



# City of Columbia, Missouri

## Meeting Minutes

### City Council

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Tuesday, June 21, 2022  
7:00 PM

Regular

Council Chamber  
Columbia City Hall  
701 E. Broadway

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#### I. INTRODUCTORY ITEMS

The City Council of the City of Columbia, Missouri met for a regular meeting at approximately 7:00 p.m. on Tuesday, June 21, 2022, in the Council Chamber of the City of Columbia, Missouri. The Pledge of Allegiance was recited, and the roll was taken with the following results: Council Member NICK FOSTER, Council Member MATT PITZER, Council Member BETSY PETERS, Mayor BARBARA BUFFALOE, Council Member PAT FOWLER, Council Member ANDREA WANER, and Council Member KARL SKALA were present. City Manager De'Carlton Seewood, City Counselor Nancy Thompson, City Clerk Sheela Amin, and various Department Heads and staff members were also present.

The minutes of the regular meeting of October 18, 2021 were approved unanimously by voice vote on a motion by Council Member Skala and a second by Council Member Waner.

Mayor Buffaloe explained the minutes were not yet complete for the November 1, 2021, November 15, 2021, December 6, 2021, December 20, 2021, January 3, 2022, January 18, 2022, February 7, 2022, February 21, 2022, March 7, 2022, March 21, 2022, April 4, 2022, April 18, 2022, May 2, 2022, May 16, 2022, and June 6, 2022 regular council meetings, and the April 18, 2022 special council meeting.

Mayor Buffaloe asked that R84-22 be moved from the consent agenda to new business at the request of members of the public.

Council Member Peters asked that R87-22 be moved from the consent agenda to new business.

The agenda, including the consent agenda with R84-22 and R87-22 being moved to new business, was approved unanimously by voice vote on a motion by Council Member Skala and a second by Council Member Waner.

#### II. SPECIAL ITEMS

None.

#### III. APPOINTMENTS TO BOARDS AND COMMISSIONS

BC7-22 Board and Commission Applicants.

Upon receiving the majority vote of the Council, the following individuals were appointed to the following Boards and Commissions.

Mayor Buffaloe asked that the Columbia and Boone County Library District Board vacancies be readvertised.

COMMISSION ON CULTURAL AFFAIRS STANDING COMMITTEE ON PUBLIC ART

Burns, Tootie, 310 E. Brandon Road, Ward 4, Term to expire July 1, 2025

PUBLIC TRANSIT ADVISORY COMMISSION

Thorp, Adam, 1032 Southpark Drive, Apt. 5, Ward 6, Term to expire March 1, 2024

WATER AND LIGHT ADVISORY BOARD

Fracica, Philip, 1619 Wilson Avenue, Apt. A, Ward 6, Term to expire June 30, 2026

YOUTH ADVISORY COUNCIL

Cox-Littrell, Katherine, Ward 4, Term to expire June 1, 2023

Cunningham, Juston, Ward 2, Term to expire June 1, 2025

Harris, Alison, Ward 2, Term to expire June 1, 2025

**IV. SCHEDULED PUBLIC COMMENT**

SPC38-22 William Easley - Phone system, transit and garbage.

William Easley, 705 Cook Avenue, spoke.

SPC39-22 David Switzer - Properly funding a water utility.

David Switzer, 912 Hulen Drive, spoke.

**V. PUBLIC HEARINGS**

PH22-22 Proposed construction of upgrades to the West Ash Pump Station.

The public hearing was read by the City Clerk.

Utilities Director David Sorrell provided a staff report.

Mayor Buffaloe opened the public hearing.

Julie Ryan, 5301 Regal Way, indicated she was representing COMO Safe Water Coalition and spoke.

There being no further comment, Mayor Buffaloe closed the public hearing.

**Council Member Peters made a motion to proceed with the construction of upgrades to the West Ash Pump Station. The motion was seconded by Council Member Pitzer and approved unanimously by voice vote.**

PH23-22 Proposed street name change for "Southampton Drive" between Providence Road and State Farm Parkway to "Veterans United Drive" (Case No. 138-2022).

Discussion shown with B163-22.

B163-22 Changing the name of "Southampton Drive," between Providence Road and State Farm Parkway, to "Veterans United Drive"; repealing Ordinance No. 021719 that consented to the establishment of Veterans United Drive as a private street; directing the City Clerk to record a certified copy of this ordinance (Case No. 138-2022).

The public hearing was read by the City Clerk and the bill was given second reading by the City Clerk.

Community Development Director Tim Teddy provided a staff report, and he and Interim Fire Chief Randy White responded to Council questions.

Mayor Buffaloe opened the public hearing.

Eric Wilson indicated he was representing Veterans United Home Loans, spoke, and responded to Council questions.

Matthew Ludden, 1905 Newton Drive, spoke.

There being no further comment, Mayor Buffaloe closed the public hearing.

The Council asked questions and made comments.

**B163-22 was given third reading by the City Clerk with the vote recorded as follows: VOTING YES: PITZER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. VOTING NO: FOSTER. Bill declared enacted, reading as follows:**

## VI. OLD BUSINESS

B169-22 Approving the Final Plat of “Nowells Addition, Plat No. 3” located on the northeast corner of Washington Avenue and Hickman Avenue; authorizing a performance contract (Case No. 108-2022).

The bill was given second reading by the City Clerk.

Community Development Director Tim Teddy provided a staff report, and he and Utilities Engineering and Operations Manager Erin Keys responded to Council comments and questions.

Howard Hutton, 804 Cambridge Drive, indicated he was a Senior Board Member for The Center Project, spoke, and responded to Council questions.

Doug Freeman, 613 N. Sixth Street, spoke and responded to Council questions.

Michael MacMann, a Third Ward resident, spoke.

Alexis Malone, 511 Hickman Avenue, spoke and responded to Council questions.

Susan Maze, 902 N. Seventh Street, provided a handout and spoke.

Mike Martin, 206 S. Glenwood Avenue, spoke.

The Council asked questions and made comments.

**B169-22 was given third reading by the City Clerk with the vote recorded as follows: VOTING YES: PITZER. VOTING NO: FOSTER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. Bill declared defeated.**

## VII. CONSENT AGENDA

The following bills were given second reading and the resolutions were read by the City Clerk.

B165-22 Granting the issuance of a conditional use permit to TKG 7th Street, LLC to allow a “veterinary hospital” use on property located at 400 N. Stadium Boulevard in an M-N (Mixed-use Neighborhood) zoning district; providing a severability clause (Case No. 142-2022).

B166-22 Authorizing an annexation agreement with Larkin Construction, Inc. for property located on the southwest corner of Mesa Drive and Casa Circle; directing the City Clerk to have the agreement recorded (Case No. 125-2022).

B167-22 Approving the Final Plat of “The Gates, Plat No. 7” located on the south side of Rivington Drive and approximately 300 feet east of Abbotsbury Lane; authorizing a performance contract (Case No. 114-2022).

B168-22 Approving the Final Plat of “Arbor Falls Plat No. 4” located on the south side of Pergola Drive and north of Highway WW (5730 Pergola Drive); authorizing a performance contract (Case No. 57-2022).

B170-22 Vacating unimproved street right-of-way along a portion of Court Street, between the eastern right-of-way line of College Avenue and the northern right-of-way line of Hickory Street (Case No. 90-2022).

B171-22 Authorizing replacement of water distribution infrastructure along portions of Garth Avenue and Leslie Lane; calling for bids through the Purchasing Division or authorizing a contract for the work using a term and supply

- contractor.
- B172-22 Authorizing construction of a water distribution infrastructure loop closure along Sinclair Road from Nifong Boulevard to Southampton Drive; calling for bids through the Purchasing Division or authorizing a contract for the work using a term and supply contractor.
- B173-22 Authorizing replacement of water distribution infrastructure along Walnut Street between Melbourne Street and William Street; calling for bids through the Purchasing Division or authorizing a contract for the work using a term and supply contractor.
- B174-22 Authorizing replacement of water distribution infrastructure along Woodbine Drive; calling for bids through the Purchasing Division or authorizing a contract for the work using a term and supply contractor.
- B175-22 Amending the FY 2022 Annual Budget by appropriating Share the Light Program funds.
- B176-22 Authorizing a contractual service agreement with the State of Missouri Children's Trust Fund for the brighter beginnings program; amending the FY 2022 Annual Budget by appropriating funds.
- R83-22 Granting a temporary waiver from the requirements of Section 16-258 of the City Code to allow amplified sound exceeding a distance of 100 feet in the Stephens Lake Park located at 2001 E. Broadway for the Fire in the Sky event on July 4, 2022.
- R85-22 Granting temporary waivers from the requirements of Section 16-185 of the City Code to allow possession and consumption of alcoholic beverages and Section 16-258 of the City Code to allow amplified sound exceeding a distance of 100 feet for two (2) Ninth Street Summerfest events.
- R86-22 Authorizing a tourism development sponsorship agreement with American Junior Golf Association, Inc. for the 2022 AJGA Stan Utley and Mid-America Youth Golf Foundation Junior Championship event.
- R88-22 Authorizing the City Manager to apply to the Missouri Department of Transportation for federal 2022 Transportation Alternatives Program (TAP) funding for the North Stadium Boulevard (I-70 to Primrose Drive) and the Scott Boulevard/Broadway (Christian Fellowship Road to Silvey Street) sidewalk projects that aids in non-motorized transportation.
- R89-22 Authorizing the temporary closure of both vehicular lanes and a portion of sidewalk on Tiger Avenue between Kentucky Boulevard and Rollins Street to facilitate the replacement of the field turf on Stankowski Field.
- R90-22 Authorizing the temporary closure of a portion of the sidewalk on the west side of Ninth Street between Ash Street and Walnut Street, and the temporary restriction of the east-west alley to facilitate repair of the building located at 113 N. Ninth Street.
- R91-22 Authorizing a second amendment to the collective bargaining agreement with Columbia Professional Firefighters I.A.F.F. Local 1055.
- R92-22 Authorizing a master service agreement with PayIt, LLC for implementation

of the Software as a Service (SaaS) PayIt Enterprise Platform associated with credit card, e-check, and/or ACH transactions for City services.

**The bills were given third reading and the resolutions read by the City Clerk with the vote recorded as follows: VOTING YES: FOSTER, PITZER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. VOTING NO: NO ONE. Bills declared enacted and resolutions declared adopted, reading as follows:**

## VIII. NEW BUSINESS

- R93-22 Authorizing an SaaS service agreement with IGM Technology for the Gravity financial report builder software system.
- The resolution was read by the City Clerk.  
Finance Director Matthew Lue provided a staff report, and responded to Council questions.
- R93-22 was read by the City Clerk, and the vote was recorded as follows: VOTING YES: FOSTER, PITZER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. VOTING NO: NO ONE. Resolution declared adopted, reading as follows:**
- R94-22 Authorizing the City Manager to enter into right-of-way use agreements for communications facilities and approving the form of such agreements.
- The resolution was read by the City Clerk.  
City Counselor Nancy Thompson provided a staff report, and responded to Council questions.  
The Council made comments.
- R94-22 was read by the City Clerk, and the vote was recorded as follows: VOTING YES: FOSTER, PITZER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. VOTING NO: NO ONE. Resolution declared adopted, reading as follows:**
- R84-22 Granting a temporary waiver from the requirements of Section 16-258 of the City Code to allow amplified sound exceeding a distance of 100 feet from the Old Hawthorne Clubhouse located at 6221 E. Broadway on June 24, 2022 for a neighborhood concert.
- The resolution was read by the City Clerk.  
Convention and Visitors Bureau Director Amy Schneider provided a staff report, and responded to Council questions.  
Tom Meyer, 6200 E. Richland Road, spoke.  
Sheldon Jackson, 6250 E. Richland Road, spoke.  
The Council asked questions and made comments.
- R84-22 was read by the City Clerk, and the vote was recorded as follows: VOTING YES: FOSTER, PITZER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. VOTING NO: NO ONE. Resolution declared adopted, reading as follows:**
- R87-22 Authorizing a special event operations agreement with Radar Hospitality Company, L.L.C. for an outdoor concert to be held on portions of Sixth Street and Locust Street on August 20, 2022.
- The resolution was read by the City Clerk.  
Convention and Visitors Bureau Director Amy Schneider provided a staff report, and responded to Council questions and comments.  
Tom Jensen indicated he was representing Radar Hospitality and spoke.
- R87-22 was read by the City Clerk, and the vote was recorded as follows: VOTING YES: FOSTER, PITZER, PETERS, BUFFALOE, FOWLER, WANER, SKALA. VOTING**

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**NO: NO ONE. Resolution declared adopted, reading as follows:**

**IX. INTRODUCTION AND FIRST READING**

The following bills were introduced by the Mayor unless otherwise indicated, and all were given first reading.

- B177-22 Approving a major revision to the “Gadbois Professional Offices” PD Plan located on the northwest corner of the Nifong Boulevard and Santiago Drive intersection; approving a revised statement of intent (Case No. 158-2022).
- B178-22 Approving the Final Plat of “Oakwood Hills Plat 8” located on the south side of Sycamore Lane and west of Lynnwood Drive (900 Sycamore Lane); authorizing a performance contract (Case No. 148-2022).
- B179-22 Approving the Final Plat of “Hinkson Estates Plat 1” located on the south side of Hinkson Avenue and east of Ann Street (1706 Hinkson Avenue) (Case No. 157-2022).
- B180-22 Amending the FY 2022 Annual Budget by appropriating Federal Transit Administration (FTA) grant funds for the purchase of six (6) cutaway vans and two (2) narrow body vans.
- B181-22 Authorizing replacement and installation of electrical transmission structures along both sides of Route WW, west of El Chaparral Avenue; calling for bids through the Purchasing Division or authorizing construction of the work using a term and supply contractor.
- B182-22 Authorizing replacement of water distribution infrastructure along Riback Road and Blackberry Lane; calling for bids through the Purchasing Division or authorizing construction of the work using a term and supply contractor.
- B183-22 Amending the FY 2022 Annual Budget by appropriating funds for expenses associated with natural gas purchases for the Columbia Energy Center (CEC).
- B184-22 Accepting conveyances for temporary construction and sewer purposes; accepting Stormwater Management/BMP Facilities Covenants.
- B185-22 Authorizing a tourism development sponsorship agreement with The Curators of the University of Missouri for the 2022 Missouri State Senior Games and Show-Me STATE GAMES.
- B186-22 Authorizing Amendment No. 1 with the Missouri Children’s Trust Fund and Boone County to assign all obligations and benefits relating to the brighter beginnings program from Boone County to the City of Columbia.
- B187-22 Amending Chapter 12 and Chapter 19 of the City Code to change all references in the City Code relating to a “victim of sexual or domestic violence” to “survivor of sexual or domestic violence.”
- B188-22 Amending Chapter 21 of the City Code to provide for extensions of time by the police chief to allow for sufficient time for the filing of an appeal.

**X. REPORTS**

## REP50-22      Disabilities Commission Report - Virtual Meetings.

Kate Graham, a Fifth Ward resident, indicated she was representing the Disabilities Commission and provided a report. The Council discussed the issue.

Mayor Buffaloe made a motion to extend the virtual meetings trial program for the Disabilities Commission and the Youth Advisory Commission by removing the end date. The motion was seconded by Council Member Waner. After discussion, the motion was approved unanimously by voice vote.

The Council continued to discuss the issue.

Rene Powell, a member of the Disabilities Commission, spoke.

Rosalie Gerding, 101 S. Fifth Street, spoke.

## REP51-22      Communication from the Climate and Environment Commission regarding Transit.

Annette Triplett, 114 Aldeah Avenue, indicated she was representing the Climate and Environment Commission, provided a report, and responded to Council questions. The Council discussed the issue.

## REP52-22      Diversity, Equity and Inclusion Officer Update.

Assistant City Manager Carol Rhodes provided a staff report, and responded to Council questions.

## REP53-22      Monthly Finance Report.

Finance Director Matthew Lue provided a staff report, and the Council made comments.

## REP54-22      Amendment to the FY22 Annual Budget - Intra-Departmental Transfer of Funds.

Mayor Buffaloe understood this was provided for informational purposes.

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

December Harmon, 200 Austin Avenue, provided a handout and spoke about issues with the transit system and the need for improvements.

Kate Graham, a Fifth Ward resident, spoke regarding the need to consider permitting council members to participate in work sessions and meetings remotely when those meetings were held during their working hours to allow for representation.

Susan Maze, 902 N. Seventh Street, spoke about the ability to hold and participate in virtual meetings so that all council members could participate along with the need to reconsider that as an option.

Christine Gardener, 112 Anderson Avenue, spoke regarding representation within the First Ward and need to allow Council Member Pat Fowler to participate in meetings virtually.

Matt Wright, 811 Broadhead Street, spoke about his disappointment in the way the work sessions were handled last week whereby the First Ward Council Member was unable to participate and the work sessions were not available for viewing on demand even though they were streamed, and the fact that not all board and commission members could not rely on public transportation to get them to and from their respective board and commission meetings.

Eugene Elkin, 3406 Range Line Street, spoke regarding violence and crowds within the downtown area along with the need for some sort of communication to notify police of incidents such as these.

Chriss Jones, a Second Ward resident, spoke about her feelings after attending a Citizens Police Review Board (CPRB) meeting a couple of weeks ago due to interactions between the Police Chief and the CPRB members when discussing the vehicle stops disparity numbers, and suggested not expanding the Police Department budget until there was a culture shift.

The Council and staff discussed various topics to include the virtual participation by council members at work sessions.

**Council Member Peters made a motion to allow council members to participate virtually in work sessions. The motion was seconded by Mayor Buffaloe. After discussion, the motion was approved unanimously by voice vote.**

The Council and staff continued to discuss various topics to include the need for council members to notify staff and other council members with as much notice as possible when they were unable to participate in meetings in-person and the potential renaming of State Farm Parkway.

**Council Member Pitzer made a motion for staff to begin the process of recommending a name change for State Farm Parkway. The motion was seconded by Mayor Buffaloe. After discussion, the motion was approved by voice vote with only Council Member Fowler voting no.**

The Council and staff continued to discuss various topics to include affordable housing and a housing market analysis.

Council Member Foster made a motion for staff to review the contents of R87-19 and the 2019 report of the Fair Housing Task Force and to make a report back to the Council as to the implementation of recommendations to foster development of affordable housing within the City. Council Member Foster further explained the report should specifically address the procurement of a firm to assist in developing a list of recommended policies and incentives, foster the development of affordable housing, and provide information on conducting a housing market analysis. The motion was seconded by Council Member Pitzer. After discussion, Council Member Foster withdrew his motion and Council Member Pitzer, who had seconded it, was agreeable to that withdrawal.

The Council and staff continued to discuss various topics to include an affordable housing stock assessment and the situational review of stormwater requirements for developments under one acre by the Planning and Zoning Commission, which Council unanimously supported, the professional development and travel budget for council members, the status of the compensation and classification study, the comments and concerns of Chriss Jones regarding the Citizens Police Review Board (CPRB) meeting, the CPRB and civilian oversight in general due to the issues created with the passage of SB26, and the need for training for board and commission members, chairs, and staff liaisons.

## XII. ADJOURNMENT

The meeting was adjourned without objection at 12:14 a.m.



