

**THE 3-TRAILS VILLAGE COMMUNITY IMPROVEMENT DISTRICT  
MINUTES OF THE MEETING OF  
THE BOARD OF DIRECTORS OF THE DISTRICT  
June 19, 2006**

**I. CALL TO ORDER**

The meeting was called to order at 1:00 p.m. at 5912 East Bannister Road, Kansas City, Jackson County, Missouri.

- A. Roll Call/Determination of Quorum:** Board of Directors Members were present as follows:

Board Members:

Mr. Lou Austin  
Mr. Paul Denzer  
Mr. Whitney Kerr  
Mrs. Mary Norman  
Mr. Tony Privitera  
Mr. Dan Steele

Lou Austin acted as Chairman and Charles Renner, District Counsel, acted as Secretary of the meeting.

- B. Notice:** The meeting notice was certified and attached to these minutes as Exhibit A.
- C. Welcome Visitors:** All guests were introduced and welcomed by the Board. Guests included: Mike Graf, Maurice Cole, Robin Buckner, Dr. Beth Noble, and Mike Rhodes, as well as Mr. Miles, a representative from Diversified Asset Management.

**II. OLD BUSINESS:**

- A. Approval of Minutes:** A motion was made and seconded to amend and approve the Minutes for the May 15, 2006 meeting. After discussion the motion was approved.

**III. NEW BUSINESS:**

- A. Regular Reports:**
1. A written Criminal activity report for CID including May, 2006, on behalf of KCPD, was previously distributed to Board by Mr. Austin.

**B. Treasurer's Report:**

1. **Financial Statement:** The District financial statement for the period ending April 30, 2006, was distributed, discussed, approved and attached to these minutes as Exhibit B. The Board approved a nomination to establish a \$500,000 capital improvement sinking fund reserve with appropriate updates to CID chart of accounts and financials statements format.
2. **District Budget:** The Board adopted the 2006-2007 Budget and extended the continued services for the District's Accountant.
3. **Special Assessments:** The Board discussed approval of upcoming Special Assessment Levies.

**C. Legal Report:**

1. **Resolution 2006-06:** The Board approved a resolution levying Special Assessments for the coming year in the amount of \$.62 per \$100 of Assessed Value.
2. **Resolution 2006-07:** The Board approved a resolution authorizing acceptance of a donation of real property from Copaken, White & Blitt, subject to proper due diligence.

**D. District Manager's Report:**

**Administrative Program:** The CID Membership Association is to meet on June 21<sup>st</sup> at 3-Trails CID with Ms. Debra Hinsvark, the CFO of Kansas City, as a guest.

**Image and Marketing Program:** Mr. Austin, distributed Bridge Artwork renderings for the Board's review.

**Transportation Program:**

**Roads:** Mr. Austin also updated the Board on the status of the second general obligation bond funding recommended for 87<sup>th</sup> Street Section 2 construction to be heard by the PINC Committee on June 26, 2006.

**Trails:** No new information to report.

**Public Transit:** Mr. Steve Rhodes provided an additional update as part of his special presentation noted below.

**Parking/Traffic Control:** No report.

**Intermodal:** No report.

**Investment Program:** No report.

**Capital Improvements:** Fire Station 41: Mr. Austin reported that construction near 93<sup>rd</sup> Street and Hillcrest Road and the adjacent Fire House Road remained in process and that there was a delay in a related required land transfer.

**Grants:** Reported earlier in the meeting.

**Maintenance Program:** No report.

**Streetscape:** No report.

**Mowing/Watering/Landscape:** No report.

**E. Communications:**

1. **Next Board Meeting:** July 17, 2006, at 1:00 P.M., 5912 E. Bannister Road.
2. **Special Presentations:**
  1. Steve Rhodes provided a brief update on of the District's Master Planning effort resulting from the K-State Program efforts. The Board was updated on the plans in securing Mr. Robert Gibbs and Mr. Todd Zimmerman to make a one day presentation to the Board and appropriate stakeholders to better understand retail and residential market potential under the CID Mixed-Use Master Plan concept, as well as a Mr. Sobel presentation related to the same program.

**F. Public Comments and Communications:**

**G. Adjournment:**

1. Upon motion duly made, seconded, and unanimously approved, the meeting was adjourned.

**H. List of Exhibits**

1. Exhibit A—Meeting Notice
2. Exhibit B—Financial Report—May 30, 2006

---

Charles Renner, Acting Secretary