



Columbia City Council Meeting Recap

Council Chamber, Columbia City Hall

7:00 PM

Tuesday, September 3, 2019

INTRODUCTORY ITEMS

Pledge of Allegiance

(Recited as indicated.)

Roll Call

(Present: Treece, Ruffin, Trapp, Skala, Pitzer, Peters, Thomas)

(Absent: None.)

Approval of Minutes

(Minutes from August 19, 2019 meeting were approved.)

Adjustment of Agenda

(The Mayor added **B290-19** to Bills for Introduction and First Read. This relates to the city's agreement to provide Public Resource Officers to Columbia Public Schools. This allows the school district to extend the earlier agreement and this was the last day to file such legislation.)

No further changes were made.)

SPECIAL ITEMS

(A Rotary Exchange Student was introduced.)

SCHEDULED PUBLIC COMMENT

SPC55-19 Jeffrey Hempstead and Irwin Schneider - Update on this past year activities of Columbia Neighborhood Watch.

(Action: The two individuals updated the council about the Neighborhood Watch Program. They noted that they are an all-volunteer group and they have no paid staff. There is no cost to any group that uses their materials. Last year they added 14 new groups and 145 individual members. They have received a positive rating from the Better Business Bureau. They have applied for various grants to raise awareness, publish a quarterly newsletter and provide programs to the community. If you see something, say something. That's our motto. We work with the police department and have conducted 6 trainings during the past year.)

SPC56-19 Maria Oropallo - Concerns from city voters.

(Action: We do not really know what the true projections of our city budget are going forward. We need a revenue analysis, and an analysis of how we manage our investment portfolio. A performance audit would bring transparency and clarity to the process. The new city manager could be helped by creating a clear starting point for where we are going in the future.)

SPC57-19 Dale H. Roberts, Columbia Police Officers Association - The need for a performance audit by the state auditor.

(Action: The speaker provided a handout to the council and noted that 18 months ago they issued a call for a performance audit. We still think it is a good idea and will help establish a clean break between the old administration and the new. Some people think we can't afford more police officers. We need to document where we stand financially since there has been resistance in the past to spending more money through increased taxes. Some people even say they support law enforcement but won't vote for a tax increase because of the conditions at city hall.)

SPC58-19 Mark Johnston, Mid Missouri Radio Control Association - Thank the city for use of leased property.

(Action: The speaker indicated that they have a lease agreement with the city to use property to fly radio-controlled airplanes. The property is next to the waste treatment facility. We have improved the property with \$15,000 worth of funding. We are also raising funds for the Food Bank in order to give back to the community. Thank you for making this agreement with us and for being a part of the community.)

SPC59-19 Kerri Schafer - Support of the conversion therapy ban.

(Action: The speaker noted that she is a licensed therapist and that she works with various groups. Sexual orientation and gender identity are not changeable characteristics and conversion therapy is detrimental. There is a direct harm caused by conversion therapy. This population is already vulnerable. There is no scientific validation for conversion therapy techniques. She noted that there is a long list of accredited groups who oppose conversion therapy. The city of Columbia leads in this regard in the State of Missouri. We encourage that leadership. Most conversion therapy has a religious type backing. This type of therapy still occurs in this state and in this town. We need to send the message that this is not appropriate.)

SPC60-19 Lynn Maloney - Transparency Matters.

(Action: The speaker indicated that transparency matters when we craft our budgets. How effective are our budget planning processes and how do we carry out the missions of our boards and commissions? We think an audit of all board and commissions should take place and we believe it will be productive. Sometimes commissions recommend policies, but those recommendations are never implemented. How much money are we losing in small purchases? Maybe we could save significant amounts. Why not bring in seasoned auditors to do a three-year study at a cost of between \$500,000 - \$750,000. It really doesn't cost that much.)

PUBLIC HEARINGS

(THE FOLLOWING ITEMS ARE ALL BUDGET RELATED.)

PH36-19 FY 2020 Annual Budget for the City of Columbia.

(Continued from the August 19, 2019 Council Meeting.)

[See B233-19/Mayor Memo]

(Action: This public hearing was conducted and continued until the September 16 meeting.)

B233-19 Adopting the FY 2020 Annual Budget for the City of Columbia.

(Continued from the August 19, 2019 Council Meeting.)

[Amendment Sheet - As of 08-29-19](#)

(Action: The Mayor noted that there are 132 amendments to the current budget, but are summarized in 12 pages. If anyone wants to identify specific items that can easily be agreed to, please do so in order to save time.

The city manager provided an overview of the city budget again and identified core elements of the budget. He noted that he supports the pay package submitted for city employees including adjustments to mid-point, across the board minimal pay increases of .5%, other classification pay increases for refuse collection positions, increases for police sergeants, increases for water distribution employees, 50-cent increases for operators in the street division, line worker pay increases along with development programs and some adjustments for journeyman programs and line foremen and superintendents.

This will be paid for (\$4.8 million) by some cuts to positions and the use of reserve funds. At the end of last year, we have significant cash reserves that can be used this year, but in future years we will have to identify new revenue sources to pay for these ongoing pay increases.

Finance indicated that there have been several changes to the budget presented two weeks ago and noted several of the amendments that have been made. A Growth Impact Study of \$75,000 will be funded. A number of other items were cited and appear in the amendment sheet submitted tonight. She noted climate funds, community scholars, streetlights, strategic plan funding, supply diversity funding, Vision Zero will get \$99,000, etc.

[A COPY OF THE BUDGET AMENDMENT SHEET IS AVAILABLE HERE.](#)

The Mayor asked about \$150,000 for a maker's space agreement with MACC that did not seem to appear in this budget. Staff said they have let that lapse since there was no clear paperwork on that item. Now, the Mayor opened up public comment and Thomas began with questions. Thomas asked how funds are being described and allocated for transit. Some items sound similar, but some are actually quite different. He noted that sometimes there is a phrase called net positions, but in another part of the report there is a cash reserves number that seems to be cash in, cash out accounting. What is the difference between cash reserves and net position? The accountant indicated that there are accounting principles used, so sometimes you see value and sometimes you see cash. We tried to develop a way to measure how much money is really available, how much is needed and what has already been expended but has been put into things that have value.

Thomas said that the airport's net position is \$51 to \$57 to \$63 million. Why are those numbers different over multiple years? Staff explained that much of that is reflected in capital assets like building, runways, etc. Then, you add revenues, subtract out expenses and you arrive at a net position. Thomas asked what is the definition of a non-cash input? Staff explained that most of that is related to FAA grants. You see the funds but not an expense side since it is a different government contribution. The city manager also explained that a net asset could increase in value due to grant funding even when the city had no expenditure.

Pitzer asked about sales tax projections. In the amendments, there were some projections that did not make sense. For instance, if the capital improvements sales tax is .5 and the transportation tax is .25, why are the projections not twice what the other one is? Staff explained that that some items are excluded from the calculations. Pitzer then asked about underground cable burying expenses. Staff said that in the city budget there are funds identified for burying electric lines, but some are not appropriated until the bonds are actually sold and so the amounts will vary by year. We then take those

funds and prioritize lines based on failure or use. Pitzer thought it seemed like there is a better approach to identifying areas with highest need for replacement including non-jacketed lines that are declining. Sometimes we have to dig it up just to check it. Pitzer asked if funding was enough? Staff said that \$200,000 per year is about what is currently spent and that when the next bond issue is sold they will get \$750,000 that can help approach problems in a more comprehensive manner. Pitzer asked how long it would take to identify hotspots? Staff said it will have to be an ongoing project. Maintenance of our overhead lines is easier to inspect. Underground lines are more difficult to inspect without excavation. Pitzer then asked if you find a series of trouble spots, will you have to come back and ask for funding or will you have to wait for several years. Staff said they would come back and ask for more money.

Skala asked how specific the data is that is used to spot failure trends? Staff said it is often difficult to identify lines before they fail, but once they fail, we are able to react quickly. We have been able to leverage new GIS technology, but we are at the beginning of using that system. Staff noted that sometimes we bypass first then repair problems in many cases.

The Mayor asked about the Blackberry Lane line replacement and the differential in cost of \$10,000. Staff did not know the answer. The public hearing was opened.

The first speaker indicated that she works with Community Action. She noted that she has been an active advocate since 1991. Transportation is one of the biggest obstacles in this town. It affects families in so many different ways. It never seems to change. She asked that the council reinstate the later runs on the bus system. But, it is a bigger question. Springfield just started their own ride sharing app. We need to create a new task force. The relationship between social mobility and transportation is stronger than between crime, two-parent households and others. She thought that if you can afford to fly you can afford \$3 to park. The Mayor noted that the speaker had flown last week and asked when the last time she rode the bus. She said she had ridden it within the last year.

The next speaker asked to talk about transit. She thinks its good to work with the university. She also thinks you need to work on Paratransit. We are not doing that well enough. We need to pick up the slack on Paratransit and look at disabled access in addition to students. The routes need to go where disable people need to go. We need more bus shelters. Now, where are they? The speaker heard that they were never really ordered because they were too expensive. We need routes that are stable and shelters where people can charge their wheelchairs.

Another speaker said he has lived here for 11 years. He lives in the dorms. He lived in Gainesville for a year and a half. They had a robust bus system. If they can do it, we can , too. This will help us with sustainability. We can find the money and the brainpower to do this. We spend more money on studies than we do on doing things. Let's bring the city and the university together on this issue, along with disabled and disadvantaged. Each year, dorm rooms are outfitted with new TV and refrigerators. Let's buy that stuff here.

The next speaker spoke in favor of a nominal parking fee. This is only a first step, but it is a good faith move. We should receive accolades for having a social equity and climate change plan. But without action, plans are meaningless. You have the opportunity to take the next small step tonight. If you are born into tough circumstances in this town, you are likely to stay there in this town. Transportation can change that dynamic. It's not money we lack – it is will. We can find money for bridges and airports, but we can't find the money for transit.

The next speaker said he wanted to speak about fees for new fees to Board of Adjustment and zoning. He has some concerns. The BOA is a quasi-judicial. He believes that establishing an onerous fee could deny some people due process. I request that a safety valve be built in like a means test to make sure everyone has access to the system. The Mayor indicated that this is a fee increase and that there should be some way for this to pay. The speaker noted that applicants have already paid P&Z fees, so this is an additional fee to appeal their case to Board of Adjustment. Skala asked how you could set up a system that exempted some people and not others, particularly individuals. The speaker did not have a direct answer.

The next speaker noted that she works for an anti-tobacco coalition. She travels a lot. She flies a lot. When she flies out of St. Louis or Kansas City and when she does, she pays for parking, sometimes as much as \$26 per day. She sees people pay \$4 for a cup of coffee or a \$20 breakfast. When I come home, I see people who can't afford food or gas. There are people who spend less on rent than my \$495 airplane ticket. We are considering passing a modest increase in parking rates. I know we hear a lot of testimony, but it often doesn't come from the people who need help the most. This \$3 fee will not change my flying habits. For years, my daughter rode the bus for free because she was young enough. Now it costs \$1.50 and sometimes she doesn't want to spend that extra money.

The next speaker said that the airport is a vital resource. We are in the process of expanding. We have always planned to charge for parking in the future. And when we do, those fees should go toward the airport and improved parking.

The next speaker is on the Airport Advisory Board. You have asked us to be your sounding board. We opposed this parking fee increase and we opposed this unanimously. Not because we oppose mass transit. We think we need to continue to improve service at the airport.

Another speaker noted that she has spoken about this before and that sometimes she thought that this might be an incurable situation. She noted that Thomas had already done a survey and it noted that 75% said a \$3 fee would not change their flying habits. She thinks parking fees will not change people's flying habits. She also didn't know that the airport is being subsidized by a sales tax. Sales taxes are regressive and affect the least financially robust segment of society. That means that our poorest people disproportionately subsidize this airport. This is unjust.

The next speaker noted that she is a bus rider and she has no other options. She admitted that the bus is the last option, and nobody rides it because it doesn't go anywhere and it doesn't run when you always need it. I am not trying to be unfair, but I try to do my grocery shopping via the bus. It's hard to do. I ride a short bus. Apparently, long buses can't make all the sharp corners or something. If you have people with walkers and carts it doesn't work well. I like the idea of a task force. Let's think about it as a whole piece. I think the council does a pretty good job. Let's do this right. Quit flopping back and forth. That for sure doesn't work. Put your brilliant minds together and come up with a brilliant solution.

The next speaker said she also supports the \$3 per day parking fee at the airport. The speaker teaches people how to ride the bus. Before they changed it, it took people she helps 2 hours to get from her house to the hospital. This is a part of economic development. \$3.00 is the least we owe to the poorest of our citizens. In this era of trying to encourage clean transportation air travel is not the way to be going. I am concerned about the social equity, but I am also concerned about the climate.

The next speaker said she supports improvement of our public transportation. Here's weird one. It takes some people two hours to get to a four-hour job. So, you spend as much time riding as you do working. People don't trust the dependability of our current system. Sometimes we take the options away. Then people don't go to the store, they don't work and they don't go to the doctor. What kind of city do we want to live in? Some of these folks stay here all their lives. We owe it to our citizens to be able to have healthcare, get to the store and get to a job. We need workers. These people help you. Help them. We need disincentives to bringing your care downtown. I don't use the bus because I have to walk a mile and a half to the bus stop. I walk further to get to the stop than I do to ride where I want to go.

Another speaker said she supports the \$3 fee. She doesn't think giving parking for free to people at the airport is not right. What about people who park downtown? Can we not give you your sixty minutes back downtown like we give away parking at the airport? I think a transit Task Force would be a good thing. We seem to have enough money already to build a new airport, so why can't we find money to fund public transportation?

The next speaker changed the topic to the CARE program. He was a member of the CARE program. He thought it prepared people for the real world. He thought it helped people how it is to work nine to five. He thought it helped people what to expect when they got out of school It helped make people more independent.

The next speaker said he lived in Dallas for a long time. In one city he lived in, they scrapped the bus line. They stopped connecting to the metro. That town was isolated. What happened was that as the city grew out, the city became split and they started not being able to find workers for many jobs. Is riding the bus a right or a luxury? It's important. In St. Louis, they had a different thing going on. They didn't want the bus to connect to upper income neighborhoods because they didn't want bad elements coming in. It was Jim Crow. African Americans are already at a disadvantage in so many ways. Don't add transportation to the mix. Cities that don't know their history will make mistakes. I think we should estimate the budget we need then ask the community as a whole to pay for it. Most cities don't think of us as a leader. I have worked around the world. Some places do think we are leaders. Let's tell our story about something different and good that we did do. Let's be innovative.

The next speaker wanted to address the issue of water and electric department budgets. The past few years, we have gotten off track on our terminology. We were proposing a 3% water increase, when really what we wanted was a three percent revenue increase. What we did was increased our rates to get a 3% revenue increase. The two do not always equate. We need to work on that a little bit. The second item is the report of the Water and Light Advisory Board. There is no money for travel and training. The Mayor said he asked about that and that all the staff has to do is ask and they can get that money. Just identify the needs and the board can apply for funds. OK, but they eliminated the contingency, so where does the money come from? Also, the speaker said he would offer his experience as a board member to help newer members understand the working of the advisory board. Finally, he wanted to review a review of the water and electric budgets and has not received any response regarding his work.

The public comment period was closed.

Peters asked about the P&Z fee increases. What is the refundable advertising fee and why is it refundable? Staff said that the advertising cost can be different each time so they refund the unused portion. Pitzer asked if this was a cost recovery measure. Staff said no, it was a measure to recover some

costs of staff time, but staff performs a lot of different functions and this would cover some of that time. We set our fee after looking at fees in some other cities. Skala asked about potential relief from application fees. Can we look at some sort of relief for some groups or people? Staff said they could look at this and it might be based on the value of the project or other factors and it can be amended in the future. Peters asked if we already have staff to do this stuff, we are we now trying to charge a new fee? Staff said it does result in a variety of new tasks and it seems reasonable.

Now they started on the budget amendments.

SEE SHEET

(Editor's note: The council considered each of the amendments listed on the attached amendment sheet. The vast majority of amendments were agreed to by the council. The following items were either further amended, defeated or debated:

12 Expenses: Real Toolkit Funding (Use \$50,000 Real Toolkit general fund savings + \$25,000 from Strategic Planning Council general fund savings) (This was a Skala amendment. They can't do \$110,000 but this is a good number at \$75,000. The City Manager laid out a scope and this reflects some of the numbers that came back. Originally it was \$106,000 so we WILL have to cut down the scope somewhat with this amount. Thomas supports this item.) This item received consensus - \$75,000

19 Expenses: Contract for Public Access Channel and Community Access Center (use a combination of Vision Zero, City Manager, and Cultural Affairs general fund savings) (CAT Tv will get some funds to figure out what to do with existing equipment and keep a viable service at this time for one year.) (Thomas gave a short history of the program. This money comes from the cable companies, not taxpayers. Legal explained that this would leave this money in the budget, then we will see what happens. On September 25, if the cable company does not want to provide three public channels at no cost to the city, they may be able to deduct some of that service after that date. That means at least one of the public channels could go away. Skala supported this as a place holder. The Mayor was a bit skeptical. Skala thought we should let the old equipment go to the CAT TV coalition and will support this. Pitzer wants to move away from a placeholder strategy and wait til we have full information. This motion passed as proposed, 5 to 2) - \$35,000

28 Expenses: Delete Council Reserve – The council deleted its own reserve fund - \$91,000

31 Expenses: Restore 1/2 Regular CARE program (Restore 30 Summer Trainees and 1.5 Job Coaches, Adjust CARE Trainee rate of pay from \$9.45/hour to \$9/hour) (Staff said there is a potential for cost sharing with businesses in the future, but not right now. This helps kids – it is not really about creating jobs, per se. It teaches kids how to get and hold a job in the future. Skala asked about performance data and the nature of the cut. Parks staff said that they have cut every other area in previous years, and always left this program alone. We have cut just about everything else, so if we are going to do something, CARE needs to be part of the cuts. Peters asked about taking an additional \$48,000 of the general fund reserves to restore these cuts. We are using that for our pay package anyway and that was one-time money. The City Manager said we are trying to spread this out across all departments. Let's look at this broadly across all areas of the city. Trapp said he thought the original proposed cuts to CARE should stand and we can look at this in the future, but these are tough budget times. The Mayor suggested taking funds from the Utilities and using it to hire participants who could potentially work for one of the city utilities.

A motion to accept this amendment passed unanimously.

- \$48,093

(The Mayor then proposed an amendment to eliminate cuts to the Parks and Rec budget enumerated in items 32 through 38 and replace them with a charge of equal amount to the Utilities budget. Those funds will be transferred to Parks and Rec. That allowed item 31 to be approved as submitted as an amendment.)

(Some later FTE counts and other partial budget offsets were affected by this reassignment of costs, but the dollar value remained the same.)

76 New Add Pay for Water Distribution CDL Operators at \$0.75/hour when they obtain DS3 Certification (Added back in) - \$19,610

87 Move 0.25 FTE Sr. ASA from Parks and Recreation to Recreation Services (needed to restore 1/2 CARE cuts) - \$10,944

88 Revenues: Increase Subsidy from Transportation Sales Tax due to charging \$3/day parking Total Revenue Changes - \$262,800

(Thomas gave an impassioned plea to adopt this amendment and also asked that the council appoint a new task force, do things in a different way, make a new deal with the university, make this work with the vision zero program, climate change plan, and social equity and I don't think we can put \$3 million into an airport instead of a bus system. I am proposing this in the short term. This is somewhat symbolic gesture. It is the exact amount that the airport could raise base. He did not think the city should continue the airport to the tune of \$3 million annually.

With that amount of money we could give free ridership to riders and other cities have done that. I am not suggesting that we do that this year, but we could in the future. The amount of fare income receive is very small. This puts a marker in the sand. The Mayor said he agrees with Thomas' comments but there is no plan for transit that works. This puts good money into a bad program and everyone admits that. If we have \$7 million to work with, let's figure out how to do it. Why just move this money for nothing? We have a plan for the airport. The bus system taking this money damages the airport.

Skala thinks maybe we should do something to address the bus system and align our strategy with our climate action plan. This is a social equity issue as much as it is about transportation.

Trapp did not think that the airport was overcapitalized. The airport has grown because they made strategic partnerships. We haven't done anything like this with the bus system. We've missed out on economic development opportunities by not having a good airport for years. Now we are getting that right. Let's don't penalize that to fix another system that's not working. When we get a new policy, then let's get the funding in place. This measure is not the way to do it.

Ruffin thought this proposal seemed premature. We don't have a system to put this into place. We don't know how we will collect the funds or anything. We need more before we say yes. This small amount of money will not have much of an impact on mass transit. I am committed to finding a solution, but not this one. We don't even know if \$3 or \$5 or \$7 is the right number. Not now.

Pitzer observed that there is no plan here. Let's don't impose an arbitray fee for an arbitray need for an indefinite period of time. There is a lot to justify improvement of the bus system, but if money would solve the problem, it would have had some impact by now. We have more than doubled the bus subsidy and it has gotten us nowhere. This will do more to hurt us than help us in the long run by creating yet

more bad will toward the city. Peters thought we should form a new task force and explore the Uber aspect of ride sharing or create a Transit Authority.

(This item Failed by a vote of 5 to 2 with Thomas and Skala voting for the parking fee)

(The defeat of this item also resulted in the elimination of amendments #91 and #92.)

108 Move (1) 0.25 FTE 1006 Sr. ASA position from Parks and Recreation to Recreation Services (to restore 1/2 CARE cuts)

This FTE was transferred to Utilities.)

Now the council moved on to a discussion of pay guidelines and the city manager presented an outline of those new guidelines. Staff indicated that there have been a few pages deleted on the presentation that was submitted for public consumption. We will update those materials and they will be available before final passage.

The amendment process was closed. The city clerk indicated that there will be a clean amendment sheet presented at the next council meeting and some technical amendments will be brought forward.

The amended amendment sheet was approved and is now pending for final approval on September 16.

B234-19 Amending Chapter 5 and Chapter 11 of the City Code as it relates to Public Health and Human Services Department fees.

(Continued from the August 19, 2019 Council Meeting.)

(Action: To be finalized on September 16)

B235-19 Amending Chapter 12A of the City Code as it relates to stormwater utility charges.

(Continued from the August 19, 2019 Council Meeting.)

(Action: To be finalized on September 16)

B236-19 Amending Chapter 17 of the City Code as it relates to Parks and Recreation fees.

(Continued from the August 19, 2019 Council Meeting.)

(Action: To be finalized on September 16)

B237-19 Amending Chapter 29 of the City Code as it relates to planning and zoning processing fees.

(Continued from the August 19, 2019 Council Meeting.)

(Action: To be finalized on September 16)

(Both items related to COLT Railroad.)

PH39-19 Proposed safety improvements to the Columbia Terminal Railroad (COLT) crossing at Route B to include the installation of new concrete crossing surface panels, ties, rail and related track materials, roadway approach pavement and pavement markings.

[See B242-19/Mayor Memo]

(Action: See following item for vote.)

B242-19 Authorizing construction of safety improvements to the Columbia Terminal Railroad (COLT) crossing at Route B to include the installation of new concrete crossing surface panels, ties, rail and related track materials, roadway approach pavement and pavement markings; calling for bids

through the Purchasing Division; authorizing a supplemental agreement for highway/rail crossing improvements with the Missouri Highways and Transportation Commission.

(Action: There was no public comment on this item and no discussion among council members. The item passed unanimously.)

PH40-19 Consider the 2020-2024 Consolidated Plan and FY 2020 Annual Action Plan for CDBG and HOME funds.

[Need Motion for Continuation of Public Hearing/Mayor Memo]

(Action: The City of Columbia receives Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME) funding annually from the Department of Housing and Urban Development (HUD). The City of Columbia is required to submit a Consolidated Plan at least every five years in order to qualify for funding.

The Consolidated Plan is a comprehensive plan outlining affordable housing and community development needs and strategic implementation strategies for expenditure of CDBG and HOME funds, as well as funds allocated to the Columbia Public Housing Authority, Continuum of Care funding, the Missouri Housing Development Commission (MHDC) and any available local housing and community development funds. HUD regulations require the City to conduct a 30-day comment period prior to approval of the Consolidated Plan. City staff requests Council open the public hearing at the September 3, 2019 Council meeting for public comment and continue the hearing at the October 7, 2019 meeting. Staff gave a broad outline of the report that was submitted in writing.

[LINK TO CDBG/HOME REPORT](#)

Peters asked if they still received public comment until October 7. Staff said that was true and that people could comment via the website or people can send letters or email directly to the staff.

The public hearing was opened.

The first speaker noted that he was with Job Point and that he thought Randy and his staff all do a great job. They are professional and they are a great group to work with. They handle it by the rules.

The next speaker spoke about cuts to the CARE program and thanked the council for their innovation in saving some of the CARE program jobs. She thought the students who would benefit often live in the central city and she encouraged the council to continue to support these kinds of programs.

The Mayor made a motion to continue this hearing until October 7. The motion to continue passed unanimously.)

OLD BUSINESS

B190-19 Approving the Final Plat of "The Backyard" located on Sixth Street and Seventh Street, between Locust Street and Cherry Street (120 S. Sixth Street and 119 S. Seventh Street); granting design adjustments relating to alley right-of-way width, corner truncations and reduced utility dedications (Case No. 82-2019).

(Requires approval by 2/3 of Council.)

(Continued from the August 5, 2019 Council Meeting.)

(Applicant requests tabling to the October 7, 2019 Council Meeting.)

(Action: Tabling granted.)

B243-19 Authorizing agreements for professional services with Horizons Energy LLC and Siemens Industry, Inc. for the development of an Integrated Electric Resource Plan, an Electric Master Plan and an Electric Cost of Service Study; amending the FY 2019 Annual Budget by appropriating funds.

(Action: Staff has prepared for Council consideration an ordinance authorizing the City Manager to execute agreements with Siemens Industry, Inc. and Horizons Energy LLC and appropriating \$900,000 for consulting services for the development of an Integrated Electric Resource Plan, an Electric Master Plan and an Electric Cost of Service Study. There is a 14% contingency built into this contract and the term of the contract is 48 weeks, not 48 months. Pitzer asked if the 14% contingency was typical. The Mayor noted that this could represent as much as \$105,000. Pitzer asked if changes are frequent in these types of contracts. Staff said that there are typically one or two changes on contracts like this.

The public hearing was opened. W member of the Water and Light Advisory Board appeared and indicated that they support this proposal. The Mayor asked about Siemens commitment to the city's goals regarding energy costs, our climate action plan, etc. The speaker said they felt that the company's experience was excellent. The Mayor noted that a previous consultant had some projections that did not materialize and he wanted to avoid that pitfall in the future. Pitzer asked how the task force will interact with the consultant. The speaker said they will speak with the contractor frequently but we want to speak with a unified voice, receive weekly updates, and appoint a dedicated staff person.

The next speaker thought this contract was very unusual and believed that it is highly unusual to consider a contingency in this sort of contract. I don't think this is a good contracting process. The memo did not address this aspect and this should have been revealed earlier. Earlier this speaker had noted that if you have professional engineers, they need to be Missouri engineers. Staff said that these are professional services, not professional engineering services, but Missouri engineers were available for any engineering services. The speaker said that future contracts should specify Missouri engineers.

Another speaker addressed the need for a contingency in the contract. He said it has to do with the kind of data they will be gathering and how they may have to augment or clean the data to make it reliable. This is a push for modernization and we are committed to having a verifiable result. The council will have the ultimate say. This allows us to move quickly, but appropriately. Pitzer asked why not just build that into the contract? The speaker said he thought it was because the company thought it might be manageable.

The public hearing was closed.

Pitzer said if they need the extra money they should ask for it, not build in some contingency.

A motion to amend the contract to state 48 weeks instead of 48 months was made and approved.

Pitzer made a motion to amend the contract to make the contract for a set amount not to exceed \$900,000 instead of building in a contingency. That motion was approved.

The amended bill was passed unanimously.)

(The following items relate to the adoption of various new building codes.)

Staff presented a report on all Building Code changes.
Big changes noted in the new codes were:

1. Educational facilities must create a storm shelter big enough for the entire student body if they add on more than 1,000 square feet. Each student requires 5 square feet with no fixed items in the way.

2. Recognition of tiny houses in the new code. This provides new requirements for lofts, new floor area calculations etc. This squares with the new zoning code.

3. Nightclubs and restaurants that serve alcohol and have capacity for more than 300 people shall retroactively be required to install a full fire sprinkler system. The fire chief said this will be enforced from now on, but if you delete one part of the code, it will eliminate the retroactive requirement. The fire chief noted that they had a similar problem years ago with the sororities and fraternities. It took them years to get that rectified. Someone died in one fraternity. The chief said he is not a fan of deleting anything from the code, but doing this retroactively and making people do something that seemed perfectly safe yesterday seems like a tough mandate. Skala asked if there was anyway to compensate by installing more fire extinguishers or something? The chief said they already try to do that and they do regular bar checks. They check egress, complaints, equipment and layout. He did not think there was anything that could be added short of this to achieve the same level of safety.

We are talking about applying this to one story buildings with plenty of opportunity for egress. The Olive Garden is a good example and this rule was really contemplated for problems that arise in multi-story buildings.

4. There was consensus on adopting solar ready energy systems in the energy code.

5. The swimming pool code was changed. The city has its own code, and took some barrier requirements from the international code and put them in the Columbia code. There are some exemptions for fencing and pool coverings. Peters asked if there was any way that kids can slip under these barriers. The staff indicated that it is highly unlikely if the barriers are built to code. Most cannot be more than two inches off the ground in terms of fencing, but if you have a fully automated cover, you no longer have to do the fencing.

The public hearing was opened on all items.

The first speaker wanted to address the electrical code, particularly as it relates to the placement of electrical receptacles on kitchen islands. He showed how the arrangement of receptacles in kitchens has changed over time. But, in the new code, they indicated that you no longer have to have electrical receptacles at the end of kitchen peninsula islands. If you don't have a receptacle there, when you plug in devices like blenders or toasters with short cords, you have to cross the cord across the place where people use the countertop.

Skala asked about ground fault interrupters? The speaker said they all need that and that is a separate topic.

No other comments were forthcoming.

Skala said he thought this sounded reasonable to include the receptacle at the end of a kitchen island. Thomas asked if staff had a strong opinion on this. The commission voted to change the code, which differs from the speaker's opinion. This particular item was voted on and the commission voted to NOT require an outlet at the end of an island/peninsula in the kitchen.

Peters made an amendment to require a receptacle at the end of a kitchen peninsula. The motion to amend the code to require the receptacle failed by a vote of 4 to 3.

Skala then asked about the pool and spa covering and that if the cover is automated but it doesn't operate, then you have no protection and you may need a fence. Years ago, the city increased the fence height to 72 inches. This new code reduces that fence height to 48 inches which is standard across the country.

The Mayor asked for the roll to be called on all bills related to the new building codes. All items passed as written by unanimous vote of the council. See below for individual votes.)

B253-19 Repealing Article II of Chapter 6 of the City Code relating to the 2015 Edition of the International Building Code and enacting in lieu thereof a new Article II of Chapter 6 of the City Code adopting the 2018 Edition of the International Building Code.
(Action: Adopted unanimously.)

B254-19 Repealing Article III of Chapter 6 of the City Code relating to the 2006 Edition of the International Code Council Electrical Code Administrative Provisions referencing the 2014 National Electrical Code and enacting in lieu thereof a new Article III adopting the 2006 Edition of the International Code Council Electrical Code Administrative Provisions and the 2017 Edition of the National Electric Code NFPA 70.
(Action: Adopted unanimously.)

B255-19 Repealing Article IV of Chapter 6 of the City Code relating to the 2015 Edition of the International Plumbing Code and enacting in lieu thereof a new Article IV adopting the 2018 Edition of the International Plumbing Code.
(Action: Adopted unanimously.)

B256-19 Repealing Article V of Chapter 6 of the City Code relating to the 2015 Edition of the International Mechanical Code and enacting in lieu thereof a new Article V adopting the 2018 Edition of the International Mechanical Code.
(Action: Adopted unanimously.)

B257-19 Repealing Article VI of Chapter 6 of the City Code relating to the 2015 Edition of the International Residential Code for One- and Two-Family Dwellings and enacting in lieu thereof a new Article VI adopting the 2018 Edition of the International Residential Code for One- and Two-Family Dwellings.
(Action: Adopted unanimously.)

B258-19 Repealing Article VII of Chapter 6 of the City Code relating to the 2015 Edition of the International Property Maintenance Code and enacting in lieu thereof a new Article VII adopting the 2018 Edition of the International Property Maintenance Code.
(Action: Adopted unanimously.)

B259-19 Repealing Article IX of Chapter 6 of the City Code relating to the 2015 Edition of the International Fuel Gas Code and enacting in lieu thereof a new Article IX adopting the 2018 Edition of the International Fuel Gas Code.

(Action: Adopted unanimously.)

B260-19 Repealing Article X of Chapter 6 of the City Code relating to the 2015 Edition of the Energy Conservation Code and enacting in lieu thereof a new Article X adopting the 2018 Edition of the International Energy Conservation Code.

(Action: Adopted unanimously.)

B261-19 Repealing Article XI of Chapter 6 of the City Code relating to the 2015 Edition of the Existing Building Code and enacting in lieu thereof a new Article XI adopting the 2018 Edition of the International Existing Building Code.

(Action: Adopted unanimously.)

B262-19 Repealing Article II of Chapter 9 of the City Code relating to the 2015 Edition of the International Fire Code and enacting in lieu thereof a new Article II adopting the 2018 Edition of the International Fire Code.

(Action: Adopted unanimously.)

CONSENT AGENDA

(All items approved unanimously.)

B238-19 Amending Chapter 18 of the City Code to restore coverage for the chief of police under the Police Retirement Plan; amending Chapter 19 of the City Code to eliminate special deferred compensation provisions for the chief of police.

B239-19 Authorizing a first supplemental agreement to the airport aid agreement with the Missouri Highways and Transportation Commission for the reconstruction of Runway 13-31 and Taxiway C projects at the Columbia Regional Airport.

B240-19 Authorizing a cost apportionment agreement with the Missouri Highways and Transportation Commission relating to the City's financial commitment of participation in the replacement of the I-70 Missouri River Bridge at Rocheport; amending the FY 2019 Annual Budget by appropriating funds.

B241-19 Accepting a conveyance for street purposes.

B244-19 Authorizing a second addendum to agreement for professional engineering services with Burns & McDonnell Engineering Company, Inc. for the More's Lake remediation and site restoration project at the Municipal Power Plant.

B245-19 Authorizing an agreement for the donation of real estate with Ridgemont Development LLC for property in Ridgemont Park, Plat No. 1 Subdivision located southeast of the intersection of Ridgemont Road and College Park Drive to be used for open space and park purposes.

B246-19 Authorizing an airport aid agreement with the Missouri Highways and Transportation Commission for the Route H relocation project at the Columbia Regional Airport.

B247-19 Authorizing a memorandum of understanding with the Missouri Department of Health and Senior Services for the issuance of birth and death certificates and associated information technology activities.

B248-19 Authorizing Amendment No. 1 to the program services contract with the Missouri Department of Health and Senior Services for WIC local agency nutrition services.

B249-19 Authorizing Amendment No. 3 to the program services contract with the Missouri Department of Health and Senior Services for public health emergency preparedness services.

B250-19 Authorizing Amendment No. 1 to the 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; amending the FY 2019 annual budget by appropriating funds.

B251-19 Authorizing Amendment No. 1 to the program services contract with the Missouri Department of Health and Senior Services relating to the Teen Outreach Program (TOP).

B252-19 Authorizing an agreement with The Curators of the University of Missouri to provide for the services of an assistant fire marshal for fire inspections of University facilities, and to assist in the development of construction drawings, emergency operations procedures and fire safety training.

R123-19 Authorizing various Adopt a Spot agreements.

R124-19 Authorizing application to the Missouri Department of Transportation - Governor's Transportation Cost Share Program for financial assistance for the Discovery Parkway extension project, between the Gans Road overpass and Rolling Hills Road.

R125-19 Authorizing a lease agreement with Discovery Office Park, L.L.C. for the use of a parking lot to accommodate overflow parking for special events held at A. Perry Philips Park.

R126-19 Authorizing the installation of streetlights on Old Plank Road, Oakland Gravel Road, Grace Lane and Smarr Court; authorizing the upgrade of streetlights in the area around Whitegate Drive and Sylvan Lane.

R127-19 Expressing support for the North Central Columbia Historic Survey - Phase III; authorizing submission of an FY 2020 Historic Preservation Fund Grant Application to the Missouri Department of Natural Resources - Division of State Parks.

NEW BUSINESS

R128-19 Authorizing a special event operations agreement with Thumper Productions, L.L.C. for the 2019 Roots N' Blues N' BBQ Festival at Stephens Lake Park.

(Action: Staff indicated that Thumper Productions had requested a new agreement to hold this annual event at Stephens Lake Park. This includes traffic management, festival layout, solid waste disposal, alcohol sales, etc.

This year, the city will not provide shuttle bus service; additional requirements have been added to alcohol sales; more free tickets have been donated to the city for low income individuals; and other general changes have been made. Skala asked about drink specials. Thumper requested that the per person drink limit be reduced from 3 per person to 2. They have been able to document some arguments in the past, but there have never been documented fights. Peters asked about security. Security is provided by the city and next year they will reimburse the city for police protection. The low-income tickets are distributed through the parks department and they are very well used. The Mayor asked how they prevented resale of free tickets. The applicant indicated that the tickets are provided at will call and you get a wristband at that point, so it makes fraud difficult.

The Mayor asked about the cost of police protection for this event. The police chief estimated the cost at \$30,000. That cost is not reimbursed this year. The Mayor asked about training of their own staff. A representative of Thumper indicated that they have a 74-page manual and they do have training for crowd security, site orientation, etc. The Mayor asked about an incident where a volunteer for Roots and Blues was arrested last year for not following the orders of a police officer. He noted that the person was a member of the school board. The speaker noted that that person was NOT a volunteer. He may have said he was, but he wasn't and he has been asked not to return. She assured the Mayor that their volunteers will follow orders of the police.

A motion to approve was made and passed unanimously.)

R129-19 Authorizing the notice of sale of Water and Electric System Revenue Bonds, Series 2019B.

(Action: Staff indicated that this would allow for the sale of approximately \$78 million in bonds. This will save the city \$1.3 million over the next ten years.

The public hearing was opened and the first speaker asked if the savings that were quoted will be reflected in the new budget. Staff said that the first payment will not be made until 2021, so until the cash is realized it will not appear in the budget. The speaker asked how they determined the net present value of the bonds. Staff said they were given that number by the bond attorneys. The speaker asked how they split the proceeds and savings between water and light. Staff gave a detailed explanation of the split. The speaker noted that there was a typo in the memo. He questioned the refunding of existing bonds and the creation of the existing bond reserve funds that are attached to these existing bonds. Legal staff stated that it would be more efficient to submit such questions in writing, particularly on detailed issues. The speaker indicated that he will be happy to do that.

Pitzer asked if there could be a better process for the reissuance and retirement of bonds and how all the consolidations of debt occurs throughout the year. Staff said they could do some sort of quantifiable report, although sometimes the bond maturity dates won't match.

The motion was approved unanimously.)

R130-19 Authorizing the temporary closure of a portion of the sidewalk on the west side of Scott Boulevard between Christian Fellowship Road and Sussex Drive to facilitate the relocation of a utility corridor and construction of turn lanes and pedestrian walkway for the Westbury Village development project.

(Action: Staff indicated that this request was for a temporary sidewalk closure for 87 days. Anything over 30 days is required to come to the city for approval. There will be a public inconvenience fee charged. The Mayor initiated the inconvenience fee originally thinking about the downtown area and didn't think about this scenario. Legal staff indicated that there are sometimes overlaps of public infrastructure with private improvements, but right now we don't have an appeal process for an exception.

The first speaker indicated he had asked for the inconvenience fee to be waived. He noted that this project had been approved by city council. He noted the public improvements that will be constructed. The existing sidewalks don't meet those criteria right now and the city owns it. This is a public benefit.

We are burying overhead utilities at this site. The city asked us to do this. We are also be asked to bury fiber optic lines at our cost for public benefit. We are installing turn lanes. That is definitely a safety improvement. It matches the vision zero goals. It will reduce traffic waiting time. We are upgrading the water line and creating a loop along with new fire hydrants. We only needed an 8-inch pipe, but we are installing a 12-inch pipe. Why? Because the city asked us to. That makes us compliant with the language of the exemption.

Pitzer asked if the city was requiring these improvements. The speaker indicated that these improvements were required. Legal staff said that the city code required the improvements and that staff was simply enforcing the code. She maintained that these requirements would not have occurred if this land was never developed so this should not be considered a requirement by the city.

The Mayor said that there is no real sidewalk there. The city attorney said that it is a walkway and is used as a sidewalk so that is a sidewalk. You could avoid the fee if you closed it later. The speaker said that this is the place where a lot of utilities will be buried and turn lanes that are required will also be going in this location, so that would be inefficient.

Thomas thought that this is apart of the code and does not meet the test for exemption. Skala asked for additional information about how you define what is a required public improvement. Pitzer asked for clarification on the vote. A yes vote will allow the sidewalk to be closed. The developer just doesn't want to pay the fee. So, don't vote no or they won't be able to close the sidewalk.

The motion to allow sidewalk closure passed unanimously.)

INTRODUCTION AND FIRST READING

(All items introduced as indicated.)

B263-19 Authorizing the issuance of Water and Electric System Revenue Bonds, Series 2019B; and prescribing other matters relating thereto.

B264-19* Amending Chapter 2 of the City Code as it relates to membership requirements for the Commission on Cultural Affairs.

B265-19 Amending Chapter 19 of the City Code as it relates to personnel policies, procedures, rules and regulations.

B266-19 Adopting the FY 2020 Classification and Pay Plan; providing for FY 2020 salary adjustments relating to the Classification and Pay Plan.

B267-19 Establishing plan year 2020 active employee medical and dental premium rates, non-Medicare medical rates, and retiree dental premium rates for the City of Columbia; providing for payroll withholdings.

B268-19 Authorizing provisions pertaining to conditions of employment for City employees represented by Laborers' International Union of North America, Local 773.

B269-19 Authorizing a collective bargaining agreement with Columbia Professional Firefighters I.A.F.F. Local 1055.

B270-19 Authorizing 2019 amendments to the collective bargaining agreement with Columbia Police Officers Association, Fraternal Order of Police Lodge #26.

B271-19 Rezoning property located on the southeast corner of the intersection of Nifong Boulevard and Bethel Street from District PD (Planned Development) to District M-N (Mixed-Use Neighborhood); approving a developer agreement guaranteeing installation of public improvements and irrevocable letter of credit with Jeffrey E. Smith Investment Co. L.C. (Case No. 51-2019).

B272-19** Rezoning property located on the south side of St. Charles Road, approximately 700 feet east of Dorado Drive, from District PD (Planned District) to District A (Agriculture District) (Case No. 101 2019).

B273-19* Approving the Final Plat of "Harris Estates Plat 2" located on the south side of St. Charles Road, approximately 700 feet east of Dorado Drive; authorizing a performance contract (Case No. 141-2019).

B274-19* Approving the Final Plat of "Samuels First Addition, Plat No. 2" located on the north side of Locust Street and east of Hitt Street (1107 and 1109 Locust Street); authorizing a performance contract (Case No. 163-2019).

B275-19* Vacating street rights-of-way along the west side of Conley Road/Business Loop 70 associated with the recently completed Conley Road extension project (Case No. 157-2019).

B276-19* Authorizing a consolidated grant agreement with the Missouri Highways and Transportation Commission for FY 2020 transportation planning services (Case No. 207-2019).

B277-19* Authorizing a contract for sale of real estate with Mohammad S. Diab and Samantha Jo Diab for the acquisition of property located at 210 Hickman Avenue and 212 Hickman Avenue.

B278-19* Amending Ordinance No. 023938 to correct the legal description for the District M-C (Mixed-Use Corridor) tract within Auburn Hills Plat 17 located on the northeast corner of the intersection of Brown School Road and Highway 763.

B279-19* Amending Chapter 14 of the City Code as it relates to parking fees for unmetered off-street facilities.

B280-19* Amending the FY 2019 Annual Budget by appropriating funds for additional equipment associated with the installation of parking facility gate arm systems in municipal parking facilities.

B281-19* Amending the FY 2019 Annual Budget by appropriating funds to cover overages in the Transit Fund due to an increase in fuel and maintenance costs and Paratransit ridership services.

B282-19* Amending Chapter 13 of the City Code to permit licensed waste haulers to engage in food waste removal.

B283-19* Authorizing a joint funding agreement with the U.S. Geological Survey, United States Department of the Interior for operation and maintenance of a streamgage on Hinkson Creek to provide historical stream flow data and flood stage information.

B284-19* Authorizing a joint funding agreement for water resource investigations with the U.S. Geological Survey, United States Department of the Interior for groundwater monitoring of well sites in the vicinity of the McBaine wetland treatment units and the Eagle Bluffs Conservation Area.

B285-19* Authorizing execution of a deed of dedication for utility easement to accommodate the installation of a public sewer main across a portion of the Norma Sutherland Smith Park property.

B286-19* Authorizing a program services contract with the Missouri Department of Health and Senior Services for the Show Me Healthy Women program.

B287-19* Authorizing an agreement with the Missouri Department of Health and Senior Services for funding for Teen Outreach Program club supplies and Community Services Learning resources; amending the FY 2019 Annual Budget by appropriating funds.

B288-19* Amending the FY 2019 Annual Budget by appropriating funds for the Fire Department training academy repairs project.

B289-19* Authorizing a development agreement with Broadway Lodging Two, LLC to establish public infrastructure obligations relating to the construction of a new hotel tower on property located at 1106 E. Walnut Street; authorizing right of use license permits for emergency exit doors, balconies, an entrance canopy, footings and foundations, conduits, skywalks connecting the new hotel tower to the existing hotel tower, roof overhang and an awning.

REPORTS

REP75-19 Water and Light Advisory Board Annual Report.

(Action: The chair of the commission appeared and offered to answer questions. Pitzer asked if they had debated the bond reissuance. The speaker indicated that they do look at this type of thing on occasion. This most recent one was not debated. The Mayor asked about the cash reserve situation. The speaker thought that excess cash reserves mean that they could be doing more projects. He also worried that failure to maintain adequate reserves could be detrimental to the utility.

Trapp said he was happy to see non-renewable energy use going down.

No formal action was taken.)

REP76-19 Amendment to the FY 2019 Annual Budget - Intra-Departmental Transfer of Funds.

(Action: No additional action taken.)

GENERAL COMMENTS BY PUBLIC, COUNCIL AND STAFF

Public

One person asked if the city was still under an audit? He thought we should be looking at how we account for our funds. He said that somebody said those are just zeroes that they don't represent

money. John Glascock has stood up to lead this city. He needs to know how much money we are really dealing with.

Council

Skala noted that there are some new roads that have been built. Skala asked if speed tables were included in the cost of new roads? Glascock said they built the road then they added the speed tables later. He also asked about complaints in Benton Stephens. He wants a report on pit bulls in that area. There is a website called dogbites.org. He wants feedback from the staff.

Trapp asked if there was a time frame on the ban on conversion therapy? Legal staff said they will see it soon and it will come back as a report and then an ordinance.

Thomas thanked the council for voting on the amendments at this meeting. He will be absent at the next meeting. He wants to ask the council to delay consideration of a food waste bill so he can participate in that discussion. The clerk will make that note.

Staff

(None.)

ADJOURNMENT
(Time: 12:32 PM)

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