



CITY COUNCIL PREVIEW – MONDAY, JUNE 1, 2020

The Columbia City Council will meet on Monday, June 1, 2020 for its regular meeting. And for the first time in a while, this will be more like a REGULAR meeting than usual. Regular testimony from the public will be allowed, although social distancing measures will be in place. The Agenda is full with Public Hearings, Old Business and Reports. Significant issues other than the COVID-19 situation will be debated including proposals to build an outer road around the southeast corner of Columbia from Discovery Ridge to New Haven Road and the selection of a contractor for the new airport terminal. The council is also expected to clear the deck regarding the short-term rental issue by tabling all discussion of that topic until December of 2020, primarily to make way for full discussion of what is expected to be a fractured budget for FY 2021 during August and September.

As has been the case for the past several meetings, the public will also hear an update on the COVID-19 situation, including how the reopening of some businesses has affected the pandemic situation in Boone County; will hear how the council intends to spend some federal and state coronavirus funds for rental assistance programs; and will accept reports dealing with everything from dignity in work to a proposed city contractor non-discrimination ordinance.

At the pre-council worksession, council members will be updated on plans for water treatment plant improvements and what they should do with the house on Walnut Street the city bought last year for use as a solid waste collection site. (Historic Preservation says there may be better uses for the structure on the site.)

Monday's meeting will be longer than usual, so plan to spend a few more minutes on Tuesday reading your CityWatch Council Meeting Recap.

[TO LINK TO THE FULL JUNE 1 CITY COUNCIL AGENDA, WITH ATTACHMENTS, CLICK HERE](#)

THE OUTER LIMITS: DISCOVERY PARKWAY EXTENSION

This is a project that has been in the works for more than 10 years and represents the first leg in a road connection that will eventually run from Hwy. 63 South at Discovery Ridge all the way to I-70 at the Lake of the Woods exit. This portion of the project contemplates the construction of a two lane road (expandable in the future) that runs from Discovery Drive to a point just south of the intersection of Rolling Hills and New Haven Road. This portion of the road will run approximately 7,700 linear feet and will feature two driving lanes, bike lanes and an 8-foot wide sidewalk/pedway.

The interested parties meeting for this project was held in 2009 and the first public hearing was held in 2010. Since that time, this project has qualified for Governor's Transportation cost share program funds and a federal transportation grant. The total cost of the project is \$6.8 million and will be paid for from the state and federal funding sources (more than 50%) and CIP sales taxes, the county road tax and developer fees.

AIRPORT TERMINAL BEGINS TO TAKE SHAPE

After bids were unsealed and more than 2,200 members of the public weighed in on the "design", the council is prepared to award a design/build construction contract to Nabholz Construction for a new terminal building at Columbia Regional Airport. The new, 52,000 square foot facility will come in at an estimated price of nearly \$20.5 million and is expected to look something like the following drawing that was submitted with the winning bid.



Nabholz Construction is based in Lenexa, KS and was joined by R, S & H Architects of Chicago on the bid. Other local bids were submitted by River City Construction and Coil Construction in conjunction with SOA.

OTHER ITEMS OF INTEREST

Here are a few items of interest that will gain the attention of the council on Monday, June 1:

- The council is expected to **table all discussion of the short-term rental issue** until AT LEAST December 7 of this year. No enforcement action or change in requirements is expected to take place until the topic is revisited by the council next year. Originally, the council had voted to reconsider new regulations for AirBnB facilities in Columbia at the June 1 meeting.
- **Parking fees and fines to be reinstated downtown.** Early in the coronavirus situation, the city council temporarily suspended parking meter fees and parking hood fees in the downtown area, allowing some businesses to use public parking spaces at no cost for patrons who utilized curbside pick-up. Now that many businesses have been allowed to open for business on some regular level, council is expected to reinstate downtown parking meter fees and parking hood fees beginning on June 2. The Downtown CID had requested that the waiver of fees be allowed to continue until at least July 31. The City Manager is not recommending that course of action.
- **Health Director will give update after new round of business openings.** It will have been one week since more businesses were allowed to pen under modified COVID-19 rules, including bars, gyms and other personal service companies. At the same time, the city has seen a spike in new coronavirus cases. Are the two related or are they simply contemporaneous and coincidental events? Those questions will likely be explored during Monday night's health update.

- **Voluntary annexation** of property next to the Elks Lodge on WW.
- **Approving a variety of water, storm drain and sewer projects under the Consent Agenda.**
- **Reports on local small business recovery loan program** and potential uses of CDBG fund grants for rental assistance programs that don't duplicate other programs. This could include the reallocation of funds from the Dignity in Work program to administrative funding for rental assistance programs.
- Presentation of a report on **neighborhood permit parking programs** that has achieved little traction since the project began in 2018.

TAKE A LOOK AT YOURSELF: PERFORMANCE AUDIT LITE IS HERE

After more than two years of suggestion, rejection, and recrafting, a proposal to conduct a performance audit of some key city departments is about to be adopted by the city council. A pet project of the Mayor, the new proposal is a slimmed down version of the original suggestion that would have included a full-blown evaluation and performance audit of all city departments, by the Office of the State Auditor, at a potential cost of more than \$750,000. That complete audit was expected to have taken up to three years.

The new contract is expected to be awarded to Rubin Brown LLP accountants on a renewable, one-year basis. The contract is for \$21,000 per year, renewable for up to 4 years. The cost for services in year 1 is \$21,000. The scope of services during that first year is described as follows: "The initial audit will examine the Budgeting process, Cash Management/Investing, and a review of the policies and procedures of the Finance Department and all Utility Departments."

STILL TRYING TO RE-OPEN YOUR BUSINESS?

The rules continue to change at both the state and local level. But for now, most businesses, including bars, gyms and other personal service companies have been allowed to open with some additional level of restrictions in place. **TO DETERMINE WHICH "SPECIAL" RULES MAY APPLY TO YOUR SPECIFIC BUSINESS, YOU SHOULD CONSULT THE "BUSINESS GUIDANCE DOCUMENT" ISSUED BY THE HEALTH DEPARTMENT.** It provides detailed information relating to the conduct of business for high-contact occupations and indicates which businesses are still closed during the term of this current order. This updated document is effective as of May 26, 2020.

DOWNLOAD THE ENTIRE BUSINESS GUIDANCE DOCUMENT HERE:

<https://www.como.gov/wp-content/uploads/BusinessGuidance-0526.pdf>

If you have a question about your circumstance even after you review the guidelines, contact the Health Department through a new email address created just for business-related questions. That email address is:

businessguidance@CoMo.gov

IT'S ELECTION DAY – THIS TIME, FOR REAL.

On Tuesday, June 2, citizens of Columbia and Boone County will go to the [polls and vote for people they were supposed to vote for back on the first Tuesday in April. Those elections were postponed due to the COVID-19 pandemic. This time, the elections will be held in Columbia as well as in much of the rest of the state.

This applies to all jurisdictions in Missouri and includes not only city council races, but also school board races, bond issues and special boards like the Boone Hospital Board of Directors. Candidates for the Columbia City Council are as follows:

Ward 1 –

- Pat Fowler – North Central resident involved in historic preservation, zoning and affordable housing initiatives in Columbia. (Has raised approximately \$4,000 according to recent filings.)
- Greg Pierson – Freshman at the University of Missouri (formerly of St. Louis). Interested in student issues, housing and the public process. (Has not formed a campaign finance account.)
- Mark Anderson – 51-year old father of three. Past involvement in affordable housing and transit issues. Related to former pastor of St. Luke’s church. (Has raised \$350 for his campaign to date.)

(It should be noted that incumbent council member Clyde Ruffin will continue to serve in his role as First Ward Councilman until the new elections are held.)

Ward 5 –

- Incumbent Matt Pitzer, running for a second term. Has focused on finance, economic development and city management during his first term.

(Pitzer will be unopposed in his race for re-election.)

P&Z IS BACK AT FULL STRENGTH

As reported last week, Planning & Zoning is resuming its full complement of regular meetings including a regular meeting scheduled for June 4. The agenda for the June 4 regular meeting includes the following items:

- Plat approval for five lots at Clark Lane and St. Charles Road
- Downzoning a property on North Sixth Street to facilitate the construction of a single family home
- Rezoning three lots from PD to M-C on Coats Street (Tom’s Imports)
- City rezoning of property at Philips Park from PD to O
- Amending a PD plan in Discovery Park Subdivision, splitting one lot into two and allowing a new lot line to bisect a parking lot

The Commission will evaluate the city’s CIP Plan of action for the coming year during its worksession planned prior to the commencement of the regular meeting on Thursday.

It should be noted that the public will be allowed to attend and comment at this meeting, but commissioners will be situated in a new pattern across the front of the room. Also, due to a shortage of council room city-issued laptop computers, some commissioners may need to bring personal computers from home in order to access the regular meeting feed.

BOARD AND COMMISSION OPENINGS

The City Clerk is accepting applications for the following boards and commissions. Applications must be in the City Clerk’s Office, 2nd Floor of City Hall, 701 E. Broadway, by **5:00 p.m., Friday, June 5, 2020**. Applicants can either complete and submit the [online application](#) to the City Clerk directly from the internet or can complete the [PDF format](#) online and then print, sign, and submit it by mail to the City Clerk’s office for processing.

[BOARD OF ADJUSTMENT](#): 1 vacancy with term to expire May 1, 2025. Must be a resident of the City of Columbia.

BUILDING CONSTRUCTION CODES COMMISSION: 1 vacancy with term to expire August 1, 2022. A regular member is needed from the following category: residential rental property owner.

CITY OF COLUMBIA NEW CENTURY FUND INC. BOARD: 1 vacancy with term to expire September 30, 2022. Must be a CPA, attorney, or bank trust officer that has experience in the operation of a 501(c)(3) corporation or in the administration of a charitable trust

COLUMBIA AND BOONE COUNTY LIBRARY DISTRICT BOARD: 1 vacancy with term to expire June 30, 2024. **(Mayor's Appointment)**

COLUMBIA HOUSING AUTHORITY BOARD: 2 vacancies with terms to expire May 31, 2024. **(Mayor's Appointment)**

COMMISSION ON CULTURAL AFFAIRS STANDING COMMITTEE ON PUBLIC ART: 1 vacancy with term to expire July 1, 2023.

DISABILITIES COMMISSION: 4 vacancies with terms to expire June 15, 2023. Three shall have a significant disability as defined by the Americans with Disabilities Act, and one shall own or operate businesses within the Columbia area.

DOWNTOWN COLUMBIA LEADERSHIP COUNCIL: 1 vacancy with term to expire May 1, 2023. Must reside in the expanded downtown development concept plan and study area as defined in the "Downtown Columbia Leadership Council Interim Report" dated May, 2009.

HISTORIC PRESERVATION COMMISSION: 1 vacancy with term to expire September 1, 2022. Must have a background and expertise as a real estate investor.

PLANNING AND ZONING COMMISSION: 2 vacancies with terms to expire May 31, 2024. Must be qualified voters and residents of the City for at least one year immediately prior to appointment, and shall hold no other office or position in City government.

PUBLIC TRANSIT ADVISORY COMMISSION: 3 vacancies with terms to expire March 1, 2021 and March 1, 2023. One must be a University of Missouri student. The other two vacancies do not have a specific requirement, but consideration will be given to the appointment of an eligible Columbia Transit paratransit rider, an owner or representative of a business, a member of the Disabilities Commission, a member of the Bicycle/Pedestrian Commission, a representative of the Columbia Public School District and/or a representative of Columbians for Modern Efficient Transit (CoMET), an advocacy group of PedNet.

RAILROAD ADVISORY BOARD: 2 vacancies with terms to expire July 15, 2024. Members must have knowledge and interest in either railroad, shipping, transportation or business, and be sympathetic with the principle of municipal ownership and operation of branch line rail operations.

ST. CHARLES TRANSPORTATION DEVELOPMENT DISTRICT BOARD: 1 vacancy.

TAX INCREMENT FINANCING COMMISSION: 1 vacancy with term to expire September 1, 2023. **(Mayor's Appointment with the consent of City Council)**

WATER AND LIGHT ADVISORY BOARD: 1 vacancy with term to expire June 30, 2024. Must be sympathetic with the principal of municipal operation of the water and light system, and be a qualified voter and a resident of the City for at least one year prior to appointment.

YOUTH ADVISORY COUNCIL: 14 vacancies with terms to expire June 1, 2021 and June 1, 2023. Members shall be high school students between fourteen (14) and nineteen (19) years of age at the time of appointment.

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