottling														P		
Building Materials Stores and Yards																P
Bus Barns or Lots																P
Cold Storage Plant																P
Composting, Fertilizer Manufacture (Commercial)																
Contractor's Shop and/or Yard (including construction equipment and/or materials storage areas)	S													S	S	S
Creosote Manufacture or Treatment																
Disassembling															P	P
Distillation of Bones, Fat Rendering, Glue Manufacture																
Dumping, Reduction or Incineration of Garbage, Offal or Refuse																
Fabrication															P	P
Farm Implement Repair Service	S													P	S	S
Film Production												P	P	P	P	P
Freight Terminal															P	P

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Frozen Foods (Including Lockers)														P		
Machine and Welding Shop																P
Manufacture or Assembly of products to be sold at retail on the premises												P	P	P	P	
Manufacturing															P	P
Marijuana-Infused Products Manufacturing Facility															P	P
Mini-Warehouse Facility														S	S	
Oil and/or Gas Drilling and Production	S														S	S
Packaging														S	P	P
Petroleum Storage																P
Plumbing and Sheet Metal Shop																P
Printing and Publishing											P	P	P	P		
Processing														S	P	P
Quarrying, Mining or Removal and Processing of Sand, Gravel or Stone	S														S	S
Radio or TV Studio (w/o Broadcasting Towers)										P	P	P	P	P		
Railroad Rights-of-Way (Excluding Railroad Yards)	P	P	P	P		P	P	P		P	P					
Refining of Petroleum or Coal Oil																
Repairing															P	P
Research Service and Laboratory														P	P	P
Retail Sales of Concrete from Small Batch Plant														S		
Salt Works, Stockyards or Slaughter of Animals or Fowl																
Salvage and Scrap Metals (Handling, Storage, or Processing)	S														S	S
Sanitary Landfills	S														S	S
Servicing or Testing of Commodities (except Junk or Salvage)															P	P
Storage															P	P
Storage of Boat, Recreational Vehicle, and/or Any Other Vehicle	S									S	S	S	S	S	S	S
Storage, Curing or Tanning of Raw Hides or Skins																

Land Use/Zoning District	A	E	R-1	R-1B	R-1M	R-2	R-2B	R-3	R-4	C-0	C-1	CBD-1	CBD-2	C-2	M-1	M-2
Truck and Bus Storage and Service																P
Warehousing														S	P	P
Wholesaling													P	P	P	P

P*=Permitted Use on Mechanic or Independence Street.

S*=Permitted with an Approved Special Use Permit on Mechanic or Independence Street.

Council Bill No. _____

Ordinance No. _____

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI AMENDING SECTIONS 405.565.E AND 405.570, UNDER CHAPTER 405—ZONING REGULATIONS, IN TITLE IV—LAND USE REGULATIONS OF THE HARRISONVILLE MUNICIPAL CODE AND ESTABLISHING AN EFFECTIVE DATE.

WHEREAS, the City of Harrisonville desires to amend Sections 405.565.E and 405.570, under Chapter 405—Zoning Regulations, in Title IV—Land Use Regulations of the City’s municipal code; and

WHEREAS, a legal notice announcing a public hearing to be held on the proposed Code Amendments before the Planning & Zoning Commission on November 20, 2025, and the Board of Aldermen on December 1, 2025, was published in the October 20, 2025, edition of the *Tribune and Times* newspaper; and

WHEREAS, after due public notice in the manner prescribed by law, the Planning & Zoning Commission held a public hearing on November 20, 2025, to review and make a recommendation. The Planning & Zoning Commission voted 7-0 to recommend approval to the Board of Aldermen; and

WHEREAS, after due public notice in the manner prescribed by law, the Board of Aldermen held a public hearing on December 1, 2025, and rendered a decision to approve as the Board believes that it is in the best interest for the citizens of Harrisonville.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF HARRISONVILLE, MISSOURI, AS FOLLOWS:

Section 1: Section 405.565.E is hereby amended to read as follows:
“a. All parking areas and drives, except as specifically provided for in this Subsection (E)(3)(a), shall be ready for use upon occupying a building and shall be surfaced with a minimum of two (2) inches of hot-mix asphaltic concrete on a minimum four (4) inch compacted stone base or Portland cement concrete paving of equal strength (the "hard surface requirement"). All such drives and off-street areas used by vehicles, except those serving single- and two-family dwellings, shall have curbs. The Building Official may grant an extension by issuing a temporary certificate of occupancy when weather conditions are not satisfactory for placing paving materials. Exceptions to the hard surface requirement are specified in Subsections (E)(3)(a)(1), (2), (3), and (4), below. None of these exceptions herein shall relieve the owner, occupant or developer from the requirements of the Americans with Disabilities Act^[1] regulations, including hard surfaced parking areas for those with disabilities.
[Ord. No. 3685, 3-4-2024]

(1) Required Driveway Connection Condition For Any Exception To Apply. Gravel may be used in lieu of the hard surface requirement for the exceptions described in

Subsections (E)(3)(a)(2), (3), and (4) of this Subsection(E)(3)(a), providing that any driveway connection from the parking lot to the street is constructed to the standard of the hard surface requirement for at least ten (10) feet in depth from the street for the width of the driveway. Driveways shall also mean drives to parking areas.

(2) Exceptions For Non-Residential Uses. Except as required in Subsection (E)(3)(a)(1), above, existing gravel parking lots with a non-residential use may remain as gravel until a new principal use structure is constructed on the property at which time all parking areas shall meet the hard surface requirement. This exception shall include a property with a previously approved special use permit condition(s), provided the requirements in Subsection(E)(3)(a)(1) are met.

(3) Exceptions For Residential Uses — Single-Family. Except as required in Subsection (E)(3)(a)(1), above, driveways may be gravel for single-family residences that extend more than one hundred (100) feet from the street to the house or accessory structure. This exception shall not apply to zoning districts described in Subsection (E)(3)(a)(4), below.

(4) Exceptions For Residential Uses "R-1B." and "R-2B." Except as required in Subsection (E)(3)(a)(1), above, the following exceptions apply to zoning districts for the Single-Family "R-1B" Near Downtown Single-Family Neighborhood District and "R-2B" Near Downtown Two-Family Neighborhood District:

(a) Existing gravel driveways are not required to be improved when a single-family home is removed and replaced with a new single-family home; and

(b) Single-family residences may have one (1) gravel parking space in the side or rear yard.

[1] *Editor's Note: See 42 U.S.C.A. § 12101 et seq.*

b. Storage Areas for Industrially Zoned Properties. Storage areas, specifically not including the entry/exit drive(s) and not including any required customer/employee parking areas, may utilize chip and seal for the required hard surface of these storage areas only.

c. No parking spaces shall be located within three (3) feet of an adjoining lot in a District "E" to "R-4" inclusive. Any lights used to illuminate the parking area shall be so arranged as to direct light away from any adjacent premises in a residential district. In addition, the following regulations shall apply:

(1) In Districts "E" to "R-4" inclusive, no parking shall be permitted in the required front yard or within ten (10) feet of a public street, except that parking of motor passenger cars shall be permitted in customary driveways of single- and two-family dwellings.

(2) In District "C-O," no parking area in a front yard shall extend closer than ten (10) feet to the right-of-way and no parking area in a side yard of a corner lot shall extend closer than four (4) feet to a street. In Districts "C-1" to "M-2," no parking area shall extend closer than four (4) feet to a right-of-way measured to the back of the curb of the parking area.

(3) All parking lots and drives leading thereto, except those serving single-family and two-family dwelling, shall have curbs and drainage facilities approved by the City Administrator. Where greater setback requirements do not prevail, the back of the curb of a paved parking area shall not be closer than four (4) feet to a property line, except that in a planned zoning district, the Planning and Zoning Commission and the Board of Aldermen may permit a lesser setback where similar development on an adjoining lot will produce a satisfactory relationship.

(4) The floor area designed and used exclusively for grain storage shall not be included in the parking calculation. Such parking spaces shall be on the premises or on other property within two hundred (200) feet of an employee entrance to the building being served. Each establishment shall also provide adequate loading space within a building or on the premises in such a way that all storage, standing and maneuvering of trucks and other service vehicles shall be off the public right-of-way.

(5) A portion of the parking area required by this Chapter may remain unimproved until such time as the Board of Aldermen deems it must be improved to adequately serve current parking demand. A permit for construction of such delayed improvement may be issued only after the Planning and Zoning Commission and the Board of Aldermen are satisfied that the initial occupancy of the premises will be adequately served by the lesser number of spaces and only after approval by both bodies of a final development plan indicating clearly the location, pattern and circulation to and from the initial and the delayed parking spaces. The land area so delineated for future parking shall be brought to finished grade, be landscaped and shall not be used for building, storage, loading or other purposes.

(6) Screening And Landscaping. All open automobile parking areas containing more than four (4) parking spaces shall be effectively screened on each side adjoining or fronting on any residential or institutional property by a wall or fence not less than five (5) feet high or more than six (6) feet high or a densely planted compact hedge not less than five (5) feet in height."

Section 2: Section 405.570 is hereby amended to read as follows:

"Section 405.570 Residential Design Standards.

- A. Applicability. The provisions of this Section shall apply to the construction and exterior design of all new single-family and two-family dwellings for which building permits are issued on or after December 15, 2025.
- B. Purpose. The purposes of this Section are to:
 - 1. Encourage the protection of property values and the preservation of the character of established neighborhoods; and
 - 2. Promote building exteriors that contribute to the aesthetic quality and visual interest of the community.
- C. Building Materials and Façade Design.
 - 1. Exterior Materials.
 - a. It is strongly encouraged that the primary façade of each dwelling incorporate a combination of at least two distinct exterior materials. Among these, the use of masonry, stone, or other durable, high-quality materials is particularly recommended; provided, however, that the use of masonry or multiple materials shall not be mandatory.
 - b. Builders are encouraged to incorporate additional architectural elements to enhance visual interest, particularly where a single exterior material is employed on the primary façade. Such elements may include, but are not limited to:
 - 1) Porches;
 - 2) Dormers;
 - 3) Shutters; or
 - 4) Roof projections or rakes.

2. Façade Articulation and Differentiation.
 - a. It is encouraged that each primary façade include modulation in wall plane and/or variation in material type, texture, or color to provide distinction between individual units and to contribute to the overall visual character of the neighborhood.
 - b. The inclusion of such features shall be discretionary and is intended to promote architectural diversity and neighborhood visual interest.
- D. Design Flexibility. The standards set forth in this Section are intended to provide guidance for achieving visual quality and compatibility with existing neighborhoods. Nothing contained herein shall be construed as mandating any particular architectural style, exterior material, or design feature. Builders are encouraged to exercise professional judgment when developing designs consistent with the objectives of this Section.”

Section 3: That this Ordinance shall be in effect immediately upon its passage and approval.

READ FOR THE FIRST TIME BY TITLE ONLY ON THE 1ST DAY OF DECEMBER, 2025,
AND WAS READ FOR A SECOND TIME BY TITLE ONLY ON THE 15TH DAY OF
DECEMBER, 2025, AND PASSED BY THE BOARD OF ALDERMEN THIS 15TH DAY OF
DECEMBER, 2025.

AYES:

NAYS:

AWAY:

ABSENT:

ABSTAIN:

Mike Zaring, Mayor

ATTEST:

Daniel Barnett, City Clerk

APPROVED by the Mayor this 15th day of December, 2025.

Council Bill No. _____

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ATTEST:

Daniel Barnett, City Clerk

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