



Unified Government of Wyandotte County and Kansas City, Kansas

Economic Development & Finance Standing Committee

Commission Chambers
701 N. 7th Street Trafficway, Kansas City, KS 66101

Commissioner Tom Burroughs, Chair

Commissioner Gayle Townsend - Commissioner Chuck Stites -

Commissioner Bill Burns - Commissioner Phil Lopez -

Stevie Wakes, BPU Board Member

AGENDA

Monday, September 29, 2025

5:03 PM – 7:21 PM

1. **Call to Order/Roll Call**

Present: Wakes, Burns, Stites, Burroughs

Absent: Lopez, Townsend

2. **Revisions to September 29, 2025 Agenda**

3. **Approval of standing committee minutes (no minutes available)**

4. **Committee Agenda**

4.1 **UPDATE: NEIGHBORHOOD REVITALIZATION ACT (NRA) PLAN RENEWAL**

Synopsis: Presentation regarding the 5-year update to the NRA Plan. Key revisions include boundary adjustments and changes to rebate percentages.

Tracking #: 211027

Presentation complete.

4.2 **PRESENTATION: HOMEFIELD PROJECT STAR BONDS**

Synopsis: Provide an overview of the remaining STAR bonds to be issued for Village East / Homefield authorized in the development agreement approved in 2021. The ordinance authorizing the sale of the bonds will be on the October 2, 2025 full Commission agenda.

Tracking #: 211045

Presentation complete.

4.3 RESOLUTION: FIFTH AMENDMENT TO ASSIGNMENT, ASSUMPTION AND SECOND AMENDED DEVELOPMENT AGREEMENT (HOMEFIELD PROJECT)

Synopsis: A resolution to adopt the Fifth Amendment to Assignment Assumption and Second Amended and Restated Development Agreement ("Fifth Amendment") for the Homefield Project. Modifies conditions in the Development Agreement to allow for a gas station / convenience store.

This item was previously scheduled and heard before this committee on September 8, 2025. Updated documents are being presented for reconsideration.

Tracking #: 211036

**Motion to approve and fast track to the October 2, 2025 Board of Commissioners meeting: Stites
Second: Burns
Failed 4/1 (Burroughs voting no)**

**Motion to reconsider the prior action: Burroughs
Second: Stites
Approved 4/0**

**Motion to approve and fast track to the October 2, 2025 Board of Commissioners meeting: Stites
Second: Wakes
Approved 4/0**

4.4 RESOLUTION: SETTING A PUBLIC HEARING AND GIVING NOTICE OF CREATING A COMMUNITY IMPROVEMENT DISTRICT (5TH AMENDMENT FOR HOMEFIELD)

Synopsis: A resolution providing notice of a public hearing on the advisability of creating a community improvement district to be known at 98th and State Avenue Community Improvement District. The hearing is scheduled for October 30, 2025, at 7:00 p.m.

*This is part of the resolution for Homefield, item 21912, heard on September 8, 2025 at the **Economic Development and Finance Standing Committee**, chaired by Commissioner Burroughs, voted unanimously to approve and forward to the Board of Commissioners meeting.*

Tracking #: 211017

**Motion to approve and fast track to the October 2, 2025 Board of Commissioners meeting, and the hearing is scheduled for November 6, 2025: Stites
Second: Burns
Approved 4/0**

5. Public Agenda

6. Adjourn

Motion to adjourn: Burns

Second: Wakes

Approved 5/0

The meeting adjourned at 7:21 PM.

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