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LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY BOARD  
VIDEO-CONFERENCE MEETING ON NOVEMBER 21, 2023

MINUTES

1. Roll Call.

**Present:** Andrea Bough (*via Zoom*)  
Tammy Henderson  
David Kemper (*via Zoom*)

**Staff:** Dan Moye, LCRA  
Susan Tumey, LCRA

**LCRA Legal Counsel:** Brian Engel, Rouse Frets (*via Zoom*)

**Guests:** Allison Bergman (*via Zoom*)  
Lee Berman (*via Zoom*)  
Lance Carlton (*via Zoom*)  
Aaron Dispenza, City of Kansas City (*via Zoom*)  
Thomas Friestad, Business Journal (*via Zoom*)  
Bob Mayer (*via Zoom*)  
Ajia Morris (*via Zoom*)  
Dan Musser (*via Zoom*)  
Jonathan Nibarger (*via Zoom*)  
Kathleen Pointer (*via Zoom*)  
Amy Tharnish (*via Zoom*)

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The monthly meeting of the Board of Commissioners of the Land Clearance for Redevelopment Authority began at approximately 9:00 a.m. on November 21, 2023 when Ms. Henderson declared quorum as all three (3) Commissioners were in attendance.

2. Minutes - Review and approval of Meeting Minutes for October 24, 2023 as presented (Ex. 2)

*ACTION TAKEN:* APPROVED THE MINUTES FOR OCTOBER 24, 2023, AS PRESENTED. MOTION MADE BY MS. BOUGH, SECONDED BY MR. KEMPER, AND CARRIED UNANIMOUSLY.

3. Oak Park URA – Ladd School – Consideration of Approval of Redevelopment Contract with LCKC Ladd Development Partners, LLC (Bob Long) (Ex. 3A-3D)

*ACTION TAKEN:* APPROVED PROPERTY TAX ABATEMENT OF THE INCREASED PROPERTY TAXES FOR 15 YEARS AT 100% FOR YEARS 1-10 AND AT 50% FOR YEARS 11-15, WITH THE POSSIBILITY OF AN ADDITIONAL 5 YEARS AT 50% FOR YEARS 16-20 SUBJECT TO A “LOOK BACK” ASSESSMENT OF THE PREVIOUS THREE YEARS TO DETERMINE IF THE 5-YEAR EXTENDED INCENTIVE

PERIOD IS WARRANTED, AND A SALES TAX EXEMPTION ON THE PURCHASE OF CONSTRUCTION MATERIALS FOR THE LADD SCHOOL MIXED-USE REDEVELOPMENT PROJECT IN THE OAK PARK URBAN RENEWAL AREA. MOTION MADE BY MS. BOUGH, SECONDED BY MR. KEMPER, AND CARRIED UNANIMOUSLY.

AUTHORIZED PREPARATION OF A SALES/LEASEBACK AND REDEVELOPMENT CONTRACT WITH LCKC LADD DEVELOPMENT PARTNERS, LLC (OR AFFILIATE) AND RELATED PROJECT AND BOND DOCUMENTS FOR THE LADD SCHOOL MIXED-USE REDEVELOPMENT PROJECT IN THE OAK PARK URBAN RENEWAL AREA.

*(RES. NO. 11-1-23)*

4. **Administrative.**

a. **Executive Director's Report** (Daniel Moye) (**Ex. 4A**)

*ACTION TAKEN:* NONE; INFORMATIONAL ONLY

b. **Columbus Park URA** – *Consideration of Approval of Revised Second Assignment, Assumption and Implementation Agreement – Phase Two and Approval of Amendment to Second Amended and Restated Redevelopment Contract to Add New Developer Entity for Phase 2.* (**Ex. 4B**) (Brian Engel)

*ACTION TAKEN:* APPROVED REVISED SECOND ASSIGNMENT, ASSUMPTION AND IMPLEMENTATION AGREEMENT – PHASE TWO AND APPROVED AMENDMENT TO SECOND AMENDED AND RESTATED REDEVELOPMENT CONTRACT TO ADD POLAR DEV LLC AS THE DEVELOPER ENTITY FOR PHASE 2 OF THE PROJECT IN THE COLUMBUS PARK URBAN RENEWAL AREA. (*RES. NO. 11-2-23*)

c. **Columbus Park URA** – *Consideration of Second LCRA Single-Family Tax Abatement for 525 Gillis Street* (Daniel Moye)

*ACTION TAKEN:* TABLED UNTIL NEXT AVAILABLE BOARD MEETING.

d. **Administrative** - *Audit Presentation* (Amy Thanish)

*ACTION TAKEN:* NONE; INFORMATIONAL ONLY

e. **Administrative** – *Consideration of LCRA endorsement of the EDC Consensus Agenda on EcoDev* (Jim Erickson) (**Ex. 4D**)

*ACTION TAKEN:* APPROVED ENDORSEMENT OF THE EDC CONSENSUS AGENDA ON ECODEV. (*RES. NO. 11-3-23*)

5. **Adjourn.**

There being no further business, the meeting adjourned at approximately 10:05 a.m.

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Daniel Moye, Secretary