



Columbia City Council Meeting Recap
Council Chamber, Columbia City Hall
7:00 PM
Monday, August 6, 2018

Pledge of Allegiance
Roll Call

INTRODUCTORY ITEMS

(Recited as indicated.)

(Present: Treece, Pitzer, Skala, Peters, Thomas, Ruffin, Trapp)
(Absent: None.)

Approval of Minutes
Adjustment of Agenda

(Minutes from the July 16, 2018 meeting approved.)

(The Mayor withdrew B169-18 from the Consent Agenda and moved the item to Old Business for consideration.)

SPECIAL ITEMS

SI9-18 Presentation of the Howard B. Lang, Jr., Award for Outstanding Volunteer Service.

(Action: Mayor announced that Cheryl Price was the recipient of this year's award. She is a member of the Disabilities Commission and the Public Transit Commission. She is an advocate and a determined volunteer that provides service to our community through her knowledge of accessibility issues and understanding of the city process. She has provided more than 25,000 hours of volunteer service. She looks for a better world through her compassion and involvement. A short video highlighting her service was presented as Cheryl approached the podium to accept the award.

Ms. Price delivered short remarks indicating appreciation and encouragement to other people to become engaged in the civic process. She enjoys the experience and was humbled by the award. She thanked her friends, husband and members of the council. She described an earlier brain injury sustained while working as a nurse at the VA and indicated that it changed her life, but her volunteerism was a true reward. She urged people to be proud volunteers.

APPOINTMENTS TO BOARDS AND COMMISSIONS

(None.)

SCHEDULED PUBLIC COMMENT

SPC40-18 Eric Scott and members of LIUNA Local 773 - Just compensation for city workers.

(Action: The speaker indicated that he is a spokesperson on behalf of solid waste drivers and city employees in general. He thinks they are integral to a functioning city. Solid waste pick-up is a hard job. We do this. We have had a repeated, chronic shortage of people. We all did split routes in 100 degrees and got one extra bottle of Gator Ade. Sometimes if you touch the truck, it burns you in this heat. We

endure repetitive strain injuries. This is the most important job in Columbia in terms of quality of life. At one time, there were 30 workers, now there are less than 17. Temporary staffing is a band-aid solution. A new temp agency has provided more employees, but they get paid more than \$20 an hour, and our starting wage is \$13.77. Compensation plans are not right. The base wage is too little, and we would like to request higher compensation. There have not been significant raises over time. We believe we need more than a \$2.00 increase this year just to keep pace. The city offered 25 cents. Ultimately, we need to quit spending money on temporary workers and pay our regular workers a fair wage.

Several workers approached the podium and gave their ideas regarding pay. One indicated that there are more and more houses on their routes and he did not know what they would do in the future. The Mayor indicated that there will be more discussion of this issue later in the meeting and in budget hearings.

SPC41-18 Jim Windsor - Council's pay philosophy.

(Action: The speaker indicated that he listened to testimony in a pre-council worksession and he may disagree with some of that earlier testimony. He believes that the city's compensation policy is based on accepting the median wage, not the best or most appropriate wage. He believes median is the same as mediocrity. Pay is not the only issues. Sometimes it is also mediocre management, even when it is clear that better practices are needed. We need to be able to promote our best, pay what our work is worth and realize that contract crews at higher prices rob our ability to pay our full-time employees a fair wage. We have lost confidence in this city's policies. You have the authority to change the trajectory. Enterprise funds can be used to do this, not general funds. We believe that a study of the budget indicates that the city could afford a 5% raise for line workers and utility workers. You could also give merit raises for the best workers of up to 15%. You will not get what you want by underpaying your workers. Do not let the spiral of mediocrity to continue.

SPC42-18 Maria Oropallo - Getting to a workable Finance and Audit Committee.

(Action: The chair of the Audit Committee indicated that she believed that the council should listen to the committee based on the expertise of the members of the committee. They understand how the process works and they are willing to challenge ideas. Staff has been good at providing a working relationship. I am speaking for myself, but here's what I see. We have trouble understanding how the income and outgo of funds matches the policy goals of the city. Sometimes we scratch our collective heads. Sometimes the reports are massive, but do not actually explain the practical impact of expenditures vs. policy. We have created many new positions in city government, but the inflation of job creation has outstripped the actual growth in population of our city. There are other issues. We hear that salaries are not competitive, but we know that career city employees who enjoy other benefits and mobility within the city. We suspect that there is a disconnect. We should not just look at HOW they do their jobs, but why they do their jobs. There may be too much emphasis on saving money for emergencies rather than using it to its best and highest use. We cannot always answer your questions because we cannot always get the information we need. We have only scratched the surface. This is concerning. We believe that one way to restore confidence is to adopt a performance audit.

SPC43-18 Pack Matthews - City budget issues relating to community policing.

(Action: The speaker indicated that he lives in Ward 4 and appeared on behalf of Race Matters, Friends. Transparency is a word that is used frequently, and everyone says they support the concept, but you have to really allow transparency based on what you do, not by what you say. What about the lawsuit to release innocuous information about police, but it cost us \$28,000 to fight about it. In the face of this flagrant disregard of transparency, will you address public trust. We want to know what you as a council

will do. An ongoing spirit of trust does not always exist, so we need a Sunshine Law. The Citizens Review Board does not always provide minutes that reflect the beliefs of Race Matters, Friends. Many aspects of the meetings have been left out. Sometimes these minutes are not available from some boards for 6 months. This gives the impression that city staff does not respect the need for transparency and social equity. The favoring of developers and movement of funds from the police department to other accounts are of concern. Make minutes more readily available on a more timely and complete fashion. Why not video tape all such meetings? You can do this. What are you planning to do?

SPC44-18 Jeremy Root - Moonlight Hoops program in Douglass Park.

(Action: In 1989 3 people started the hoops program. It was cold, but it was a start. Last time I was in Douglass Park, I met with a young entrepreneur who made T-shirts and helped a family in financial need. This man got me thinking about the program. The program is a treasure. The facility is a treasure. It is not expensive. It is funded through intergovernmental transfers. It's confusing, but it is good. Information for this program is hard to find online on the city website. There will be championship games this weekend. I will take my kids to watch this. It helps kids and cops, and everyone involved. Social equity is important to me personally and professionally. This is something to celebrate.

PUBLIC HEARINGS

PH25-18 Proposed installation of traffic calming devices on Sexton Road between Business Loop 70 and Providence Road.

(Action: Sexton Road scored as the highest priority project within the 2017 Neighborhood Traffic Management Program (NTMP), with a score of 81.52 out of a possible 100. The scoring system takes a number of factors into consideration including speed, volume, pedestrian generators in the area, proximity to schools, bike routes, and recent crash history. The speed limit on Sexton Road is 25 mph; however, this street scored at the 85th percentile speed of 33.8 mph and has over 2,400 vehicles traveling on it per day.

Staff held various public information meetings and the majority of those in attendance were in favor of traffic calming to encourage lower speeds but did offer some concerns regarding the condition of the sidewalk on the south side of Sexton Road between Garth Avenue and Mary Street. Staff has investigated these concerns and has found that this portion of sidewalk needs to be replaced. To construct the replacement sidewalk will require the acquisition of right of way and easements. Currently, there is no funding identified to construct a sidewalk for this portion of Sexton Road. Staff will attempt to identify a funding source for this future sidewalk project and will bring back to Council at a future date.

Staff would like to proceed with the following speed humps during the 2018 construction season.

- West of Mikel Street
- West of Madison Street
- East of Jefferson Street
- East of Oak Street
- West of Mary Street
- East of Woodlawn Avenue

The estimated cost for installation of six speed humps with signs and marking is \$30,000, which will be paid from Annual Traffic Calming Funds.

A question was asked about the sidewalk and why it could not be done now. Staff indicated that the current sidewalk did not meet ADA standards and would require more investigation. They did not want to halt the overall project. Pitzer asked why this was being done in-house and if other options were considered. Staff indicated that they did consider speed tables, but they ran into problems with easements and utilities. They opted for speed humps rather than tables to avoid other problems. In-house work allows us to prioritize when the work is completed, and we want to do this before school starts. Thomas indicated he would like to see pedestrian crossings in addition. The staff indicated that there is a crossing project on Rollins and compared the two. Staff indicated that you usually want to pair crossings with speed calming. The Rollins crossing will cost \$35,000. Thomas asked if it is beneficial to have a variety of measures? Staff admitted that having 6 humps on one corridor is unusual, but they believed that this will work in this circumstance. Thomas asked about apportionment of costs and staff indicated that different salaries are allocated to portions of different projects. Thomas thought the intended results seem to be validated.

Trecece asked how these calming devices were initiated. Staff indicated that this particular project was initiated by the council, but the neighbors have had input. A public comment period was opened.

The first speaker indicated that he wanted more information. He thought there should be more information available and that sometimes some solutions have unintended consequences. How these projects get prioritized is important and why is one going to Stewart or Sexton and not to Hulen? Overall, this is pretty good.

The next speaker believed that sometimes people do not know how things are prioritized and wanted to make that point. Thomas indicated that there is a very data-driven process for this and he thought it met the test of reasonable prioritization. He indicated that the program is not well funded, so even with priority, not everything gets accomplished.

No further public comment was received.

Peters asked how they decided to adopt 6 speed humps and why they did humps instead of tables. Staff indicated that humps have less of a water-damming effect than tables. The number 6 was based on citizen input on where speeding was the worst. Most were very logical, and each corresponds to a problem area that was identified. We spaced them out, but put them at crosswalks, transition areas and identified areas. Trapp appreciated the data but knows that some cars do not deal with speed humps equally. He believes that this will be a good project overall and will enhance the neighborhood, and it is more about neighborhood than transportation. Skala echoed the sentiments of Trapp and Thomas. He believes that this is data driven. This is a sound approach and program. Ruffin commended the staff on their sensitive approach to the neighborhood and believed they gave a lot of options.

The motion to approve passed unanimously, 7 – 0.)

(The following two items are considered together.)

PH26-18 Consider reversing prior voluntary reductions in the property tax rate ceiling used to calculate the 2018 property tax rate.

(Action: This is a public hearing on reversal of the voluntary reductions of the tax rate ceiling taken in previous years for setting the 2018 Property Tax Rate for the City of Columbia. Staff explained that this hearing is to allow staff to calculate the actual permissible rate. This public hearing will discuss whether

the City should reverse prior voluntary reductions in property tax rates. The City of Columbia levies property taxes to support operations of basic services in the General Fund. This can only be done in an even-numbered year. We will submit staff findings to the auditor and county clerk and we can consider how far to raise the rate at the next meeting. When staff calculated the initial revenue, we used the highest permissible rate, but that could change.

The 2018 property tax supports the City's FY2019 budget. These property taxes comprise approximately 11% of the total General Fund revenue. The City is requesting to reverse all voluntary reductions taken in prior even number years and to start the 2018 property tax calculations at a rate of \$0.4329 (per \$100 of assessed valuation). The reason for this reversal is to generate funding for public safety.

The property tax rate has been set at \$0.4100 (per \$100 of assessed valuation) since 2002. Any potential increase in the tax rate ceiling allowed under Hancock has been voluntarily reduced since 2002. The maximum tax rate permitted by Article X, Section 22 and Section 137.073 RSMo is \$0.4329 (per \$100 of assessed valuation). The advisability of reversing the voluntary reductions will be discussed during this hearing.

The City collected approximately \$8.2 million in property taxes in FY2018 allowing the City to provide critical services to citizens. The reversal of the voluntary reduction is estimated to generate \$469,772 for FY19. For FY19, these additional revenues are currently budgeted in capital projects fund and anticipated to be used to help pay for the construction of an additional fire station. The amount of increased revenue is expected to grow 3% each year and will be accumulated into a future fire station project with planned construction in FY2024. In years beyond FY2024, these funds will be used to pay for the additional fire station personnel necessary to operate the new station.

The City Manager indicated that there was a need to construct new fire facilities and they are trying to address fire response times and functionality. We can only do this every two years. The time is now to make this decision. Over the last ten years, our population has grown by 10%, but our department has only grown by 5%. 70% of our calls are health emergencies, not fires. We can't solve everything with this proposal. But, we can fix the need for these new stations. This is a distributed service, so we should not just charge people in neighborhoods closest to the new stations being proposed. It is complicated, but we need to have well-distributed stations to maximize response times to ALL areas. The service must grow.

There are two stations in the proposal. One is already funded. The additional funds will be used to staff both and build an additional one. He gave an example of a fire station scenario in the Old Hawthorn area. We will always answer every call, but we do not want to exceed our 4-minute response time. The staff showed a map that indicated that the Old Hawthorn and southwest seem to be outside the current service area of existing city fire stations. Statistics showed general response needs, but staff also indicated that there are cascading effects on response times for all stations in the city.

Thomas asked staff how often there are multiple simultaneous calls to the fire department. Staff indicated that such scenarios only occur about 10 to 12 percent of the time. That means it happens once or more per day. How long will it be before the new stations are built and staffed? The city manager indicated that the most conservative estimate would allow a new station could be built in 6 years, or we could bond or borrow this and accelerate the construction. I would recommend that we use cash from other projects, and then pay it back from proceeds of this new tax. We would borrow against approved projects that are not yet scheduled for construction. Thomas then asked how they determine the actual

tax level rate. Staff indicated that growth rate and assessed valuation figure into the calculation. In the past we have chosen to freeze at .41 cents. 5% is a cap on the increase, but other things have to be included. Why do we only do this every two years? It is because reassessment has its own schedule.

Pitzer indicated that there is overlapping territory with the county. Why don't you just work it out with the county? The city fire department indicated that a volunteer department is not designed to service this level of population and we need something more permanent and reliable. We could not work it out with them because we could not pay them to do what they needed. It is our responsibility. We don't know the level of response from volunteer departments, so we have to do our own. This is going to be a problem in the future. The chief also indicated that the level of training is also different for city firefighters and county volunteers. All of our people are EMTs or have additional higher training levels than the volunteer staff. We are always available and highly trained, and we know what we have going forward.

Pitzer asked about the ISO rating. We saved our 2 rating, but we almost lost that because of travel time and distribution. Staff indicated we need to address that problem now. This won't address the total number of firefighters, but it will provide better response times and locations and in the future we can add staffing. We give up some staffing depth, but it gives us better response faster with less staff. Exact locations are not certain, but we can tell you the general parts of town. Pitzer asked what the soonest we could open new stations. The chief indicated that he could not give a guarantee, but he could staff one immediately if you build it. The second station would get a two-person emergency squad run out of that station until we could get the three staff actually needed. Technically we could open two stations as fast as we could build them, even without additional personnel if I can shift some resources. Short staffing does not always improve ISO ratings, but our coverage is better.

Pitzer asked if we have a deadline for setting a rate. Staff indicated that we need to do that in August to get it done this year. Skala asked if there were land acquisition issues. The chief indicated that no specific site is determined, but that all studies indicated that this is where we need more protection and it is always variable. Skala asked the city manager if we could use this for capital projects? The city manager indicated that it is general revenue and can be allocated as it is needed.

The Mayor asked if the department or taxpayers would receive any immediate benefit? The chief indicated that a building cost for a station would be \$2.5 million. The Mayor estimated that would mean we would have to save for 4 to 5 years to get this done. Then the Mayor asked if we had other needs. The chief indicated that there are numerous items that need attention including staffing. We do have some money in the pipeline, but we will need to go back to the voters for funding eventually.

Trapp asked about ISO rate effects. The chief indicated that ISO rates have a bigger effect on commercial properties than on residential properties. He can't quantify generally, because rates are individually calculated. Ruffin asked if the chief could move forward with these projects without this money? The city manager indicated it could not happen because you would need to play staffing funds against building funds and it would be a perverse situation. ISO ratings change about every 4 or 5 years, but if you make big changes, you can request a change any time. Our last time of being rated was in February of this year.

The public hearing was opened.

The first speaker indicated that he was the one who had suggested that the city could let the tax rate rise without voter approval. We don't have enough revenue. I think part of that has to do with the fact that we don't charge new development enough. It is clear to me that this is not the clear will of the citizens to keep the rate at 41 cents. I don't remember that this have ever really been discussed and voted on by previous councils. Let's raise the ceiling, then have a second vote to set the rate. The speaker asked if any of the previous budgets include any aspects of the new fire proposals. The city manager indicated that the purchase of land for southwest has been discussed and some other elements of the construction of one fire station are covered. The speaker thought construction of the fire station should not be used as leverage to pass this. It should come in as unspecified. Vote to approve the idea, then figure out how to allocate the money.

The next speaker indicated that he is a fire retiree. 22 years ago, the city had 7 stations. Back then, they determined that they needed 3 additional stations. We have added 2. There is no doubt that that we need another station. I accept property taxes as a method for funding. But I think we need a construction fund, a staffing fund, and an operational and maintenance fund. I used to be in real estate. We need to have developers pay for the new infrastructure, then we as a city take over the maintenance. That's how we balance this. We need to adopt that idea at the same time. It does seem odd to me that as we grow our tax base does not? Thomas disputed that growth rates and tax income do not match and we need to charge developers more.

The next speaker indicated that she questioned how we are going to pay for new growth and infrastructure. How long have we been talking about this? We need to get to the bottom of this. How are we benefitting from growth? I feel like taxpayers are being strangled by growth.

The next speaker asked how this initiative fits in with the idea that the city won't work with the county fire service. Why is this coming up now? This growth in the southwest is not new. We knew about it. We saw it coming. All you have to do is drive around and look at it. I think this has more to do with the city county agreement not be continued than anything else. This is not about the lack of revenue. It's about the lack of planning, discussion and transparency.

The next speaker indicated that her kid is a picky eater. She ate some, then she asked for a treat. Then she had a bad day at pre-school. Did she eat her regular food? Yes, but should she get a treat? No, we had to discuss it. We want to know where the money is going; why it would go there; and we need to have cautions. If you keep asking for the treat without delivering the basics you will not get it.

The next speaker appeared on behalf of the Board of Realtors and indicated that they oppose the increase in property tax without the vote of the people. We are opposed to the process. We understand that you need revenue, so let's vote on it. This is shortsighted. We support Prop 1, but this idea could scuttle any future ballot issues.

The public hearing was closed.

Pitzer indicated that there are two parts to this. He believes that the fire part of the issue is clear. We need to build two more stations. That is clear. These are long term discussions. We are not talking about new development. We are talking about development that has already occurred that is not being taken care of. We are voting on a water bond tomorrow. It covers the whole city. We all pay. On the tax side of it, some people have indicated that it is not a very big amount in new tax. If we vote for this, we better do what we are saying we will do and we better do it fast. Does this undermine voter trust? A lot of that

comes from a belief that the city is not going to use the money they way they promise. So, do it. That will restore confidence. Let's use this money for a specific use and do it in two years. Then, in the future, if we need a public safety ballot issue, we can use this as a good case study. It may be tricky, but I think we need to calculate the ceiling then set the rate at the next meeting. Are there other solutions? Maybe, but this one can work. I should also remind you that the Supreme Court has ruled on online sales tax, and I will commit to supporting that as well. The need is critical. Let's look at our options and leave this option ON the table.

Thomas indicated that he surveyed his constituents. He reported that 50% indicated that this was a small increase, but that several people thought there could be a backlash, and this might seem underhanded. We are going to have to do a whole lot better than this to get our funding picture correct. We are going to have to ask for a bigger property tax increase. I am afraid of poisoning the well. We need cops out there now, so I am going to vote against raising the ceiling because we could ruin our chance of passing what we need. Don't generate distrust by making this small and chaotic move now. We didn't we build this in for both stations a long time ago. This is not new. Let's start now to plan for a property tax increase for next year in November. Let's look at a 12 to 15-month plan to get a new property tax. Then, we need to get a better consultant to talk about the true cost of service. I don't believe our consultants and I don't believe our staff. We are losing \$20 million a year or more to development. And, what about the school district? There should be a school impact fee that is charged. We don't talk about that. Let's do a serious discussion about growth. Don't flail around and do a little tax increase now and ruin the future.

Trapp said he is not confident that raising this tax will really poison the well. He wants to know how much we are going to ask for in the future in property tax. Will it be 60 cents? Who knows. Sales tax is regressive. Property tax is progressive. Let's change the balance to a better form of taxation. This does not violate Hancock. This was built in. This is not new. Let's do it. We have a fundamental way to raise revenue for a good reason.

Skala was glad that they ironed out some of the controversy from the last meeting. He is not in support of this increase. He knows they need more money for firefighters. But, he would rather get that from increased development fees than this. Skala asked how much growth costs? He said commercial pays for itself, but residential never does. I think this proposal will damage our credibility and I will vote against it. I voted for the hearing. I will not vote to pass this proposal. This has been incendiary on Facebook pages. Skala indicated he agreed with the Board of Realtors which does not happen very often, but he will not support this.

The Mayor said we should not do anything like this without a vote. It does not fully solve a problem. We need money, but more than this we need the confidence of our citizens. We will get backlash. I am opposed to this idea and I will vote to reject this.

The hearing ended, and the council moved to vote on this issue under the next item.)

PR108-18 Reversing prior voluntary reductions to the property tax rate ceiling used to calculate the property tax rate.

(Action: After discussion of the item in the previous public hearing, a motion to approve authorization for staff to proceed was made.

The motion failed 5 to 2 with Pitzer and Trapp voting in favor.)

(This vote will affect the council's future action in setting the property tax rate that was read for Introduction and First Read at tonight's meeting.)

PH27-18 Voluntary annexation of property located on the north side of Mexico Gravel Road and east of Spring Cress Drive (5705 E. Mexico Gravel Road) (Case No. 18-131).

[See B185-18 under Intro & 1st Read/Mayor Memo]

(Action: J. Patrick and Barbara Fitzgerald (owners) request to annex approximately 3 acres of land into the City of Columbia and permanently zone the property to R-1 (One-Family Dwelling District). The property is currently zoned Boone County R-S (Single-Family Residential) and is contiguous to the City along its northern property boundary. The requested R-1 zoning is similar in nature to the County's R-S zoning in terms of development density and use. A single home is on the property presently, consistent with the proposed R-1 zoning.

The subject site is not presently contained within the Urban Service Area as presented in Columbia Imagined. This does not prevent the annexation of the property, as Columbia Imagined lays out possible considerations when analyzing sites outside of the Urban Service Area. Principally, these considerations state that City contributions for CIP projects benefiting sites should be limited, and impact fees should be considered.

The requested annexation is sought to permit connection to the City's sanitary sewer network in order to facilitate the sale of the subject property. The property is currently served by a functional on-site system. City sewer is adjacent to the property and the applicants have worked with the City's Sewer Utility as well as the two properties to the west to design two sewer connection options. Option one would directly connect the property to the City's 6" sewer force main on the south side of Mexico Gravel Road. The second option crosses the two neighboring properties to the west on the north side of Mexico Gravel Road. The final connection design is subject to approval by the Utilities Department.

The property is able to be served by City water and is in the Boone Electric service territory. Other City services that will be provided in the future upon annexation include Solid Waste and Police. Fire protection services are to be provided by the City of Columbia Department and the Boone County Fire Protection District. New State legislation provides that property annexed into the City is not removed from the Fire Protection Districts service territory.

The Planning and Zoning Commission voted 9-0 in favor of the assignment of R-1 zoning upon the annexation of the property. Thomas expressed concern that future annexation of this property would cause the city to incur more costs in terms of extension of services than it could possibly recoup in terms of taxes and fees. He indicated that he would vote against this proposal in the future.

This was the official public hearing only and no formal final action was taken at this time.)

OLD BUSINESS

(One item was moved to this section from the Consent Agenda.)

B169-18 Authorizing a storage lease agreement with Ishams Ordinary, LLC for the use of a City-owned storage building on Columbia Terminal Railroad (COLT) right-of-way near 700 Fay Street. **(Moved to Old Business from the Consent Agenda.)**

The Mayor asked about the lease rate on this property. He believed that \$62 per month as a lease rate (\$750 per year) was too little. That's 3 cents per square foot. This is way undervalued. You could put a food truck there, you could advertise this. We did not put this out for bid. There is extra demand here. Let's get a bid.

Staff indicated that this was an old building and that the lease rate was based on an old arrangement. Staff indicated that there will be lease holder improvements. And this is in worse shape than the old building. The Mayor thought this could be worth \$18.00 per square foot. Staff thought it was just an old shed. We just store old equipment there. Pitzer asked if this was in the railroad right-of-way and the staff indicated it was. Staff also indicated that the land could not be sold. The Mayor encouraged everyone to look around at this area and see if this was worth more. The Mayor argued about all the development at Koonse Glass and Woodruff and Logboat. I do not think we should let this go this cheaply. Skala asked for a report. Staff indicated that this is a short term lease. Peters asked what they were going to use it for? Staff did not know exactly.

No one from the public spoke to this issue.

Thomas indicated that we should have some real procedure for establishing a rate and that he will not support this. The City Manager indicated that the rules were followed. Skala asked about tabling. The Mayor indicated that they should defeat it outright.

The motion to approve was defeated unanimously 7 – 0.)

CONSENT AGENDA

(All items remaining on the Consent Agenda were approved unanimously.)

B165-18 Approving the Major Replat of Auburn Hills Plat 16 located on the south side of International Drive and approximately 300 feet east of Rangeline Street (Case No. 18-82).

B166-18 Approving the Final Plat of Woodstrail Ridge Subdivision located on the south side of Blue Ridge Road, south of the terminus of Derby Ridge Drive; authorizing a performance contract (Case #18-123).

B167-18 Authorizing an agreement with Forum Boulevard Christian Church of Columbia, Missouri to partially vacate an access restriction to Nifong Boulevard and impose new limited access to Nifong Boulevard; appropriating funds.

B168-18 Authorizing a right of use license permit with Gamma Kappa Zeta of the Lambda Chi Alpha Fraternity for construction, installation, maintenance and operation of a private retaining wall and storm water infrastructure within a portion of the Stewart Road right-of-way.

B169-18 Authorizing a storage lease agreement with Ishams Ordinary, LLC for the use of a City-owned storage building on Columbia Terminal Railroad (COLT) right-of-way near 700 Fay Street. **(Moved to Old Business.)**

B170-18 Accepting conveyances for drainage, temporary construction, sewer and utility purposes; accepting Stormwater Management/BMP Facilities Covenants.

B171-18 Accepting conveyances for utility and water utility purposes.

B172-18 Appropriating funds for the Share the Light Program for the purchase of smoke alarms and carbon monoxide alarms to be distributed to low income residents.

R109-18 Setting a public hearing: setting property tax rates for 2018 for the City of Columbia.

R110-18 Setting a public hearing: FY 2019 Annual Budget for the City of Columbia.

R111-18 Setting a public hearing: proposed construction of improvements at the Gans Creek Recreation area to include a cross country course, starting and finishing line structures, a parking lot and ADA walkways.

R112-18 Transferring funds for future improvements, renovations and security upgrades to the Sanford-Kimpton Building.

R113-18 Authorizing tolling agreements with telephone companies operating within the City of Columbia during the pendency of any review or audit of payment of gross receipts license taxes and granting further authority.

R114-18 Authorizing an artist's contract with Beth Nybeck for the Police Precinct/Municipal Service Center North facility Percent for Art project.

R115-18 Authorizing an agreement with Job Point for vocational skills training.

R116-18 Authorizing the installation of street lights on Hillsboro Drive and Payson Street, and authorizing the upgrade of street lights in the Rothwell Heights neighborhood.

R117-18 Authorizing an agreement for professional engineering services with Burns & McDonnell Engineering Company, Inc. to provide an update to the Passenger Facility Charges (PFC) Program for the Columbia Regional Airport.

R118-18 Approving the Bank Prospectus for the Hinkson - Perche Creek Proposed Wetland & Stream Mitigation Bank; authorizing submittal of the document to the United States Army Corps of Engineers to obtain regulatory approval for establishment of the mitigation bank.

NEW BUSINESS

R119-18 Adopting amendments to the City of Columbia, Missouri Strategic Plan - 2016-2019.

(Action: At the June 16, 2018 Pre-Council meeting, staff proposed several amendments to the 2016-2019 Strategic Plan. Those amendments included the addition of several goals which are summarized below:

Economy: Further develop the City's M/WBE program, including implementation of new city software to

track M/WBE outcomes. Increase labor pool with the necessary skills for current and upcoming job openings; and, supplement existing Job Fair (Fall 2018) with a career exploration component that includes Boone County School Districts and CPS.

Social Equity:

Integrate Municipal Court Community docket as we work with families in the strategic Neighborhoods. Integrate recreational and cultural activities in the neighborhoods. Complete the transition of facilitating and managing neighborhood meetings to neighborhood leaders.

Public Safety:

Encourage and facilitate more COU/Patrol collaboration; deploy a program to bring these two units together and share skills. Develop a COU/Patrol ride along/work together day on all squad days. Increase citizen interaction with the police.

Suggested methods include:

Radio show on Facebook live, podcast or other unknown methods.

Provide these on a regular basis by targeting younger people.

Travel to the locations where people congregate; Douglass Park, etc.

Choose topics that are relevant i.e. gun violence, robbery, etc.

Infrastructure:

Increase public engagement on infrastructure needs and projects in the neighborhoods. Host interested parties' meetings, attend community meetings, etc. to seek input on the following infrastructure projects:

Transit consultant recommendations

Whitegate Park

Hinkson Trail to Clark Lane design/construction

Further define locations for needs including: traffic calming, lighting, and sidewalks.

Operational Excellence – revised wording

Create a process by which we evaluate internal processes, practices and policies for systemic and racial biases that contribute to inequity.

The motion to approve was accepted unanimously without further discussion.)

INTRODUCTION AND FIRST READING

(All items were introduced for future action by the council.)

B173-18* Amending Chapter 2 of the City Code relating to conflicts of interest and financial disclosure procedures.

B174-18 Setting property tax rates for 2018.

(Action: Despite the fact that an earlier vote had been taken NOT to pursue an increase in the property tax rate to the maximum allowed by law, it was noted that the city council will still need to officially set the property tax rate collected during the coming year. That is scheduled to occur at the next regular meeting of the city council.

The City of Columbia levies property taxes to support operations of basic services in the General Fund. The 2018 property tax supports the City's FY2019 budget. Property taxes will comprise approximately 11% of the total General Fund revenue in the FY2019 budget. The council is expected to approve NO increase in the property tax rate, which will leave the rate at \$0.4100 (per \$100 assessed valuation.) State law would have allowed the rate to float to \$0.4329 (per \$100 assessed valuation) which would have been equal to the maximum rate for 2017 as permitted by Article X, Section 22 and Section 137.073 RSMo if no voluntary reduction was taken. This amount is subject to adjustment once the final assessed valuations are furnished by Boone County. The City has not received the certification letter from the Missouri State Auditor for 2018.

B175-18 Adopting the FY 2019 Annual Budget for the City of Columbia.

(This is for purposes of First Read and Introduction only. No action was taken at tonight's meeting. Formal budget hearings will Commence on August 20, with a worksession scheduled for August 13th, 2018. The following are the categories that will be reviewed and budgeted

BACKGROUND INFORMATION

[Cover, Vision, Table of Contents](#)

[City Manager's Budget Message](#)

[Budget In Brief](#)

[Strategic Plan FY 2016 - FY 201](#)

[2018 Performance Report](#)

[General Information](#)

[Overall Summary](#)

BUDGET SECTIONS

Administrative
Health and Environment
Parks & Recreation
Public Safety
Supporting Activities
Transportation Budgets
Utility Budgets

No discussion occurred on this item at this time. Budget hearings will occur during future meetings.)

- B176-18** Amending Chapter 12A of the City Code as it relates to stormwater utility charges.
- B177-18** Amending Chapter 13 of the City Code as it relates to hauled liquid waste rates.
- B178-18** Amending Chapter 17 of the City Code as it relates to Parks and Recreation Fees.
- B179-18** Amending Chapter 22 of the City Code as it relates to the fare for paratransit service.
- B180-18** Amending Chapter 22 of the City Code as it relates to solid waste rates and services.
- B181-18** Amending Chapter 22 of the City Code as it relates to sanitary sewer utility rates.
- B182-18** Amending Chapter 27 of the City Code as it relates to water rates.
- B183-18** Amending Chapter 27 of the City Code as it relates to electric rates.

- B184-18*** Authorizing 2018 amendments to the collective bargaining agreement with Laborers' International Union of North America, Local 773.
- B185-18**** Voluntary annexation of property located on the north side of Mexico Gravel Road and east of Spring Cress Drive (5705 E. Mexico Gravel Road); establishing permanent R-1 (One-Family Dwelling District) zoning (Case No. 18-131).
- B186-18**** Amending the Regulating Plan for the M-DT (Mixed Use-Downtown) District for property located on the southwest corner of the intersection of Fifth Street and Locust Street (205 S. Fifth Street) to designate a proposed school addition as a civic structure; approving a design facade and development parameters (Case No. 18-121).
- B187-18*** Approving the Final Plat of Central Missouri Islamic Subdivision Plat 1, a Replat of all of Lots 14, 15, 52 & 53 and the East 30 Feet of Lots 13 and 54 (and the Vacated Alley in Deed Book 483, Page 693) of the Original Town, located on the southwest corner of the intersection of Fifth Street and Locust Street (205 S. Fifth Street); authorizing a performance contract; granting design adjustments relating to utility easement dedication and corner truncations (Case No. 18-122).
- B188-18**** Rezoning property located on the west side of Fay Street, between Wilkes Boulevard and Hinkson Avenue, from District IG (Industrial) to District M-N (Mixed Use - Neighborhood) (Case No. 18-132).
- B189-18*** Approving the Final Plat of OTA Subdivision - Plat 1 located on the west side of Fay Street, between Wilkes Boulevard and Hinkson Avenue; authorizing a performance contract; granting design adjustments relating to street right-of way width and utility easement dedication (Case No. 18-133).
- B190-18*** Approving the Final Plat of The Brooks, Plat No. 1-A located south of Hoylake Drive, approximately 1,700 feet west of Rolling Hills Road; authorizing a performance contract (Case No. 18-114).
- B191-18*** Accepting conveyances for sidewalk and street purposes.
- B192-18*** Accepting conveyances for underground utility, electric utility and water utility purposes.
- B193-18** Approving a revised Gans Creek Recreation Area Master Plan; authorizing construction of improvements at the Gans Creek Recreation area to include a cross country course, starting and finishing line structures, a parking lot and ADA walkways.

B194-18* Authorizing an amendment to the agreement with Tyler Technologies, Inc. for the Columbia Financial Enterprise Resource System (COFERS) project to replace the Adobe software license agreement with DocOrigin software license agreement.

B195-18* Authorizing a school resource officer agreement with the Columbia School District.

B196-18* Authorizing Amendment No. 1 to the program services contract with the Missouri Department of Health and Senior Services for public health emergency preparedness services.

B197-18* Authorizing a program services contract with the Missouri Department of Health and Senior Services for the 1-2-3-4-5 Fit-Tastic! Early Childhood Education project; appropriating funds.

B198-18* Authorizing a memorandum of understanding with the Missouri State Emergency Management Agency, in association with the Medical Reserve Corps program, to establish and maintain a registry of volunteer health professionals known as Show-Me Response.

REPORTS

REP68-18 Correspondence from the Finance Advisory And Audit Committee.

(Action: At the July 23, 2017 the FAAC strongly recommended that City Council appoint a citizen Revenue Task Force to review options and ideas on how to increase city revenue. Since the early 2000's the City has pursued a reliance on sales taxes, which we now know is not keeping up with the need to provide adequate services from local government. The City Manager has often reminded us that internet sales have cut deeply into our ability to collect sufficient sales tax. An alternative source of revenue for the city is property tax which the school system has aggressively pursued by increasing real estate tax, while the city has abstained. A third source of revenue for the city is developer fees, which the city has also refrained from increasing.

Make up of task force: This recommendation does not include hiring an outside consultant as part of this initial process. We recommend that the task force should be designed to pull from our own community of businesses, academia, boards and commissions, government staff and appointees, and social service representatives to assure a broad knowledge of fairness, equity and efficiency. Specific task force positions at a minimum should include city staff, citizens, a member of the FAAC, a member of city council, a member of the community development commission, local academia with specific expertise on taxes (i.e., someone from Truman School of Public Affairs), perhaps even a state representative, and the city attorney to help assure compliance with state law.

The Task Force would:

- 1) Review revenue ideas from a wide range of perspectives, including past proposals such as assessing adequacy of funding sources for infrastructure development, and the recent recommendation by the City Manager to remove the voluntary cap limit on property taxes.
- 2) Be updated regularly on the progress of collecting internet sales taxes.
- 3) Understand that this work may necessitate a systematic study of the City's current revenue base, specifically how it has changed and why it has changed.
- 4) Work toward an outcome that has an eye toward broadening the revenue stream, providing a wider diversity of revenue, while targeting sustainability and stability.
- 5) Meet regularly with City Council and/or the FAAC to assure the work and efforts are on track and making progress.
- 6) Be designed to work in an open environment where testimony from the public would be received.
- 7) Understand that education of the public will be a cornerstone of the task force's work. Hearing a wide range of ideas may help identify potential areas to increase revenue.
- 8) Present its work to be reviewed by various boards and commissions including the FAAC before

being presented to council.

One public speaker urged that the council adopt this concept. We all know that this city is heavily reliant on sales tax. We are at a point when we need to revisit the whole idea of property taxes and development fees. The proposal outlines the constituents we want on this commission. She cited the Brookings Institution report on city budgets in a time of uncertainty. One sentence indicated that we should have a diverse tax base and we should revisit this whole concept and pattern. The Mayor appreciated the work and thought it was interesting that the process could include state lawmakers. The Mayor thought it needs to be a broad-based group of people. Thomas liked the fact that it suggested development fees. Pitzer thought he was not sure that the task force should necessarily have to come back with an increase in revenues and Ruffin agreed. The speaker indicated that a better way to state this would be to have revenues meet demand or re-arrange the current system.

Trapp did not think that a task force was a substitute for making hard decisions. This is not a new problem and I think we need to take accountability now for what we decide to do.

No specific action was taken.)

REP69-18 Correspondence from the Downtown Columbia Leadership Council requesting completion of the Downtown Charrette.

(Action: The Downtown Columbia Leadership Council submitted an exhaustive letter describing their vision for downtown Columbia and surrounding neighborhoods, and requested funding for the “completion” of a process that began in 2009. The correspondence advocated adopting some of the preliminary findings of the original report; changing the scope and area to which such findings should apply; adding new criteria and suggested outcomes to the nature of the study and asking for an implementation plan of the original work completed by H3 Studio. The work created by H3 studio was completed prior to the adoption of the new form-based code applied to the downtown area by the new zoning code, and in some cases does not address patterns of development that have already occurred and been approved in the downtown area.

Expansion and completion of the Charrette process is expected to cost between \$150,000 to \$250,000. The request asks that the city agree to underwrite at least half of the proposed costs. A copy of the extensive letter is available at the following link:

[DLC Charrette Process Request](#)

The Mayor indicated that he was on the DLC when the first study was completed. He noted that there have been a lot of changes. He also indicated that the Historic Preservation Commission had offered to contribute \$5,000. Thomas indicated that he will support this even though it has changed significantly. The Mayor thinks it should be explored. Trapp thought there were other items that also merit funding. Skala thought it may be worth exploring.

No formal action was taken but it will be looked at in the budget process.)

REP70-18 Correspondence from the Disabilities Commission.

(Action: This is a request to ask the city to allow qualified Paratransit riders to be able to utilize Paratransit services to and from City Council meetings at no cost to the users.

The City Manager indicated that this will be discussed at the next Monday budget work session. Thomas asked if this could be a place where we could ask taxi services who got grants if they could provide such a service. Staff indicated that some delays occurred and that the city council will have to revisit this whole topic.

No formal action was taken.)

REP71-18 Response from Environment and Energy Commission on B83-18.

(Action: This letter refers to a proposal that could modify the definition of steep slopes and how development can occur on specific parcels in the City of Columbia. The short version of the request from the EEC reads as follows: “We fully support keeping the “steep slope” as is – 25%. There is no evidence to show that increasing the slope percentage would be harmless. To the contrary, the prohibition on developing on slopes of 25% or more prevents erosion, is beneficial to wildlife and is beneficial to public health and safety.”

The group objected to this change in the code for the following specific reasons:

Analysis of proposed amendments to Chapter 29 of the City Code (B 83-18)

1. This item should not have been on the City Council's “Consent Agenda”. It contains several matters that are NOT routine. Whoever establishes the agenda made a serious error.
2. Most of the verbiage in (1)(C) is unnecessary. All that needs to be said is that “Any lands designated as a floodway by FEMA”.
3. 1(iii) is just a reward to developers for not building in a floodplain and is not necessary nor appropriate.
4. (2)(i) should be left as is; the language proposed to be added is repetitious.
5. (2)(1)(A) and (B) take away the decision of the City Council and provide such to the developer or to an PE. Consequently, (A) and (B) should not be approved and should be stricken
6. (3) Again, the proposed additions are primarily designed to aid developers. Original language should be retained.
7. (4) This is quite confusing (but appears to be aiding developers) and, consequently, should not be included in Chapter 29.

No public input was forthcoming. Skala noted that this dealt with an issue that has been around for a long time and that there was no need to increase the slope. Off microphone comments were made but no formal action was taken.)

REP72-18 Old 63 Mural.

(Action: Resident Arts, a local nonprofit arts organization, has proposed a large-scale mural on the Old 63 retaining wall located south of Broadway and north of Hinkson Creek. Resident Arts has been awarded a \$10,000 Science Rising grant from the Union of Concerned Scientists, which will completely fund this project.

This is a collaborative community-based mural that involves numerous partners including the city’s Office of Sustainability, Parks & Recreation, Public Works, the Office of Cultural Affairs, as well as partners involved with the Hinkson Creek Watershed Restoration project. The preliminary design process is underway, with meetings with special interest groups having taken place over the summer. A Community Feedback session at the site is scheduled for August 8, after which a meeting will be held with the city and community partners to finalize the proposed design. A Community Painting day is scheduled for August 18, with the full mural completed through mid-September. A public unveiling event is planned for September 30.

The mural team consists of five artists - two lead artists and three teen mural artist trainees. The design for the mural will highlight the importance of science in the relation to the city's Climate Action and Adaptation Plan (Office of Sustainability) and the #ScienceRising movement using a bold and graphic style. The mural will be designed using a collaborative community mural painting process, identical to the process used on the MKT Trail mural project (completed in an ongoing partnership with the city's Department of Parks and Recreation).

The entirety of the retaining wall is approximately 450 ft long and 9 ft tall. The wall is untreated concrete and is intact with no cracks. There has been unmitigated graffiti on this wall for at least four years and community murals have a proven history of helping to deter graffiti. The mural will occupy the central third of the wall with some graphic elements on the sides of the design to ensure visual cohesion of the entire wall. It is outdoors on a public street and is therefore accessible.

Staff indicated that this will be placed on the Consent Agenda on August 20. Ruffin asked if they could see what this will look like before it is completed. Peters asked which special interest groups had been involved. Staff indicated that she did not know. Peters thinks this is a little bit of the cart before the horse. This is a rush job with not much public input. Ruffin indicated that they have already painted the base wall white. Staff said this was a similar process that had been followed earlier. Ruffin thought this did not have a lot of input and that this will have significantly more impact. Ruffin thought he would like to see what they were approving. The Mayor indicated that the painting day was just 10 days after the approval hearing. Staff indicated that the Percent for Arts projects are a little different. This is not requesting funding, so it is a little different. We did create a process, but on this we adapted the process because we are not commissioning this art. On the smaller projects like the MKT Trail we did not ask for the design up front.

The Mayor indicated that on tonight's consent agenda they approved a retaining wall with a brick veneer and asked what's the difference?

The council indicated that they would like for this to come back to council for discussion on August 20. City staff indicated that they will try to meet that, but if the group is not ready, they may delay that time frame. That was acceptable to the council. Approval was delayed.)

REP73-18 Solid Waste Residential Curbside Collection Status. - Utility Staffing Levels and Contracts (Action: The Solid Waste Utility continues to experience staff vacancies for residential curbside refuse and recycling collections. The vacancies are impacting the ability of the utility to provide adequate service for residential customers. There are three significant issues that relate to the low staffing that are currently being experienced:

- High worker turnover
- Low and stagnant wages
- Workers' safety concerns and corresponding workers' compensation costs

Finding employees who want to engage in demanding and dangerous physical labor at the existing hourly wages has been increasingly difficult. Due to absences from injury, attendance issues, and vacancies, the FY15 budget for the Solid Waste utility added two Full Time Equivalent (FTE) positions in residential curbside collections. The Solid Waste Utility is currently unable to fill all of the refuse collector positions. There are three refuse collector position titles and the current starting salary is \$12.53 – \$15.99 per hour.

Each day to collect both residential refuse and recycling, eight refuse trucks and five recycling trucks are required to be staffed with a minimum of two staff, assuming both staff have a valid Commercial Driver's License (CDL). In turn, this requires a minimum of 26 staff members to report daily. Currently there are seven (7) vacancies in residential curbside collections and two (2) long term absences.

Due to the vacancies the utility has been experiencing, the utility began to use a combination of city employed temporary staff and staff from temporary staffing agencies in an effort to continue providing the existing level of service for curbside collection of refuse and recycling. To date, the City has used the service of four temporary agencies to fill the shortage of staff due to the high vacancy rate. One of these agencies will no longer provide temporary staff members to the utility primarily due to high workers compensation claims. Two of the others quit providing service for other reasons. The fourth, and current temporary agency, required a significant increase in the hourly dollar figure to provide temporary staff.

When temporary staffing is utilized, it is typical that two (2) temporary staff are required for every one (1) vacancy. This is due to temporary staff members not having the required CDL to operate the equipment. A CDL operator drives the truck and two temporary staff members alternate collecting the refuse or recycling from the curb. At times, the temporary agencies are unable to fulfill the number of staff members needed to adequately staff the curbside collection routes on a given day. In these instances, routes must be split, and staff is required to work longer hours and supervisory staff are utilized to supplement daily staffing needs. Recently, a temporary staffing agency notified the City they could no longer provide staff, resulting in a severe staffing shortage requiring the Utility to prioritize how collections would be completed. In this instance, it was determined that refuse (trash) would be collected on the normal collection day since leaving trash out for extended periods could be a health and public safety concern. Residents were asked to place recycling at the curb on the normal collection day and it would be picked up that day or later in the week.

Should the utility experience future critical staffing shortages, the priority for collections will be that all refuse be collected on the normal collection day due to the potential health and safety issue. The utility will notify the customers of the plans for recycling collection, as soon as possible, once the plan of action has been determined due to the severity of the staffing shortage.

The report did not include specific recommendations for increased funding for the utility and did not identify sources for new funding, nor did it specify any rate increases that may be required to address underlying concerns.

Peters wants a report on solutions and wanted to know if solving this will require automated systems. The City Manager stated that the city is struggling in terms of revenue and it is a difficult and dangerous job. The way we do it is the least efficient, most expensive and most dangerous way to do it. A ballot issue did not allow us to change this. We don't compete well for workers for these jobs. We do a good job, but we need more people and more pay. We have run through temp companies because workers comp payments are too high. Long term, that does not solve the problem. We need to make this more attractive to workers. Peters said this is an enterprise fund. Why can't we raise the rates to take care of this? What's the rate? The City Manager indicated that it is hard to compare, because most of our competitive cities use roll carts. Roll cart adoption would change the whole cost structure. Pitzer asked if we do it one way for one enterprise do we need to do it the same way for electric workers?

The city manager indicated that the city has a policy of pay equity and we have never once given raises to one division without addressing all departments equitably. This is a discussion, but there are some people doing similar jobs in different divisions that should all receive similar pay rates. It's hard to compare enterprise funds vs. departments that depend on general revenue.

Skala asked about the pay differential between full time workers and temps. Why don't they all just quit and go work for the temp? I want to see what we are spending, and we need to get a handle on this. The city manager indicated that they always use the temp agencies as a last-ditch effort. Its hard to compare. Thomas thinks we need to tweak this policy of pay equity. It may be well-intentioned, but there is no other department doing solid waste. We need to recognize what people do and pay them accordingly. We need to adapt. The city manager suggested a work session. This gets complicated fast. The Mayor asked staff to find out how much money it would take to move the lowest solid waste employees to the mid-point. Staff said if you gave everyone a \$1.00 an hour increase it would add 60 cents to everyone's bill per month.

The Mayor asked every division to come to the budget worksession on August 13 with a cost estimate for what it would take to move everyone below the midpoint to the midpoint. The Mayor wants to create a bucket for compensation and let the director's talk about how to fill that bucket. The Mayor mentioned Trapp's suggestion to award a \$1,000 raise across the board. The Mayor wants to change that to a "bucket" approach. Skala indicated that he thought the range of salaries has already been studied, so we know what the range is, but we don't always meet the midpoint for all employees. The range is also affected by general cost of living indices. The city Manager that part of that decision is because of the equity rule, but part of it is that we run out of money before we can implement the raises we identify so we have to keep the overall increases lower. Thomas indicated that we can raise rates to take care of enterprise salaries, but we need to figure out how to fund general revenue jobs. Thomas further suggested that development fees need to be re-examined.

Trapp returned to the solid waste report and believes this is a unique situation. This is a dangerous job. It has unique requirements. We can fix this without changing our basic policy. We need to change the pay scale for these jobs and we need to get this off the table before we start going for other system solutions. Pitzer asked for a report on privatization of the trash service and wants expert analysis. Seems like we are already outsourcing, so let's look at it. This is the most commonly privatized city service. Let's check it out. There are lots of issues. I can't speak intelligently about this until we get a solid report.

Skala indicated that he was around for the last trash war. He said Third Ward voters were opposed to roll carts and if he came back with such a solution he would be hanging from a tree. There are a lot of benefits to the bag system. Buckle up if you want to go another way. Peters indicated that she heard all the roll cart complaints, but she thinks they are missing the main point of picking up trash safely and paying people well enough to do this. We do need more information. A side discussion occurred whether the Laborers union would support roll carts. Some council members indicated that they thought the union would oppose such a solution due to job loss.

REP74-18 Solid Waste Utility Compost Operation and Food Waste Collection Programs.

(Action: This report details the history, statistics and the city's role in collecting yard waste, garbage and other solid waste materials. It covers changes in state law regarding what types of materials were allowed in landfills over time; what kinds of challenges have been encountered regarding the mixing and disposal of food waste; the rules limiting collection of solid waste to city enterprises; and how new rules may be considered for both the downtown Columbia area and the city at-large.

The complete report is available at the following link:
[STAFF REPORT ON COMPOST AND FOOD WASTE](#)

Discussion ensued. Thomas asked for an overview. Staff indicated that a new downtown food waste collection program had 15 people sign up and they believe that more people will sign on. The city contracts with individual businesses depending on volume. General rates are difficult to describe since the rates are tied to type of business, container size, front or rear load and sharing. Staff indicated that the incentive to use the service was improved service. Most complaints come from food waste odors and weight of bags. This helps address this problem. If we get this going, we will start to implement in January of February and try to implement a pilot before that. Staff indicated that they also have 25 businesses outside the CID that participate, and it is subsidized because the food waste does not go into the landfill, it is used in the compost operation. Thomas asked why the staff did not want to license private food waste haulers? Staff indicated that there is a general health concern. Springfield has a competitive system. It is very inefficient; the routes are duplicated; and there is less control. On the compost side, we are not seeing a big demand for our compost product and process.

No further action was taken.)

REP75-18 Intra-Departmental Transfer of Funds Request.

(Action: The Mayor noted that \$1.9 million was transferred from non-motorized transportation to the Shepard to Rollins Trail. Staff indicated this represents all remaining money in the fund being moved at one time. There was one item for \$1.5. We moved all remaining Get About Funds and if there is anything left at the end, we will move it back again. This is the last project anticipated under this grant.

The Mayor also asked about moving personnel dollars into capital dollars. Staff indicated that they moved engineers' FTE funds to a new truck and this represents the department savings. We contracted out chip seal workers. So, the mayor asked why we were buying a paint striper? Staff explained that they realized savings, so they bought equipment that had been delayed. The Mayor wondered why they couldn't move employee money from one department to another. The Mayor asked about IT money from a previous meeting and the City Manager indicated that such a report would be forthcoming.

Pitzer asked how did this occur? The City Manager indicated that when money is budgeted, and they can't fill the job, it gets changed over. The Mayor asked why that doesn't show up on each year's request for a new budget? The city manager indicated that at the end of the day, a budget is a spending limit. We start two years out. When we get to the point where it actually gets spent, we have to move money to different accounts to maximize the use of the funds. Pitzer wants more discussion about why the management of the city cannot better define what jobs are needed, how they are funded and why they have money left over to spend on other things.

The Mayor asked how we preserve integrity in the budget process if the next day after we vote for a budget it can be changed administratively. The City Manager indicated that the department budgets do not change in total but that sometimes there are changes in needs or people aren't hired, or new capital expenditures are required. Ruffin thought the council and city manager should not have to approve every change order, department heads should get that authority.

The Mayor said that if that was true, he was not sure why the city council was even needed, except that people elect us to make those decisions. Peters indicated that she is frustrated when people won't change the budget to hire additional people that are really needed. She also indicated that she does not

want to micromanage the budget and neither does Ruffin. Peters indicated that she thought staff was professional and know what they need, but staff indicated that sometimes they need authority to move money within a budget.

GENERAL COMMENTS BY PUBLIC, COUNCIL AND STAFF

Public

The speaker indicated that Pitzer asked a great question. We don't have to do what we have always done, and we should look at this with fresh eyes. He suggested that the council does not get enough information about the budget. Ask for more information, not less. Don't vote on every little detail. But, you need to maintain meaningful oversight. The speaker further thought the surplus in the solid waste division report was meaningless. Everything must be put into perspective. The staff was pushing for roll carts and they found out a way to fund landfill services through switching to a roll cart system. Solid waste has enough money to pay more people more money right now. Don't let them get away with this.

The next speaker believed that there is a common theme going on here, and it has been going on for a while. We have an issue about does growth pay for itself. We wonder if we have a budget process problem. We have a morale problem. We do not have internal or external organizational justice. I blame it on the city manager. I think people are frustrated. We need to meet in the middle somewhere. I don't have all the answers, but you need to figure it out and make it easy for the public to understand it. You need to manage the manager better and give us more information.

Another speaker discussed the food waste report. He noted that most food waste comes from residential sources, but we have no organized way to divert and collect that waste. If we provided that option to private services, other possibilities would exist. Private carriers could be afforded by the actual fees charged by the private carriers. He went through several other scenarios regarding the costs and rules governing private waste haulers. He noted that they were legally banned in this town, except for honey wagon haulers who have done a good job. I urge the council to move forward with authorizing private haulers for food waste.

The next speaker wants to hold the city manager and the Water and Light Utility for completing projects that were passed by voters. She identified a list of unkept promises and indicated that she will vote no on the water bond issues.

The next person believed that the city manager is a professional and that it is time that the city council stepped up to become his boss. He then indicated that he was opposed to roll carts, and that he lives in a mobile home on a fixed income. He got a \$25 increase in trash fees this year because he lives in a trailer park. His Social Security did not go up that much this year, so he is now upside down. Same is true with water and there are a lot of people in my same shape.

Council

Skala asked for a report on the use of temporary workers to collect trash. I also want to know about reporting minutes form various and boards and commissions and would like to know how much it would cost to provide accurate minutes for the side commissions that we have created. He endorses the idea for the task force on new revenue sources and he wants to revisit the idea of new development fees. He is a fan of boards and commissions and values their input. He asked for a follow up on the Baldrige

Award program and how that meshes with racial equity and how we allocate resources in our community.

Trapp noted that in the North Village Arts District there is a proposal for a metal sign that might be appropriate, but the current code does not allow it, so he wants to explore how that could be incorporated or approved. Can we do a quick fix on this? Skala said maybe this needs to go to the Board of Adjustment. Trapp wanted to avoid that if he could and asked staff to draw up an ordinance.

Thomas indicated that he wants the council to support him during the budget process to create a true cost of growth study. Specifically, he wants funding for a new study. Secondly, he wants an elasticity study to determine whether or not charging for parking at the airport would drive people away. If they could do it, he wants to shift some money from airplanes to buses. Finally, he wants to increase the grant we give Access Television. He wants to increase it from \$35,000 back up to \$100,000 over time and increase it with some one-time funds this year.

Peters requested a report on what barriers we have to adopting the Internet usage tax. What else do we need to do at the county, city, and state levels to make it all happen?

Staff
(None.)

ADJOURNMENT
(Time: 11:38 PM)

©2018 CityWatch-Columbia

(This document may not be reproduced, redistributed or significantly cited in other works without the written permission of the author.)