



# City of Columbia, Missouri

## Meeting Agenda

### City Council

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Monday, December 1, 2025  
7:00 PM

Regular

City Hall  
Council Chamber  
701 E. Broadway  
Columbia, MO

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#### I. INTRODUCTORY ITEMS

Pledge of Allegiance

Roll Call

Approval of Previous Minutes

Approval and Adjustment of Agenda Including Consent Agenda

#### II. SPECIAL ITEMS

#### III. APPOINTMENTS TO BOARDS AND COMMISSIONS

#### IV. SCHEDULED PUBLIC COMMENT

SPC56-25 Ashton (Ash) Schreiber - How Vidwest helps support students and professional development.

Attachments: [Scheduled Public Comment Form](#)

#### V. PUBLIC HEARINGS

PH31-25 Proposed construction of a sidewalk improvement project along the north side of Mills Drive, between Forum Boulevard and Highridge Drive.

Recommended Action: [Need Motion/Mayor]

Attachments: [Council Memo](#)

[Location Diagram](#)

[Sidewalk Plan](#)

[BeHeard Comments 10.06.2025](#)

- PH32-25      Proposed construction of a pre-engineered metal building (PEMB) at the Material Recovery Facility site located on the south side of Peabody Road; providing for construction of the proposed improvement using a design/build contract.

**Recommended Action:** [Need Motion/Mayor]

**Attachments:** [Council Memo](#)  
[Location Map](#)  
[Project Graphic](#)  
[Contact Log](#)

## VI.                OLD BUSINESS

## VII.              CONSENT AGENDA

- B296-25      Adopting amended FY 2026 Classification and Pay Plans; establishing implementation dates of December 7, 2025 and January 18, 2026.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)  
[Exhibit B to Ordinance](#)

- B297-25      Granting the issuance of a conditional use permit to Chelsea Petree to allow the operation of a short-term rental on property located at 318 Anderson Avenue; providing a severability clause (Case No. 312-2025).

**Recommended Action:** [12nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Staff Report to Planning and Zoning Commission](#)  
[Locator Maps](#)  
[STR Application](#)  
[Supplemental Conditional Accessory - Conditional Use Questions](#)  
[Excerpts for Minutes](#)  
[Public Correspondence](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B298-25      Granting the issuance of a conditional use permit to Rock Bridge Rentals, LLC to allow the operation of a short-term rental on property located at 1409 Wilkes Boulevard, Apartment 103; providing a severability clause (Case No. 316-2025).

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)

[Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[STR Application](#)

[Supplemental Conditional Accessory - Conditional Use Questions](#)

[Excerpts from Minutes](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B299-25      Granting the issuance of a conditional use permit to Lori Brockman to allow the operation of a short-term rental on property located at 2609 Wee Wynd; providing a severability clause (Case No. 318-2025).

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)

[Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[STR Application](#)

[Supplemental Conditional Accessory - Conditional Use Questions](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B300-25      Accepting a conveyance for sewer purposes; accepting Stormwater Management/BMP Facilities Covenants; directing the City Clerk to have the conveyances recorded.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)

[Ordinance](#)

- B301-25 Authorizing cost share request/agreement with the Missouri Department of Conservation associated with the removal of dead trees at Albert-Oakland Park.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Grant Application](#)  
[Allocation Letter](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B302-25 Authorizing a grant agreement with the State of Missouri - Missouri State Council on the Arts for the 2025-2026 Annual Heritage Festival and Crafts Show managed by the Parks and Recreation Department.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B303-25 Authorizing an agreement with the City of Fulton, Missouri for mutual aid fire services.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B304-25 Authorizing an agreement with Columbia School District No. 93 for the Teen Connection Project program services.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B305-25 Authorizing Amendment No. 5 to the contract with the Missouri Department of Health and Senior Services for maternal child health program services.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B306-25 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.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B307-25 Authorizing a collective bargaining agreement with Columbia Professional Firefighters I.A.F.F. Local 1055.

**Recommended Action:** [2nd Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- R162-25 Consenting to the issuance of a state license for the sale of intoxicating liquor to 5418 Holdings, LLC, d/b/a Highball, located at 132 S. Ninth Street.

**Recommended Action:** [Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Affidavit of Mailing](#)  
[Address List](#)  
[Resolution](#)

- R163-25 Authorizing investment of police and fire pension funds in securities managed by Ares Private Markets Fund; authorizing execution of any agreements as are necessary for completion of those investments.

**Recommended Action:** [Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Resolution](#)

- R164-25 Authorizing investment of police and fire pension funds in securities managed by KKR Private Equity Conglomerate LLC; authorizing execution of any agreements as are necessary for completion of those investments.

**Recommended Action:** [Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Resolution](#)

- R165-25 Authorizing an airport lease agreement with United Airlines, Inc.

**Recommended Action:** [Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Resolution](#)  
[Attachment A to Resolution](#)

- R166-25 Authorizing a professional engineering services agreement with Burns & McDonnell Engineering Company, Inc. associated with the Clear Creek sewer force main rehabilitation and replacement project.

**Recommended Action:** [Read & Vote/Mayor]

**Attachments:** [Council Memo](#)  
[Resolution](#)  
[Attachment A to Resolution](#)

## VIII. NEW BUSINESS

## IX. INTRODUCTION AND FIRST READING

- B308-25 Granting the issuance of a conditional use permit to Marmar Atallah and Hana Shehadeh to allow the operation of a short-term rental on property located at 3408 Eastham Drive; providing a severability clause (Case No. 332-2025).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Staff Report to Planning and Zoning Commission](#)  
[Locator Maps](#)  
[STR Application](#)  
[Supplemental Conditional Accessory - Conditional Use Questions](#)  
[STR Violation Documents](#)  
[Excerpts from Minutes](#)  
[Public Correspondence](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B309-25\*     Granting the issuance of a conditional use permit to Tigers GameDay Escape LLC to allow the operation of a short-term rental on property located at 1906 Grant Lane; providing a severability clause (Case No. 331-2025).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)

[Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[STR Application](#)

[Supplemental Conditional Accessory - Conditional Use Questions](#)

[Applicant Correspondence](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B310-25\*     Granting the issuance of a conditional use permit to Chris and Stacy Mattingly to allow the operation of a short-term rental on property located at 717 Campusview Drive; providing a severability clause (Case No. 338-2025).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)

[Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[STR Application](#)

[Supplemental Conditional Accessory - Conditional Use Questions](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B311-25\* Granting the issuance of a conditional use permit to Devin Kelley to allow the operation of a short-term rental on property located at 302 N. Ninth Street; providing a severability clause (Case No. 4-2026).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)

[Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[STR Application](#)

[Supplemental Conditional Accessory - Conditional Use Questions](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B312-25\* Rezoning property located on the southeast corner of Green Valley Drive and Moon Valley Road from District PD (Planned Development) to District R-MF (Multiple-family Dwelling) (Case No. 335-2025).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)

[Staff Report to Planning and Zoning Commission](#)

[Locator Maps](#)

[Rezoning Exhibit](#)

[1984 Approved PD Plan](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

- B313-25\* Authorizing an annexation agreement with KW COU, LLC for property located on the north side of Enterprise Drive and east of Route Z; directing the City Clerk to have the agreement recorded (Case No. 243-2024).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)

[Locator Maps](#)

[Ordinance](#)

[Attachment A to Ordinance](#)



- B314-25\* Approving the Final Plat of “Alan Creek Estates Plat 1” located on the northwest corner of Alan Lane and McKee Street; authorizing a performance contract (Case No. 285-2025).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Locator Maps](#)  
[Final Plat](#)  
[Approved PD Plan](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B315-25\* Approving the Final Plat of “West Worley Addition, Plat 1-A” located on the east side of Pennant Street and the west side of Pershing Road (506 and 508 Pennant Street and 505 Pershing Road); authorizing a performance contract (Case No. 275-2025).

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Locator Maps](#)  
[Final Plat](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B316-25\* Authorizing an agreement with Columbia Community Land Trust, Inc. for administrative services.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B317-25\* Authorizing a grant agreement with the State of Missouri - Missouri Arts Council for community arts programs and services administered by the Office of Cultural Affairs in FY 2026.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B318-25\* Authorizing application to the United States Department of Transportation Federal Aviation Administration and the Missouri Department of Transportation for airport capital assistance grants in 2026.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)

- B319-25\* Authorizing Amendment No. 1 to the contract with the Missouri Department of Health and Senior Services for local public health agency accreditation assistance program services.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B320-25\* Authorizing a low income home energy assistance program supplier agreement with the Missouri Department of Social Services - Family Support Division.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B321-25\* Amending the FY 2026 Annual Budget by appropriating funds in the total amount of \$5,788,537.67 for first quarter appropriation of funds.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Exhibit A to Ordinance](#)

- B322-25 Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$99,840.00; authorizing an agreement for professional services with Powerhouse Community Development Corporation for community navigation liaison peer services.

**Recommended Action:** [Intro & 1st Read/Mayor]

**Attachments:** [Council Memo](#)  
[Ordinance](#)  
[Attachment A to Ordinance](#)  
[Attachment B to Ordinance](#)

**\*Asterisk items are introductory items that may be included on a future agenda as a consent item. Any such item can be removed from the consent agenda and placed under old business or new business at the request of a council member or any other interested person. The request must be made prior to the beginning of the council meeting at which the council bill or resolution is scheduled to be acted upon.**

**Non-asterisk items are expected to be included on a future agenda as a public hearing or an old business item.**

**X. REPORTS**

**XI. GENERAL COMMENTS BY PUBLIC, COUNCIL AND STAFF**

**XII. ADJOURNMENT**

Members of the public may attend any open meeting. For requests for accommodations related to disability, please call 573.874.CITY (2489) or email CITY@CoMo.gov. In order to assist staff in making the appropriate arrangements for your accommodation, please make your request as far in advance of the posted meeting date as possible.

**USB DRIVES PROHIBITED:** A speaker who desires to display a presentation must upload the presentation, in advance, to the city network using an upload portal. To upload your files and learn more, visit [CoMo.gov/upload](http://CoMo.gov/upload).