



# City of Columbia, Missouri

## Meeting Agenda

### City Council

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Monday, January 5, 2026  
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

SPC1-26 Robin Schweitzer - Impact of Vidwest Studios as a small business owner and single mother.

Attachments: [Scheduled Public Comment Form](#)

SPC2-26 Traci Wilson-Kleekamp, Race Matters, Friends - The Missouri Public Records Act (Sunshine) as a tool, transparency, accountability, and the City not being prohibited from being more transparent.

Attachments: [Scheduled Public Comment Form](#)

#### V. PUBLIC HEARINGS

**VI. OLD BUSINESS**

- B323-25 Granting the issuance of a conditional use permit to Jennifer Hempel and Paula Clayton to allow the operation of a short-term rental on property located at 411 McBaine Avenue; providing a severability clause (Case No. 11-2026).

**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](#)

- B328-25 Authorizing a municipal agreement with the Missouri Highways and Transportation Commission associated with improvements to the Interstate 70 corridor from the Missouri River to Route B (Paris Road).

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

**Attachments:** [Amendment Sheet](#)

[Supplemental Council Memo](#)

[Council Memo](#)

[Ordinance](#)

[Attachment A to Ordinance](#)

- B329-25 Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$133,500.00 for the purchase of medical supplies in support of the fire paramedic pilot program.

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

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

[Ordinance](#)

[Exhibit A to Ordinance](#)

**VII. CONSENT AGENDA**

- B324-25 Granting the issuance of a conditional use permit to Ridge View Investments Series LLC, Series Six to allow the operation of a short-term rental on property located at 1603 Woodmoor Court; providing a severability clause (Case No. 337-2025).

**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](#)

- B325-25 Granting a waiver and design adjustment associated with the Final Plat of Consolidated Water, Plat No. 1 for sidewalk construction along a portion of the east side of Seventh Street (Case No. 284-2025).

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

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

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

[Locator Maps](#)

[Design Adjustment Worksheet](#)

[Final Plat](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

- B326-25 Approving the Final Plat of "Consolidated Water, Plat No. 1" located on the east side of Seventh Street and north of Nebraska Avenue; authorizing a performance contract (Case No. 284-2025).

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

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

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

[Locator Maps](#)

[Final Plat](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B327-25 Accepting conveyances for sewer and utility purposes associated with the proposed Final Plat of "Centerstate South Plat 1" and located along portions of Lake Ridgeway Road; directing the City Clerk to have the conveyances recorded (Case No. 315-2025).

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

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

[Locator Maps](#)

[Proposed Final Plat](#)

[Approved Preliminary Plat](#)

[Ordinance](#)

- B330-25 Authorizing an agreement with Columbia School District No. 93 associated with plans to utilize park facilities in the event of an emergency.

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

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

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B331-25 Authorizing a memorandum of understanding with the United States Capitol Police for the purpose of reimbursing the City for law enforcement protective services.

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

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

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B332-25 Authorizing a cooperative agreement with Boone County, Missouri for the transfer of surplus equipment to support countywide enforcement operations.

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

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

- B333-25 Authorizing an agreement with Boone County, Missouri, on behalf of the Boone County Sheriff's Office, to provide the Police Department's K-9 unit with maintenance proficiency training in obedience, explosives detection, and other operational skills.

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

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

- B334-25 Authorizing a subgrantee agreement with the State of Missouri Department of Economic Development - Missouri Community Service Commission, d/b/a ServMO, associated with the 2026 MLK Day of Service program.

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

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

- R1-26 Setting a public hearing: proposed construction of renovations to portions of the utility customer service and treasury office areas located on the first floor of the City Hall Building.

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

**Attachments:** [Council Memo](#)  
[Concept Design](#)  
[JP Meeting Sign In](#)  
[BeHeard Report](#)  
[Resolution](#)

- R2-26 Authorizing the temporary closure of vehicular and parking lanes on portions of Eighth Street between Broadway and Walnut Street, and on portions of Walnut Street between Eighth Street and Ninth Street, to facilitate repairs to the Guitar Building located at 28 N. Eighth Street.

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

**Attachments:** [Council Memo](#)  
[Explanation of Work](#)  
[Resolution](#)  
[Exhibit A to Resolution](#)

- R3-26 Authorizing an aviation project consultant agreement with Burns and McDonnell Engineering Co., Inc. for design services associated with construction of a deicing pad and containment facility at the Columbia Regional Airport.

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

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

- R4-26 Authorizing Nabil and Dana Beaini to pursue access to sanitary sewer services through an annexation agreement for contiguous property located on the east side of Gans Creek Road (Case No. 44-2026).

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

**Attachments:** [Council Memo](#)  
[Locator Maps](#)  
[Applicant Letter](#)  
[Boone County Regional Sewer District Consent to Serve](#)  
[Resolution](#)  
[Attachment A to Resolution](#)

## VIII. NEW BUSINESS

## IX. INTRODUCTION AND FIRST READING

- PR5-26\* Repealing Policy Resolution No. 145-12 establishing revised policies relating to appointments to City boards and commissions and adopting a new policy resolution on the same subject.

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

**Attachments:** [Council Memo](#)  
[PR145-12](#)  
[Policy Resolution](#)

- PR6-26 Repealing Resolution No. 101-14A that established revised procedures and guidelines for scheduled public comment at City Council meetings and adopting a new policy resolution on the same subject.

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

**Attachments:** [Council Memo](#)  
[R101-14A](#)  
[Policy Resolution](#)

- PR7-26 Repealing Resolution No. 188-81 reaffirming rules for public hearings and comments before the City Council and adopting a new policy resolution on the same subject.

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

**Attachments:** [Council Memo](#)  
[R188-81](#)  
[Policy Resolution](#)

- PR8-26 Establishing a policy for City Council member virtual participation at city council meetings.

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

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

- B1-26\* Calling the municipal election to be held on Tuesday, April 7, 2026, to elect Council Members for Wards 1 and 5 for the City of Columbia.

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

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

- B2-26\* Granting the issuance of a conditional use permit to Janet Rogers to allow the construction of a detached accessory dwelling unit on property located at 105 S. Glenwood Avenue in an R-1 (One-family Dwelling) zoning district; providing a severability clause (Case No.19-2026).

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

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

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

[Locator Maps](#)

[Applicant Correspondence & CUP Responses](#)

[Plot Plan](#)

[Rogers ADU - Response to Neighbor Concerns \(2025-12-04\)](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B3-26\* Rezoning property located on the northeast corner of Old Highway 63 and Walnut Street (202 N. Old Highway 63) from District PD (Planned Development) to District M-OF (Mixed-use Office) (Case No. 6-2026).

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

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

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

[Locator Maps](#)

[Rezoning Exhibit](#)

[1998 Zoning Case Files](#)

[Excerpts from Minutes](#)

[Ordinance](#)

- B4-26 Approving the PD Planned Development of "Ashford Place" located at the northern terminus of Sagemoor Drive and west of Hoylake Drive; approving a revised statement of intent; authorizing a development agreement; directing the City Clerk to record the development agreement (Case No. 231-2025).

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

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

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

[Locator Maps](#)

[PD Development Plan](#)

[Tree Survey](#)

[Phasing Proposal](#)

[Ashford Place Trip Memo, Dated October 23, 2025](#)

[2010 Statement of Intent](#)

[2010 Development Agreement](#)

[2014 Traffic Impact Study \(Brooks Phase 1\)](#)

[2017 Development Agreement \(Brooks Phase 2\)](#)

[2017 Traffic Impact Study \(Brooks Phase 2\)](#)

[Excerpts from Minutes](#)

[Public Correspondence](#)

[Ordinance](#)

[Attachment A to Ordinance](#)

[Attachment B to Ordinance](#)

- B5-26\* Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$200,000.00 to provide for Public Works Department capital improvement projects.

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

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

[Ordinance](#)

[Exhibit A to Ordinance](#)

- B6-26\* Accepting a conveyance for sidewalk purposes; directing the City Clerk to record the conveyance.

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

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

[Ordinance](#)

- B7-26\* Authorizing an Abatement Order on Consent with the Missouri Department of Natural Resources.

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

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

- B8-26\* Accepting conveyances for utility and sewer purposes; accepting a Stormwater Management/BMP Facilities Covenant; directing the City Clerk to have the conveyances recorded.

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

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

- B9-26\* Vacating portions of utility easements adjacent to properties located at 801 Fairway Drive and 2103 Country Club Drive associated with the Columbia Country Club waterline relocation project; accepting a grant of easement for utility purposes from Richard J. Rother and Kimi C. Rother; directing the City Clerk to have the ordinance and conveyance recorded.

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

**Attachments:** [Council Memo](#)  
[Locator Map](#)  
[Project Graphic - 801 Fairway Drive](#)  
[Project Graphic - 2103 Country Club Drive](#)  
[Ordinance](#)

- B10-26\* Authorizing an aviation project consultant agreement with Burns and McDonnell Engineering Co., Inc. for design services associated with construction of a snow removal equipment building at the Columbia Regional Airport; amending the FY 2026 Annual Budget by appropriating funds in the amount of \$436,500.00.

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

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

- B11-26 Authorizing a sponsorship agreement with the Missouri Department of Economic Development, Division of Tourism in support of 2026 Juneteenth events; authorizing the City Manager, or the Manager's designee, to enter into agreements for sponsorship of Juneteenth community events; amending the FY 2026 Annual Budget by appropriating funds in the amount of \$26,982.00.

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

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

- B12-26\* Authorizing an agreement with The Housing Authority of the City of Columbia for tenant-based rental subsidy assistance program services.

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

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

- B13-26 Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$291,280.00; authorizing an agreement with the National Institute of Criminal Justice Reform for research, strategic planning, and technical assistance professional services.

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

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

- B14-26\* Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$600,000.00; authorizing a contract with TSI Global Companies, LLC for services associated with the City Hall audiovisual modernization project.

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

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

- B15-26\* Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$1,000,000.00 for the purchase of an aerial ladder truck.

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

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

- B16-26\* Amending the FY 2026 Annual Budget by appropriating funds in the amount of \$65,000.00 for Risk Management office space.

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

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

- REP1-26 Downtown Community Improvement District (CID) - End of Year (FY 2025) Fiscal Report.

**Attachments:** [Council Memo](#)  
[Cover Letter](#)  
[FY 2025 Financial Statements](#)  
[FY 2025 CID Resolutions](#)  
[2025 Annual Report](#)

- REP2-26 Water and Light Advisory Board FY 2025 Annual Report.

**Attachments:** [Council Memo](#)  
[FY 2025 WLAB Annual Report](#)

- REP3-26 DIVERT Programmatic Report.

**Attachments:** [Council Memo](#)  
[DIVERT Annual Report](#)

## **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](mailto: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).