

Minutes

Columbia Community Land Trust Organization Board

701 East Broadway, Columbia MO

June 28, 2018

BOARD MEMBERS PRESENT

Jerry Dowell
Anthony Stanton
Alex LaBrunerie
Shirley Rhoades
Susan Maze

BOARD MEMBERS ABSENT
Paul Prevo

CITY STAFF PRESENT

Randy Cole
Darcie Clark

I. CALL TO ORDER

The meeting was called to order at 6:30 pm by Dowell.

II. INTRODUCTIONS

Jerry Dowell, Alex LaBrunerie, Shirley Rhoades, Susan Maze, as well as City Staff Randy Cole and Darcie Clark. Linda Head, a Lynn St. homeowner was also in attendance.

III. APPROVAL OF THE AGENDA

Motion to Approve the Agenda: Dowell

Motion to 2nd: Labrunerie

Not voting Stanton and Prevo

Motion passes 4:0

IV. APPROVAL OF THE MINUTES

Motion to Approve May 8, 2018 Minutes: Dowell

Motion to 2nd: Susan

Not Voting Stanton and Prevo

Motion passes 4:0

V. OLD BUSINESS

3rd Avenue Update: Cole shared with the board that there will be an alleyway for Third Avenue allowing for two homes to be built on the lots that are currently owned. It was a community effort as Cole, Dowell and the neighborhood all advocated City Council to pave the alley.

Anthony Stanton arrives at 6:32 pm.

Lynn Cottages Post Project Report: Cole discusses the meeting that he had with the partners regarding the Lynn Cottages project. They discussed the positives and the areas that needed improvement in the project. Cole presented the changes to the board which included no contact between the board and the builder. The board preferred that Cole be the point of contact for any questions that the developer have and Dowell to review the information. Other changes included the maintenance of the properties for six months to be included in agreements. Stanton asked if the bid process for developers could be more transparent, after further discussion it was determined that the process was public and transparent and would likely be the same in the future.

The board briefly discusses the fence that is planned for behind the homes on Lynn. Homeowner Megan Gore arrives at the meeting and voices some concern about the future fence behind her home. The board shares that the fence was recommended so that non-residents would be less likely to pass through that area. A picture of the black iron fence was shown to Gore and the other options were discussed as well.

N. 8th Street Update: Pre development has begun on N. 8th Street. Cole is working to find a reasonable cost with Crockett Engineering. He shares that he and other City Staff have met with the neighborhood and experts regarding the trees on the properties and it has been determined that they will keep one large tree on the properties if they can. Many trees will be planted as well. The trees in place now are not healthy.

Mowing Bid: Cole provided three mowing Bids. The board chose Grizzly Bear Lawn care.

Motion to approve Grizzly Bear Lawn Care mowing bid for Lynn Street: Labrunerie

Motion to 2nd: Stanton

Not voting: Prevo

Motion Passes 5:0

Attorney Bid: Cole proposes three bids for an attorney to review CCLT documents and closing information. Dowell shares that because Colbert has already done some work for the land trust he is familiar with the project. The board selects Caleb Colbert as the attorney for the CCLT.

Motion to approve Caleb Colbert as attorney for the CCLT: Stanton

Motion to 2nd: LaBrunerie

Not voting: Prevo

Motion Passes 5:0

VI. NEW BUSINESS

Grounded Solutions National Conference 2018: Cole shares with the board that the membership renewal fee is due.

Motion to approve the renewal of the membership fees: Dowell

Motion to 2nd: Stanton

Not Voting: Prevo
Motion Passes 5:0

The board hopes to send members to the National Conference. Stanton voiced that he would like to attend. Rhoades states that she would also like to attend. Cole asks the board if they would like him to apply for a scholarship to send a board member to the conference.

Motion to approve the application for a scholarship to the conference: Dowell
Motion to 2nd: Stanton
Not Voting: Prevo
Motion Passes 5:0

Burlington Associates Proposal: Cole presents the proposal from Burlington Associates. The board would like to read through the proposal again and potentially make their own changes.

The board tables the discussion for until the next meeting.

Fundraising discussion: Dowell plans to lead the discussion and the discussion is moved to after closed session.

VII. REPORTS

Treasurers Report: LaBrunerie discusses the account. They hope to continue to raise funds which will be discussed during the fundraising discussion. Cole shares that added to the account are the rebates that the CCLT received through the solar rebates.

Motion to approve Treasurers Report: Dowell
Motion to 2nd: Maze
Not Voting: Prevo
Motion Passes 5:0

VIII. 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: Dowell

Roll Call vote
Dowell: Yes
Stanton: Yes
LaBrunerie: Yes
Rhoades: Yes
Maze: Yes

Motion to go out of closed Session: Dowell

Roll Call vote
Dowell: Yes
Stanton: Yes
LaBrunerie: Yes
Rhoades: Yes
Maze: Yes

IX. NEW BUSINESS

Fundraising discussion: Dowell and Maze discuss their plans with fundraising. Maze has a spreadsheet that Cole shares may need some adjustments. The board determines tasks for each member to complete so that fundraising may start. The board proposes a work session dedicated to fundraising. Cole shares that he would be happy to discuss the projects to funders, but would prefer to remain out of the direct fundraising due to the nature of his work. Maze provides several documents for the board and staff to review and to utilize in the CCLT efforts.

X. GENERAL COMMENTS BY PUBLIC, MEMBERS AND STAFF
None.

XI. NEXT MEETING DATE
The meeting was adjourned by Dowell at 8:45 pm.