



City of Columbia, Missouri

Meeting Minutes - Final

Community Land Trust Organization Board

Wednesday, April 1, 2026
6:30 PM

Regular Meeting

City Hall Conference
Room 1A/1B, 701 E
Broadway

I. CALL TO ORDER

The meeting was called to order at 6:32 pm by Stanton.

II. INTRODUCTIONS

Present at the start of the meeting were board members Anthony Stanton, Linda Head, Jaye Trotter, Douglas Hunt, Sabra Mitchell and Valerie Carroll. City staff members Jacob Amelunke, and Kevin Gorsage were also in attendance.

Present: 7 - Anthony Stanton, Linda Head, Jeremy Trotter, Tracey Bush-Cook, Douglas Hunt, Sabra Mitchell and Diamond Tabron

Excused: 2 - Alexander LaBrunerie and Rikki Ascani

Non-Voting: 1 - Valerie Carroll

III. APPROVAL OF AGENDA

Motion to approve the agenda: Stanton

Motion to 2nd: Head

Not Voting: LaBrunerie, Ascani, Bush-Cook, Tabron

Motion passed: 5:0

IV. APPROVAL OF MINUTES

Approval of February 4, 2026 Meeting Minutes

Attachments: [CCLT 2.4.26 Meeting Minutes - Draft](#)

[CCLT Meeting Audio 2.4.26 - Part 1](#)

[CCLT Meeting Audio 2.4.26 - Part 2](#)

Diamond Tabron arrived at 6:34pm.

Motion to approve February 4, 2026 meeting minutes: Stanton

Motion to 2nd: Trotter

Not Voting: LaBrunerie, Ascani, Bush-Cook, Tabron

Motion passed: 5:0

V. MOTION TO GO INTO CLOSED SESSION

Motion to go into closed session pursuant to RSMO 610.021 (2) Leasing purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor.

Attachments: [CCLT Closed Meeting Notice 4.1.26](#)

Meeting went into closed session at 6:34pm

Tracey Bush-Cook arrived at 6:45pm.

Motion to go into closed session pursuant to RSMo 610.021 (2) Leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor: Hunt

Motion to 2nd: Trotter

Roll Call Vote:

Anthony Stanton: Yes

Linda Head: Yes

Jaye Trotter: Yes

Sabra Mitchell: Yes

Diamond Tabron: Yes

Douglas Hunt: Yes

Not Voting: LaBrunerie, Ascani, Bush-Cook

Motion passed: 6:0

Yes: 6 - Stanton, Head, Trotter, Hunt, Mitchell and Tabron

Excused: 3 - LaBrunerie, Bush-Cook and Ascani

Non-Voting: 1 - Carroll

Tracey Bush-Cook stepped out at 7:29pm.

Tracey Bush-Cook returned to the meeting at 7:33pm.

Meeting came out of closed session at 7:46pm.

Motion to come out of closed session pursuant to RSMo 610.021 (2) Leasing, purchase or sale of real estate by a public governmental body where public knowledge of the transaction might adversely affect the legal consideration therefor: Hunt

Motion to 2nd: Stanton

Roll Call Vote:

Anthony Stanton: Yes

Linda Head: Yes

Jaye Trotter: Yes

Sabra Mitchell: Yes

Diamond Tabron: Yes

Douglas Hunt: Yes

Tracey Bush-Cook: Yes

Not Voting: LaBrunerie, Ascani

Motion passed: 7:0

Yes: 7 - Stanton, Head, Trotter, Bush-Cook, Hunt, Mitchell and Tabron

Excused: 2 - LaBrunerie and Ascani

Non-Voting: 1 - Carroll

VI. REPORTS

Treasurer's Report

Attachments: [January Financials Notes](#)
[January '26 Financial Statements](#)
[February Financial Notes](#)
[February '26 Financial Statements](#)

Currently a month behind as Landon has not had time to work on March financials yet. The net revenue currently is at \$294,000. February was a good month for donations as the CCLT received \$100,000 in restricted donations. Current cash in the bank is \$434,000.

Motion to accept the treasurer's report:Staton

Motion to 2nd: Head

Not Voting: LaBrunerie, Ascani

Motion passed: 7:0

Administrative Services

Attachments: [Land Trust Time - February 2026](#)
[Land Trust Time - March 2026](#)

The document attached is the itemized list of staff activities for the Land Trust. Stanton asked staff about the contract for administrative services and why he signed off on having the money drawn at the beginning of the year instead of at the end like we have done in the past. Amelunke let him know that we have been doing it incorrectly in the past according to their agreement. The way its stated in the agreement is that staff is suppose to draw all of it at once at the beginning. Stanton asked if there would be a way to carry over the surplus if there is any at the end of the year and was told there would. Trotter asked if the administrative service attachment could be uploaded as a excel sheet instead of a PDF file. They been using Gemini and Notebook Outlander to help analyze the document and the PDF format has not been playing nice with Gemini. Staff let him know that we could possibly look into making the excel doc into a google sheet.

VII. OLD BUSINESS

Review Conflict of Interest Policy

Attachments: [Conflict of Interest Policy](#)

Hunt's view of the conflict of interest policy is that we need to be on alert for is the term interested person as its pretty broad. One reason for steering clear of discussions ahead of time is that it may lead you into a personal relationship with someone and then having to vote on it later on because you had a discussion on it. This doesn't mean you can't talk with someone about what you have learned/seen but you are responsible for making the board aware of the connection and then voluntary recuse yourself or give the board the option to vote on recusing them. Stanton wants the board member to have the option to recuse themselves if they feel like they need to. Carroll likes the prompt of having everyone discuss openly what their experience was for each case but from experience, the ex parte statement and recusal were often confused. A conflict of interest and conversation are not the same thing as you should know the community and be able to have conversations. The Land Trust's current conflict of interest policy is more strict than other boards and council, which Carroll liked. Stanton stated that anytime the board goes

into closed session or have a discussion where a conflict could appear, we need to make a statement and put all the information out on the table. Stanton trust everyone on the board judgement and to advocate for self-recusal. Amelunke doesn't think the person would need to leave the room for the discussion after the board been aware of the conflict. The person just would not be able to vote on the perceived case. This is different than other boards and council as they do leave the room once the conflict has been made aware of. Hunt made the comment that our current policy only stated the person have to recuse themselves for the vote and not the discussion. Carroll suggest adding the word discussion to section 5 under the voluntary recusal so it is consistent with section 6. This would cover in case something comes up in the middle of the discussion and you have to recuse yourself then. Stanton wants to revisit section 5 and discuss wording in the next meeting.

Marketing

The only thing Stanton had for marking is to start using the website a little bit stronger, per discussion with Geoff Jones. Stanton wants to table the marketing discussion until next meeting so he can speak with Ms. Ascani in the meantime

VIII. NEW BUSINESS

COMO Gives Procedure

Right now, there not much to do besides learning about it. COMO Gives is an annual fundraiser that is held in December. It is set up as a competition with local non-for-profits to compete to see how much money they can raise. We would have to register in June and depending on how much we fundraiser, there could be additional grants given. This could be used as a good starting platform for small dollar donations in addition to our large dollar donations that Hunt been working on. Trotter wants to do some more looking into this and discuss more at the next meeting.

IX. GENERAL COMMENTS BY PUBLIC, MEMBERS AND STAFF

No comment from the public or staff.

Mitchell noticed from the last meeting minutes, her and Trotter were supposed to follow up on the mailboxes but they have not had the chance to due to personal reasons. They will return to the meeting next month with an update. Hunt gave an update as he been invited by the Benton-Stephen Neighborhood Association to come talk about Land Trust matters. He been approached now by 4 people who want to donation their homes. He suggests having a discussion on how to handle the different situations that may come up and to look at the land donation policy for those situations. Stanton wants to talk about operating costs at the next meeting.

X. NEXT MEETING DATE

May 6, 2026

XI. ADJOURNMENT

The meeting adjourned at 8:26pm.

Motion to adjourn: Stanton
Motion to 2nd: Head
Not Voting: LaBrunerie, Ascani
Motion passed: 7:0