

Minutes  
Columbia Community Land Trust Organization Board  
City Hall  
701 E. Broadway, Columbia MO  
February 11, 2020

BOARD MEMBERS PRESENT

Susan Maze  
Anthony Stanton  
Richard Mendenhall  
Shirley Rhoades  
Alex LaBrunerie  
Damon Ferlazzo  
Scott Cristal

BOARD MEMBERS ABSENT

Linda Head

CITY STAFF

Randy Cole  
Darcie Clark

I. CALL TO ORDER

The meeting was called to order by Mendenhall at 6:31 pm.

II. INTRODUCTIONS

Present at the start of the meeting were board members Ferlazzo, Rhoades, LaBrunerie, Maze, Mendenhall and Cristal, as well as city staff Clark and Cole and several members of the public.

III. APPROVAL OF AGENDA

Done within voting on the minutes.

IV. APPROVAL OF MINUTES

The November 12<sup>th</sup> minutes were asked to be reviewed as the treasurer's report vote was not recorded in the minutes.

Motion to Approve the corrected November 12, 2019 Minutes and today's Agenda: Maze

Motion to 2<sup>nd</sup>: Rhoades

Not voting: Stanton, Cristal, Ferlazzo, Head

Motion passes: 4:0

Ferlazzo and Cristal chose to abstain as they were not voting members at the discussed meeting.

The December 18<sup>th</sup> minutes were requested to be reviewed by Clark as in the meeting the Grounded Solutions membership was shared and voted on as \$100, but was written in the minutes as \$400. This correction had been made.

Motion to Approve the corrected December 18, 2019 Minutes: Ferlazzo

Motion to 2<sup>nd</sup>: Cristal

Not voting: Stanton, Head  
Motion passes: 6:0

Motion to Approve the corrected January 14, 2020 Minutes: Cristal  
Motion to 2<sup>nd</sup>: Rhoades  
Not voting: Stanton, Head  
Motion passes: 6:0

V. SPECIAL ITEMS  
None.

VI. REPORTS

Treasurer's Report: LaBrunerie shares that on the reporting the board will see a "Marketing Expense" from the January 16<sup>th</sup> event. The event received several donations for the event from sponsors.

Motion to approve the Treasurer's Report: Maze  
Motion to 2<sup>nd</sup>: Stanton  
Not Voting: Head  
Motion passes: 7:0

Donations Received January and February 2020: The board reviews the donations received. There is discussion about reviewing donations at the board meeting and whether it should or should not be done regularly. The board discusses that a formal donation policy must be in place soon.

Motion to approve the donations received: Maze  
Motion to 2<sup>nd</sup>: Cristal  
Not Voting: Head  
Motion passes: 7:0

VII. OLD BUSINESS

January 16<sup>th</sup> Event-Recap: Cole shares that he felt the event was excellent and the panel went very smoothly. He notes that Rhoades comments during the discussion after the event added a lot of value as well.

Grounded Solutions Membership: As discussed in the minutes the cost of the Grounded Solutions Membership was incorrectly stated and voted on as \$100 in the December meeting. The correct price is \$400.

Motion to approve the Grounded Solutions Membership at \$400: Mendenhall  
Motion to 2<sup>nd</sup>: Stanton  
Not voting: Head  
Motion passes: 7:0

Letter of Engagement-Review of Financial: Cole shares that he and Clark met with Bill Kruse to discuss what the review and audit would look like. They were very pleased with the initial meeting. Cole shares that the CCLT board could have their attorney review the proposal prior to signing as there is a lot of legal language in the document.

Motion to approve Caleb Colbert the CCLT attorney reviewing the proposal for Letter of Engagement with Hauk and Kruse : Mendenhall  
Motion to 2<sup>nd</sup>: Cristal  
Not voting: Head  
Motion passes: 7:0

Mendenhall recommends the motion be modified to approve the contract with Hauk and Kruse following the review by CCLT Attorney Colbert: Mendenhall  
Motion to 2<sup>nd</sup>: Maze  
Not voting: Head  
Motion passes: 7:0

VIII. NEW BUSINESS

Direct Staff to Consult CCLT Attorney Regarding a Policy of Accepting Donation of Land or Property: Cole shares that members of the community approached staff to share that they would be interested in pursuing the donation of their home into the Land Trust within their will. The board shares their interest in the idea. The board shares that they would like to ask the attorney for a price quote on what drafting that policy would potentially cost and if the CCLT can financially pursue that at this time.

Motion to direct staff to obtain a price quote from CCLT attorney regarding a policy of accepting a donation of land or property: Mendenhall  
Motion to 2<sup>nd</sup>: Ferlazzo  
Not voting: Head  
Motion passes: 7:0

Chris Ross-Dog Kennel Request: Ross a homeowner on Lynn street requests the board approve that he put a dog kennel behind his home on what is considered the common lot between four homes on Lynn Street. The board asks where it would be located and was shown pictures of the types of kennel Ross intends to put there.

Motion to approve the dog kennel behind Ross's home: Mendenhall  
Motion to 2<sup>nd</sup>: Cristal  
Not voting: Head  
Motion passes: 6:1

IX. GENERAL COMMENTS BY PUBLIC, MEMBERS AND STAFF

Maze shares the board should really begin looking into a gift acceptance policy with the potential of another larger donation in March.

Mendenhall shares that utilizing a "matching gift" encourages more donations and would a donor be open to that.

X. MOTION TO GO INTO CLOSED SESSION

7:16 pm Motion to go into closed session pursuant to RSMO 610.021 (12) Sealed bids, drawing and proposals: Maze  
Motion to 2<sup>nd</sup>: Stanton  
Roll Call Vote:  
Stanton: Yes  
Maze: Yes  
Cristal: Yes  
Ferlazzo: Yes  
LaBrunerie: Yes  
Rhoades: Yes  
Mendenhall: Yes

7:41 pm Motion to go out of closed session pursuant to RSMO 610.021 (12) Sealed bids, drawing and proposals: Maze  
Motion to 2<sup>nd</sup>: Mendenhall  
Roll Call Vote:

Stanton: Yes  
Maze: Yes  
Cristal: Yes  
Ferlazzo: Yes  
LaBrunerie: Yes  
Rhoades: Yes  
Mendenhall: Yes

7:41 pm Motion to go into closed session pursuant to RSMO 610.021 (2) Leasing, purchase or sale of real estate: Maze

Motion to 2<sup>nd</sup>: Stanton

Roll Call Vote:

Stanton: Yes

Maze: Yes

Cristal: Yes

Ferlazzo: Yes

LaBrunerie: Yes

Rhoades: Yes

7:49 pm Motion to go out of closed session pursuant to RSMO 610.021 (2) Leasing, purchase or sale of real estate: Maze

Motion to 2<sup>nd</sup>: Stanton

Roll Call Vote:

Stanton: Yes

Maze: Yes

Cristal: Yes

Ferlazzo: Yes

LaBrunerie: Yes

Rhoades: Yes

GENERAL COMMENTS BY PUBLIC, MEMBERS AND STAFF: Some discussion was had about the electric verses gas for heating homes.

XI. NEXT MEETING DATE  
March 10, 2020

XII. ADJOURNMENT

Motion to adjourn: Stanton

Motion to 2<sup>nd</sup>: Maze

Not Voting: Head

Motion Passes: 7:0