



# City of Columbia, Missouri

## Meeting Minutes

### City Council

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Monday, April 6, 2020  
7:00 PM

Regular

Council Chamber  
Columbia City Hall  
701 E. Broadway

(One or more council  
members may  
participate via  
videoconference.)

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#### I. INTRODUCTORY ITEMS

The City Council of the City of Columbia, Missouri met for a regular meeting at 7:00 p.m. on Monday, April 6, 2020, in the Council Chamber of the City of Columbia, Missouri.

Mayor Treece welcomed everyone and explained a few things would be done differently tonight. He noted a quorum of the Council was within the Council Chamber while the other members were participating via videoconference in order to maintain safe social distancing and to avoid overwhelming the room. For the members of the public participating in the Council Chamber, a six-foot perimeter had been taped off around the podium as had six feet of spacing for potential participants lining up to deliver public comment. He pointed out the City had tried to encourage people not to attend tonight's meeting and to instead submit written comments to [cityclerk@como.gov](mailto:cityclerk@como.gov), and the written comments received for tonight's meeting had already been distributed to the Council.

The Pledge of Allegiance was recited, and the roll was taken with the following results: Council Members PITZER, PETERS (via videoconference), TREECE, RUFFIN, TRAPP, SKALA (via videoconference), and THOMAS (via videoconference) were present. The City Manager, City Counselor, City Clerk, and various Department Heads and staff members were also present.

The minutes of the regular meeting of March 16, 2020 were approved unanimously by voice vote on a motion by Mayor Treece and a second by Mr. Skala.

The agenda, including the consent agenda, was approved unanimously by voice vote on a motion by Mayor Treece and a second by Mr. Ruffin.

#### II. SPECIAL ITEMS

SI5-20

COVID-19 Update.

Ms. Browning and Mr. Hollis provided an update regarding COVID-19 activities within Boone County.

Mayor Treece commented that he appreciated the candor of Mr. Hollis in describing the difficulty in caring for the fragile and vulnerable homeless population as there were not any perfect solutions. He understood the conditions described had been present before the pandemic and would sadly likely continue beyond it. He asked for harm reduction efforts in which the City could engage to help follow Centers for Disease Control (CDC) guidelines while also reducing the spread. He commented that it did not make sense to him to aggregate the unsheltered population in a concentrated area where the infectious disease could further spread. Mr. Hollis stated he thought they were doing some things, but noted they could potentially do more. He explained they needed to ensure this

population had access to drinking water and bathrooms as that was a daily challenge. They also needed the ability to wash their hands. He explained they were working hard to ensure food was readily available and to deliver it in a safe way. He pointed out the City was working really hard on isolation and quarantine facilities, and those facilities would not only be for persons experiencing homelessness. They would be for a variety of people. Mayor Treece understood homeless people would not be excluded from it. Mr. Hollis stated that was correct. He commented that the camps were not sanctioned, and he was worried about them being together in those camps, the camps not being sanitary, and that they might expose public safety personnel the camps needing to be broken up. Mayor Treece understood the CDC guidance, particularly with regard to COVID-19, was to not break up indigenous encampments because it caused the population to disperse out into the community and affected their support system. Mr. Hollis agreed that was some of the very little guidance they had actually seen.

Mayor Treece understood the issue was more than just getting a roof over the head of those within this population. Mr. Hollis stated it was challenging with this particular population to get folks to maintain spacing. Many had mental health and substance abuse issues so it was a population that did not have the assets some of them had. He reiterated it was challenging. It was not as simple as putting a family with kids in a motel room. He pointed out that was something they were discussing as they were already seeing the economic fallout with regard to families. He noted they had worked really hard in the community to have very low rates of family and youth homelessness on the streets, and those were other populations they would have tackle.

Mayor Treece commented that he understood this would really have to be the equivalent of an in-patient mental health facility as it would need to include three meals a day along with hygiene, health, mental health, case management, and other services. Mr. Hollis stated he had looked at the Salvation Army - Harbor House budget, and it was \$600,000 per year. It was what they called a high-bar shelter in that they did not just take anyone. Those that were unsheltered tended to be unsheltered because they could not access existing resources. In terms of harm reduction, they were seeing cities doing a variety of things. He was not sure what they should do in Columbia as he saw pros and cons with each situation. He thought the motel turned out to be very challenging. If he could waive a magic wand, they would have a single room safe haven type shelter with proper services. He pointed out they had been working on something like that for ten years and felt it would be very challenging to pull off now.

Ms. Peters commented that Mr. Trapp had taken the unsheltered group under his wing while doing the best he could to provide shelter for them, most recently at a tent encampment north on Providence Road, and asked Mr. Hollis if he thought another tent city, if they could find one that would not require them to move every 3-4 days, would be helpful or if the issues were so overwhelming that they would not be addressed by finding them a semi-permanent location to place tents for a month or two. Mr. Hollis replied that from a pure harm reduction standpoint, it could be effective if it was done right. He thought they would really have to think about spacing, provide excellent handwashing and bathroom facilities, and provide regulation sanitation and public safety services. He explained a challenge was that the mental health workers and the street outreach workers were either in high-risk groups and not able to be out or their employers, like many employers, were saying they were essential, but would have to do telehealth, which he felt was difficult with this population.

Mr. Thomas understood Mr. Hollis had indicated he had been working on providing shelter for the unsheltered population for ten years and had not figured it out. In this instance, they were talking about a short-term crisis situation, which was different from a funding and resources point of view than solving the problem for the ongoing future. He believed Mr. Hollis had indicated that it was probably not more dangerous to have an organized camp than disorganized camps in scattered locations, and asked if it was potentially less dangerous to have a more organized camp from a public health and epidemiological point

of view, especially with the expectation that the numbers would grow. Mr. Hollis replied in his world, he tried to rely on experience and evidence. He could not say there was evidence one way or the other. He stated he could see pros and cons. If something was done, it was absolutely critical it was done right, i.e. good spacing, rules, safety, and sanitation. He thought they would have to really look at how they would screen and test folks carefully. He noted they were starting to work on how to better screen and test vulnerable populations, not just this population. He commented that an area they were concerned about included people that did not have cars or could not leave their homes. They had to determine how those people might be tested since testing was mainly via drive-through settings. He commented that another aspect was to have a proper isolation and quarantine facility because if they were to be screening and testing in a camp, they had to have a way to get those that were exposed out of there and in safe quarters. Mr. Thomas asked if there was an expected time frame for setting up the isolation quarantine unit. Ms. Browning replied Mr. Clardy in her office had been working with the group that was looking into that. She noted it was ultimately a policy committee decision of the Office of Emergency Management that was made up of city and county leaders throughout Boone County. She explained they were being well-supported by the Convention and Visitors Bureau and were hoping to find a hotel that would allow them to have an isolation and quarantine facility. The group had another meeting tomorrow and they hoped to have some strategies on Friday for the policy committee.

Mr. Trapp understood the CDC now recommended wearing cloth face coverings in public settings where other social distancing measures were difficult to maintain, such as at grocery stores and pharmacies, and especially in areas of significant community-based transmission, and noted he had noticed his social distance had been crossed five times tonight. He had been forced to ask people to move to clear his path. He commented that he wanted to assure people that they were maintaining much better social distancing in the pop-up Safe Camp. When they had been in the hotel, they had preached handwashing. There was very low level education in this population, and there was a lot of rumor. Many did not believe in it, and others had fanciful ideas about it. He stated he did not believe conventional social services had served this population well. He appreciated Ms. Browning reading Mr. Hollis' extensive resume, and noted he had worked in close collaboration with Mr. Hollis since 2008 in terms of cutting edge Housing First before it was in vogue and had then become a requirement of HUD. He commented that he had experience in domestic violence, substance use disorders, and mental health conditions, and as a community organizer. He explained he had activated all of those skills along with plain language communication and the language of the streets while leading from the front. He noted he had stayed in the homeless encampments and the hotel. He stated his appreciation with regard to Ms. Browning's sage recommendation to allow him to serve as a project manager under Steve Hollis briefly, and pointed out he already had quotes from hotels as he had already done that groundwork through the Convention and Visitors Bureau, which was how they had been able to get a very low cost for the hotel they had briefly used. What he had not realized was that a lot of homeless outreach workers were trying to do their jobs over the phone and that just did not work. They had to get out and engage people. By getting out of the car and working in partnership with this population, this group could call on their sense of honor as they were afraid just like everyone else. He noted Mr. Hollis had mentioned homeless chronicity, which he would have agreed was a very different population in 2019, but those risk factors did not matter now because they included age, smoking, lung capacity, etc. Someone that was homeless for one day did not have the savvy survival skills of the long-term campers, and as a result, the newly homeless were the most vulnerable population and were being called refugees. He provided an example of someone in that situation that had come to Safe Camp and had been given a tent, sleeping bag, blanket, and food through the generous support of the community. He commented that he and his brother operated AAAAChange, which was a limited liability company, and pointed out he

had not seen anyone with a risk management department be effective when managing this population. Anyone with a staff attorney had limitations on the work they allowed their workers to do and in the structure of their services. He thought they should consider the needs of those with the most barriers first by building their services from the bottom up, assuming everyone had a mental health disorder or substance abuse disorder and ensuring everyone was served well using the culture and language of the streets. He explained he had come up with slogans to help people remember and provided "soap is our tool, handwashing is our religion" as an example. He noted they snapped at each other a little, but they were growing and getting better each day. He pointed out panhandling was no longer really happening, and those folks had been really hard to address previously because they had not been in crisis. Now that their income was turned off, they were open to change, but there was not any resource base. He commented that the lack of bathroom facilities with the closing of restaurants and public facilities had created a public health hazard. He believed a number of things were needed and felt Mr. Hollis was wildly underestimating the number of people as he was meeting new people every day. He thought they should start with one monitored safe camping facility with excellent social distancing. They had built their volunteer structures and were utilizing different tools of accountability than social service in government, which was based on bureaucratic processes. He felt they could hold themselves accountable through radical nonjudgement and a no barrier approach. He noted Room at the Inn had some barriers as they would ban people. He did not believe it was safe to ban anyone. They might ask someone to leave for the night, but they would provide them another chance the next night. As a result, he thought they would need multiple safe encampments. They would also need a safe parking facility, which he noted he had been able to broker. He commented that they would need a triage center for real world advice as well. He stated he was in the process of launching his third pop-up social services system and pointed out they were also growing their indigenous leadership in case he or his brother became sick. He noted they had been pushing out knowledge and language that could be understood. He explained this population had not really been at risk until community spread because they were not socializing with University of Missouri students or people that flew on airplanes, but they were now vulnerable. He stated individuals in Missouri with a mental health condition tended to die 25 years younger than people without that condition. As a result, if 80-year olds were at risk in the general population, those at 55 years of age in this population were at risk. He reiterated they needed multiple sites fast as there would be new people in crisis in addition to those they knew of already, and they would need a triage center. He commented that he thought he had a model that was inexpensive, highly effective, and culturally based through radical nonjudgement, no barrier to entry, and love and compassion, and only needed additional cooperation from the City to be able to move things forward.

Mr. Pitzer thanked Ms. Browning and her staff for the continuous work they had done on an ongoing basis, to include communication with the public. He understood there had been challenges and that a lot of those challenges had been addressed.

Mr. Pitzer asked if the testing numbers could be categorized by whether they were Boone County residents. Ms. Browning replied no. She explained the testing was for a region so people would come from other counties. In addition, there were not any laws requiring numbers on how many tests were completed. They were provided the big number, but were not provided a breakdown by County.

Mr. Pitzer understood the positive results were not identified as City of Columbia residents or Boone County residents, and asked Ms. Browning if she had thought about identifying them in that manner. Ms. Browning replied they were talking to the GIS staff as she understood there was interest in knowing the geography. She explained St. Louis was able to do this because they had so many cases. Since Boone County only had 70 cases, they had to be very sensitive in ensuring an individual could not be identified through whatever they did. She thought they might be able to do something if the

numbers grew, but also hoped that would not happen.

Mr. Pitzer asked if there were differences between the City's stay at home order and the State's stay at home order. Ms. Browning replied yes. Mr. Pitzer asked for clarification. Ms. Browning replied she thought the City's was more restrictive. The State's was different in that a certain occupancy might be allowed depending on the size of the building. She commented that she had heard stores were now counting the number of people shopping, which she thought was fantastic. She noted the City's order limited gatherings to no more than 10 people unless it was an essential business so a church could have worship with 10 people or less. She believed the State's order allowed for services. She pointed out the churches in Columbia had been great in determining how they could have Easter services via cars, technology, etc. Ms. Thompson explained the City's policy was much more detailed. The executive order that had come down from the Governor was at a really high level with the exception of the specifics with regard to occupancy.

Mr. Pitzer asked Ms. Browning if there was a particular category or segment whereby they were having the most challenges in terms of compliance. Ms. Browning replied they were having to work with car dealerships that wanted to keep their sales floors open. She explained online sales were allowed, but they did not allow sales floors to be open because they were high touch areas when thinking about the amount of time spent at a dealership when purchasing a car. She noted a couple of establishments that drew a lot of people had wanted to stay completely open, but they had been limited to what they could do based on selling firearms versus being wide open. She commented that they had not had a lot of complaints with regard to restaurants, and most situations were not serious or were easily resolved with a phone call.

Mayor Treece agreed with Mr. Pitzer in terms of appreciation for Ms. Browning and her staff as it had been a tough few weeks. He noted they had reached a bit of a plateau over the last 2-3 days, which he understood could spike at any time, and asked if this was an opportunity for Columbia to relax and resume normal activity or if it was evidence that they needed to stay the course. Ms. Browning replied they needed to stay the course, and pointed out the parties in the East Campus Neighborhood needed to stop. Young people had apparently not heard about the orders, and Columbia had a lot of young people that were testing positive.

Mr. Ruffin asked for the options for someone that might have the symptoms but did not have access to a physician. Ms. Browning replied she would recommend they contact the Public Health and Human Services Department. She explained they had been trying to identify a group of physicians that would have the testing materials to conduct the tests and send them to the State Lab. The Medical Director had done three. She stated they would look for resources for anyone that needed testing.

Mr. Skala added his appreciation to the staff as well. He understood it was the role of the Council to oversee changes to the stay at home order, and asked if that was correct. Ms. Thompson explained it was not the role of the Council to oversee the orders of the Director of Public Health. The role of the Council was to oversee the implementation by the City Manager of policies and things that were happening at the administrative level within the City. Council was reviewing the actions of the City Manager and deciding whether or not to continue what the City Manager had done. They were not reviewing the actions of the Director of Public Health. The Director of Public Health had independent authority when it came to the protection of public health in those orders. Mr. Skala understood this applied to appropriations as well. Ms. Thompson stated it applied to appropriations and waivers of City Code requirements the City Manager was taking in reaction to the orders of the Director of Public Health.

Mr. Thomas commented that Mr. Hollis had described a lot of parameters for an organized camp for the unsheltered homeless and Mr. Trapp had added further detail to it. He believed the Council should try to make that happen. He noted the City of Columbia owned a number of large parks that could at least provide a location. They had social

service organization partners that might be able to help manage the camps in accordance with physical distancing, hygiene, handwashing, and testing rules. They had the CoMoHelps funding stream, which was perfectly positioned to pay for necessary expenses associated with this kind of camp. He thought they should at least discuss the possibility of moving forward. He understood it would require a change in law to allow camping in parks, but that might be the only thing the Council had to do as the staff could coordinate the services. He realized staff was incredibly busy, but they always had to prioritize what they did. Ms. Browning commented that in terms of health services, they would not have the capacity to staff a camp. Everyone, to include people pulled from other divisions, was working on contact tracing. She understood there might be other opportunities to find volunteers.

Mr. Thomas asked about the capacity to run a rapid RFP process to find another organization that might be able to run it. He wondered if the Department of Public Health and Human Services had the capacity to run a rapid RFP process to find a third party to run a camp. Mr. Hollis replied he thought they could work on that and pointed out he would likely have to lean on staff from the Purchasing Division. He stated he would be willing to give that a shot if that was the direction of Council. Mr. Thomas explained he wanted to do what was best in the big picture, and noted he was not sure what that involved, but pointed out he did not want to move past this part of the agenda without exploring it and deciding as a Council whether that was the right path or whether they did nothing. Mayor Treece commented that he did not feel they were doing nothing and explained he would need more information as to what was the best clinical approach. Their primary goal and objective needed to be to lead with the epidemiology. He thought there was conflicting guidance from staff and the CDC as to whether the uncongregated, unsheltered population was best left in place.

Mr. Glascock understood the isolation and quarantine location was one of the priorities and Mr. Hollis was involved in that. He noted he would hate to take him away from working on that as it was the priority. Mayor Treece understood an isolation and quarantine facility would serve the maximum number of people that were directly impacted by COVID related issues. Mr. Glascock stated that was what he understood per conversations with Ms. Browning.

Mr. Trapp commented that there were folks that were newly homeless and not in established camps. This did not involve only the chronic population that already lived unsheltered. He thought doing nothing would lead to a tragedy that was entirely unfair.

Mr. Skala agreed they should do something. He stated he did not want to avoid having this discussion, but felt they needed a more in-depth discussion for a more comprehensive approach so they could have the best and most workable solution possible within the legal framework of their responsibilities as elected officials.

Mayor Treece understood there was another policy group meeting that included Mr. Hollis and emergency operations on Friday. He was not sure of the type of outcome expected from that meeting, but thought there would likely be similar recommendations as had been presented tonight with regard to the challenges this population presented.

Mr. Thomas asked those in that policy group to specifically ask the technical experts the question of whether it was better to set up an organized camp, along with a cost estimate for that, or whether it was better to leave the unsheltered homeless population to fend for themselves. He thought they should keep in mind that this unsheltered homeless population would grow as had been indicated by Mr. Trapp. He noted there would be more and more people in this condition making it a harder and harder proposition the longer it took.

### III. APPOINTMENTS TO BOARDS AND COMMISSIONS

Mayor Treece explained they did not have appointments tonight to consider, but stated he thought they should discuss how they wanted to handle the appointment of board and commission members in the future. The deadline had been April 3, 2020 for the current

vacancies, and depending on the outcome of tonight's meeting, they might not have an April 20, 2020 Council Meeting. He suggested they ask the City Clerk to continue advertising all open and future appointments to vacancies on boards and commissions until board and commission meetings resumed their regular schedules. He noted he did not see board and commission meetings resuming for a while.

Mr. Skala commented that the Council had received correspondence from Jay Hasheider, who was on the Water and Light Advisory Board (WLAB), as to how they might be able to organize their meetings, and thought it was something they should discuss at some point.

Mayor Treece stated he had a note to bring up that request at the end of the meeting. He thought it was desirable for the WLAB to continue to receive monthly financial reports as if they were having a meeting. They could then figure out the type of input that could be provided or how questions could be asked based on the Sunshine Law. He believed the oversight function, particularly with the water and electric utilities, was necessary.

Mayor Treece made a motion directing the City Clerk to continue advertising all open and future board and commission vacancies until the Council took them up. The motion was seconded by Mr. Skala and approved unanimously by voice vote.

#### IV. SCHEDULED PUBLIC COMMENT

SPC18-20 Herb Panko - Heavily trashed streets in Columbia and ideas on how to reduce the problem.

Mr. Panko provided written comments, which indicated there was unsightly trash along Ballenger Lane and Clark Lane, particularly from the roundabout at Ballenger Lane and Mexico Gravel Road south to the Clark Lane roundabout. He suggested refuse drivers be made aware of the problem of trash flying off of garbage trucks, a second Clean Up Columbia event be held in the fall for the worst streets and routes, and signage along routes with messages such as "Keep Columbia Beautiful - Dispose of Refuse Properly and Responsibly" be installed. The written comments were filed with this agenda item.

SPC19-20 Nekia Johnson - Value of the U.S. Citizen, Capitalism and Local Criminalization of Communities (Police terrorism, etc.).

Mr. Johnson commented that he was a U.S. citizen that was homeless and noted he and others were putting together a group to create initiatives, etc. that could be followed even when the stay at home order was over. He stated the homeless were sharp and asked that they be given a chance. He invited the Council and others to sit and talk with them. He pointed out Americans would always come together to help other Americans as had been done historically. He reiterated the group they were putting together involved awesome individuals, and just asked for a shot. He explained they needed land. He recalled an interaction with an officer that had offered to put them in jail before providing assistance. He did not feel that was right as they were U.S. citizens that had not broken any laws and were only trying to be safe. He commented that those assisting the homeless had been providing them with information and tools such as sanitization, water, urinals, and dumpsters. In addition, they were helping to pick up trash, etc. since the organizers was assisting them. He reiterated they were citizens, and would surprise everyone if given the chance. He stated he looked forward to talking with them if they were willing.

#### V. PUBLIC HEARINGS

PH13-20 Consider an amendment to the FY 2019 CDBG and HOME Annual Action Plan.

Discussion shown with R52-20.

R51-20 Approving an amendment to the FY 2019 CDBG and HOME Annual Action Plan.

Discussion shown with R52-20.

R52-20 Approving Amendment #2 to the FY 2019 CDBG and HOME Annual Action Plan; establishing revised CDBG and HOME Program Administrative Guidelines.

PH13-20 was read by the Clerk, and R51-20 and R52-20 were read by the Clerk.

Mr. Cole provided a staff report.

Mayor Treece understood they would have to spend the stimulus CDBG funds first and then request reimbursement, and asked when that money would be available to the City. Mr. Cole replied they would need a grant agreement with HUD within 30 days authorizing the expenditure of the funds. The Council would also need to determine how the funds should be allocated. He noted there could be additional time requirements in terms of an environmental review depending on the project types and any additional regulatory relief from HUD. He commented that a facility renovation would normally take about 30 days, but under emergency circumstances, the time frame might be different as there had been discussion on the federal level for relaxing some of the regulatory requirements.

Mayor Treece opened the public hearing.

Matt McCormick, President of the Columbia Chamber of Commerce, provided written comments in support of R52-20 to allow for the reallocation of CDBG funds for forgivable small business microloans of up to \$5,000 to provide immediate relief to the most vulnerable small businesses impacted by the current health crisis. He noted the Chamber was also supportive of efforts by the City to lay the groundwork to support larger small businesses in the industries hit the hardest by the current crisis. Those written comments were filed with R52-20.

James Whitt, Director of the Supplier Diversity Program, provided written comments in support of R52-20 to allow for the reallocation of CDBG funds to provide forgivable loans to assist small to moderate income businesses during the current health emergency. Those written comments were filed with R52-20.

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

**The vote on R51-20 was recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Resolution declared adopted, reading as follows:**

**The vote on R52-20 was recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Resolution declared adopted, reading as follows:**

PH14-20 Proposed replacement and improvement of the storm drainage infrastructure on a portion of Ross Street west of William Street.

PH14-20 was read by the Clerk.

Mr. Sorrell provided a staff report.

Ms. Peters understood they were tying into a stormwater system that was under another property at 1512 Ross Street. Mr. Sorrell stated that was correct. He explained that was actually a reinforced concrete box that was in fairly good condition at this time. In the future, they would likely need to program a project to remove that from underneath the structure and cross William Street at the rear of that structure.

Ms. Peters asked if the rest of the stormwater pipe looked good or if it was all in bad shape. Mr. Sorrell replied it was a mixture of both. Some of it was in fairly decent shape and some of it needed work. He explained that would be looked into further going forward, but this piece was in such poor condition that they felt it needed to be addressed



quickly.

Ms. Peters asked how the sewer system was on that system. Mr. Sorrell replied the sewer system was a private common collector system. There had been an elimination project for it several years ago, but the property owners had not been willing to dedicate easements, and as a result, the project was on hold.

Mayor Treece opened the public hearing.

There being no comment, Mayor Treece closed the public hearing.

**Mayor Treece made a motion to ratify a waiver of the requirement to hold an interested parties meeting and direct staff to proceed with the Ross Street Stormwater Improvement Project. The motion was seconded by Ms. Peters and approved unanimously by voice vote.**

## VI. OLD BUSINESS

PR45-20

Adopting the Crime Prevention Through Environmental Design (CPTED) concept and principles; incorporating cost-efficient CPTED principles and practices in proposed land development and redevelopment projects; and providing for the implementation and enforcement of CPTED standards.

The policy resolution was read by the Clerk.

Mr. Glascock provided a staff report.

Mr. Ruffin thanked staff for working on this policy resolution as it would address the significant grass roots work that was being done under the leadership of Shaunda Hamilton. He noted he was looking forward to seeing how it would be implemented.

Shaunda Hamilton provided written comments on behalf of the Boone County Community Against Violence in support of PR45-20. She also asked the Council to direct staff to bring forward an ordinance adopting the principles of CPTED and to require implementation in all city functions of approval, to include permitting and ministerial items. The written comments were filed with this agenda item.

Mr. Skala noted this was not a new idea as he had worked on this with respect to the outdoor lighting ordinance. He commented that there were some really great ideas with regard to CPTED and crime prevention, but pointed out more light was not necessarily better in certain situations when it came to witness identification. He stated he was glad this policy resolution was moving forward and noted he would support it.

**The vote on PR45-20 was recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Policy resolution declared adopted, reading as follows:**

## VII. CONSENT AGENDA

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

B56-20

Authorizing an annexation agreement with Danny R. Summers and Sylvia M. Greer for contiguous property located at the terminus of Cherry Bark Court and south of Old Ridge Road (3805 Cherry Bark Court) (Case No. 50-2020).

B57-20

Approving the Final Plat of "Rock Bridge Elementary Subdivision" located on the southeast corner of the Providence Road and Highway 163 intersection (5151 S. Highway 163); authorizing a performance contract (Case No. 5-2020).

B58-20

Approving the Final Plat of "Old Hawthorne Plat 14" located on the south side of Wild Horse Court and east of Rolling Hills Road (5404 Wild Horse Court); authorizing a performance contract (Case No. 71-2020).

- B59-20 Authorizing construction of sanitary sewer and storm water improvements to the Cullimore Cottages project located on the west side of Eighth Street and north of Fairview Avenue; authorizing the Purchasing Division to issue a contract for the project.
- B60-20 Authorizing the City Manager to execute a grant of easement for underground electric purposes to Boone Electric Cooperative for the installation of underground electric power lines and electric cables and associated aboveground pad-mounted apparatus within the right-of-way located along a portion of the south side of International Drive to serve the Molly Thomas-Bowden Neighborhood Policing Center.
- B61-20 Authorizing construction of improvements to the solid waste collection site located at 912 E. Walnut Street; authorizing the Purchasing Division to issue a contract for a portion of the work utilizing a duly authorized term and supply contractor.
- B62-20 Authorizing the acquisition of easements for construction of the Tupelo Place and Larch Court sanitary sewer improvement project.
- B63-20 Authorizing the acquisition of easements for construction of the Quail Drive storm water improvement project.
- B64-20 Accepting conveyances for sewer and drainage and utility purposes; accepting Stormwater Management/BMP Facilities Covenants.
- B65-20 Accepting a conveyance for underground electric utility purposes.
- B66-20 Authorizing construction of the Taxiway C2 and apron expansion project at the Columbia Regional Airport; calling for bids through the Purchasing Division; amending the FY 2020 Annual Budget by appropriating funds.
- B67-20 Authorizing an agreement with Columbia School District No. 93 for HVAC improvements at the Hickman High School natatorium; amending the FY 2020 Annual Budget by appropriating funds.
- B68-20 Accepting the 2020-2021 STOP Violence Against Women Act (VAWA) program grant from the Missouri Department of Public Safety; authorizing an Award of Contract and Certified Assurances and Special Conditions.
- B69-20 Authorizing an agreement for professional services with ETC Institute for a perceptions survey relating to the form and function of the City of Columbia website; amending the FY 2020 Annual Budget by appropriating funds.
- B70-20 Authorizing an agreement with Boone County, Missouri, on behalf of the Boone County Children's Services Board, for the purchase of services for training to address perinatal distress; amending the FY 2020 Annual Budget by appropriating funds.
- B71-20 Authorizing a cooperative cost-share agreement with Boone County, Missouri, The Curators of the University of Missouri and the Mid Missouri Solid Waste Management District for the City's solid waste collection event for household hazardous waste, electronic waste and tires.
- B72-20 Authorizing a cost allocation agreement with Columbia Public Schools for construction of a sidewalk along the north side of St. Charles Road

between Demaret Drive and Battle Avenue; amending the FY 2020 Annual Budget by appropriating funds.

- R47-20 Setting a public hearing: consider an amendment to the 2020-2024 Consolidated Plan and FY 2020 CDBG and HOME Annual Action Plan.
- R48-20 Authorizing an agreement with Urban Sustainability Directors Network to host an equity diversity inclusion (EDI) fellow to work on advancing the City's CAAPtains Climate Leadership Program through the Office of Sustainability.
- R49-20 Authorizing Amendment No. 1 to the agreement for professional engineering services with Engineering Surveys and Services for design services relating to improvements to Nifong Boulevard between Providence Road and Forum Boulevard.
- R50-20 Authorizing an agreement with Columbia Jet Center, Inc. for hangar ground lease relocation at the Columbia Regional Airport for operations at Hangar 350.
- R54-20 Authorizing Amendment No. 1 to the master services agreement with Paymentus Corporation to transfer credit card transaction fees from utility customers to the City.

**The bills were given third reading and the resolutions were read with the vote recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Bills declared enacted and resolutions declared adopted, reading as follows:**

## VIII. NEW BUSINESS

- R53-20 Approving the proposal contained in a commitment letter from Regions Capital Advantage, Inc. to purchase Special Obligation Bonds (Airport Project), Series 2020A, of the City of Columbia, Missouri; setting a public hearing in compliance with Section 147(f) of the Internal Revenue Code; authorizing preliminary expenditures; and authorizing certain matters relating thereto.

The resolution was read by the Clerk.

Ms. Thompson and Mr. Lue provided a staff report.

Mayor Treece asked when the first payment would be due if they were to move forward. Mr. Lue replied April 2021. Mayor Treece understood the amortization period was 15 years. Mr. Lue stated that was correct.

Ms. Thompson commented that if the Council approved this, the bonds would be before them at the April 20, 2020 Council Meeting. She pointed out this particular action sent the message that the City intended to move forward on the issuance of the bonds at the next council meeting. Mr. Glascock noted this meant there would need to be an April 20, 2020 Council Meeting. Ms. Thompson explained the adoption of this resolution would authorize the City Manager to sign an agreement to do the bond transaction with Regions Capital Advantage because it was a private placement. This was not a public sale.

Mayor Treece understood the City had not chosen Regions Capital Advantage. Ms. Thompson explained the City's financial advisor had worked to try to find a private placement for this particular bond issue. Mayor Treece asked about Columbia Capital Management. Mr. Lue replied they were the financial advisor.

Mayor Treece noted there were a few typographical errors in the pro forma and assumed that would not affect the numbers. Mr. Lue stated the numbers were correct.

Mr. Pitzer understood the City needed to close on the sale of the bonds by May 6, and asked if the public hearing could be held on May 4 instead. Ms. Thompson explained it had to be approved on April 20 so they could get the paperwork ready for May 6. This part would be done today. The public hearing on April 20 was for the tax-exempt portion of the bonds in terms of whether or not they should be tax-exempt. It was not necessarily a public hearing as to whether the Council wanted to go forward with the bonds. It was to determine if they met the qualifications to be issued as a tax-exempt issuance.

Mr. Skala understood the Council would have to meet again in April to make this happen, and thought they had been trying to forego bi-monthly meetings. He asked for clarification. Mayor Treece replied if this resolution was adopted, there would be the intent and necessity to have an April 20, 2020 meeting to conduct the public hearing.

Ms. Peters understood there had been some discussion about only holding one council meeting per month, but noted they, the Council, had not made a decision. It had just been a discussion item. Mayor Treece stated that was correct. He explained the City Charter required the Council to hold at least one meeting per month. They had always held two. There had already been items on the agenda that had precipitated an April 6, 2020 Council Meeting, and if they were to adopt this resolution, they would be required to hold one on April 20 as well.

Ms. Peters commented that she wanted to hold a council meeting on April 20 regardless of whether this resolution was adopted. She believed they, as representatives of the citizens, needed the opportunity to hear from staff and have their questions addressed. In addition, it would let citizens know they were still around even though they were staying at home most of the time. She also felt they should allow the regular business of the City to move forward. Mayor Treece stated he agreed. Mr. Skala noted he agreed as well. He had only wanted clarification due to past discussions.

Matt McCormick, President of the Columbia Chamber of Commerce, provided written comments in support of R53-20 along with other airport projects as they believed the Columbia Regional Airport was a major economic driver and an important part of the recovery for Columbia, Boone County, and the region. The written comments were filed with this agenda item.

Mayor Treece made a motion to amend R53-20 per the amendment sheet. The motion was seconded by Mr. Trapp.

Mayor Treece commented that he and the City Manager were worried about the economy. He noted he was moved by the interest rate and the desire to project stability during this crisis. He thought they might receive a better price on construction and be grateful to have this construction project moving forward as it would likely be at a time when jobs and that money revolving in the community were needed. As they looked at spending for the remainder of this fiscal year and even into next year's budget, he felt they needed to look at similar public works projects to keep the engine moving.

**The motion made by Mayor Treece and seconded by Mr. Trapp to amend R53-20 per the amendment sheet was approved unanimously by voice vote.**

**The vote on R53-20, as amended, was recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE.**

**Resolution declared adopted, reading as follows:**

B89-20

Enacting temporary rules for the submission of public comments on Council agenda items; providing an exception for public hearings required by state or federal mandates; providing an effective date and duration; providing an emergency clause for enactment on the day of introduction of the bill.

The bill was given first reading by the Clerk.

Ms. Thompson provided a staff report.

Mayor Treece understood this ordinance was written in a manner that they would revert back to the previous policy after the emergency declaration expired, whether that was on April 24 or another date. Ms. Thompson stated that was correct, and pointed out the Council could revoke it prior to then as well. She noted it also excluded public hearings that were required by statute under federal or state law. She referred to the TEFRA hearing for the airport bonds scheduled for the April 20, 2020 Council Meeting as it was a required public hearing whereby the Council had to receive public comments.

**Mayor Treece made a motion to waive the rule requiring consideration of this ordinance at two separate meetings and to place B89-20 on its second reading. The motion was seconded by Mr. Pitzer and approved by voice vote with only Mr. Trapp voting no.**

The bill was given second reading by the Clerk.

Mr. Trapp commented that he believed the ability to petition government was an inalienable right given to them by their creator. The lack of a crowd tonight showed the discretion of the public to maintain social distancing. The ability to use computers, have access to telephones, and have an adequate cellular plan would impact the capability of some to provide written comments. He explained he had not met Mr. Johnson before he had signed up for scheduled public comment, but understood Mr. Glascock had met with him and had supported his entrepreneurial efforts. He noted he had conversed with Mr. Johnson when he had reached out to him as a resident of Safe Camp because he had received an email making him feel he was not allowed to come and speak before Council about a person's right to have a place to rest. He commented that he believed democracy was a sacred institution and that they should acknowledge rights that were given to them and endowed by them by their creator or by natural rights for those that did not believe in a divine creator. He stated he had not seen any evidence of people coming before the Council being problematic. If people were cognizant of their social distancing and wore gloves and masks as had been recommended by the CDC, he felt those would be adequate safeguards and would not disrupt the democratic process.

Mayor Treece commented that he was sensitive to the concerns Mr. Trapp had expressed as well, but felt these were extraordinary times. He wanted to think of ways they could make things more accessible in terms of receiving public comment. He believed the fact some council members were online forfeited some of the interaction and immediacy, and noted he would be curious to hear of their assessment at the end of this with regard to their ability to feel included. All of the comments they had received had stopped at 4:00 p.m. so no one was thinking on the fly with respect to the recent discussion they had. He pointed out state capitals and general assemblies were dealing with the exact same thing.

Mr. Thomas noted he was receiving interactive comments on the bills by email as he always had even when he was in the Council Chamber. He stated he tried to let constituents know that was available to them.

Mr. Skala commented that he tended to agree with Mr. Trapp to a certain extent as he was sensitive to the idea that some folks did not have the capacity or wherewithal to issue comments online or in some other fashion. In addition, the phone was somewhat limited. He noted he had received several emails from folks that were very concerned about public health suggesting they not present themselves in the Council Chamber. He stated there were constituencies on all sides of this and explained he tended to come down along the lines of public health prophylaxis. He felt they should make accommodations, such as being available for one-on-one meetings, by phone, or via written comments during this emergency declaration. He agreed people had rights and that they should not impact the democratic process any more than necessary, but felt public health and safety sometimes took precedent.

Mayor Treece noted written comments also limited the duration of the meeting, which was another key indicator of disease spread.

Mr. Trapp pointed out that not everyone could read and write, and people had the right to come and watch these events so they could learn. He noted Mr. Johnson would have likely commented on this item had he understood what it was about. He suggested they get better with plain language communication and opening up their government so that all of their constituencies in all of their wards had adequate means to redress the grievances they had with the government. He believed now was exactly the wrong time to strip away the rights of people. He reiterated that not everyone could email, not everyone had a phone, and not everyone was able to write. He pleaded with the Council to not restrict the rights of those with the most barriers from their ability to appeal to the political process.

**B89-20 was given third reading with the vote recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, SKALA, THOMAS. VOTING NO: TRAPP. Bill declared enacted, reading as follows:**

B90-20

Authorizing a temporary deviation from certain City Code provisions relating to the assessment of penalties, late charges and service fees on utility customer service accounts; authorizing residential landlords to obtain utility service for a rental unit without a certificate of compliance; declaring an emergency for enactment.

The bill was given first reading by the Clerk.

Mayor Treece understood this would ratify a decision the City Manager had made. Ms. Thompson stated that was correct and she and Mr. Glascock provided a staff report.

Mr. Pitzer asked Mr. Glascock if staff was considering any temporary relief on water and electric rates. Mr. Glascock replied staff was discussing whether to implement Tier 3 on water. Mr. Pitzer understood electric was a tiered rate system as well. Mr. Glascock stated that was correct. Mr. Pitzer felt temporary relief should be considered for both, especially since people were home more often now and likely using more electricity and water.

Mr. Thomas asked if the change in policy meant there should be a change in the wording of the official past due notice with regard to being subject to disconnect. He explained he had received a copy of a notice dated April 1, and noted the person that had received it had been able to pay her bill, but felt the wording of the notice was not accurate. Mr. Glascock stated he understood the City was not disconnecting utility services. He commented that staff would need to look at the system to see whether the generation of notices could be stopped. Mr. Thomas felt it was confusing to people. Mr. Glascock understood. Mr. Thomas asked that the issue be reviewed.

**Mayor Treece made a motion to waive the rule requiring consideration of this ordinance at two separate meetings and to place B90-20 on its second reading. The motion was seconded by Mr. Pitzer and approved unanimously by voice vote.**

The bill was given second reading by the Clerk.

Ms. Peters asked if waiving the late fees meant they would accumulate or if it meant they were not being imposed. Mr. Glascock replied they were not being imposed and they were not accumulating.

In response to the question of Mr. Thomas earlier, Mr. Glascock explained they were trying to keep people's balances in front of them so they knew what they owed.

Mr. Trapp understood many people only paid their bill when they received the shut-off notice. In addition, it provided a clear indication of help with utility assistance. He thought the past due notice was okay as long as they were not doing the shut-offs. He

recalled the difficulty they had with the utility software when they changed systems, and questioned unnecessarily trying to alter the letters generated. He commented that he did not like receiving the red letter when he became busy and forgot to pay his bill, but appreciated the reminder.

**B90-20 was given third reading with the vote recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Bill declared enacted, reading as follows:**

B91-20

Authorizing a temporary deviation from certain City Code provisions relating to the establishment of a City of Columbia COVID-19 Leave Policy and the federally mandated Coronavirus Response Leave Policy applicable to City employees, requirements related to timing of certain labor negotiations, and employee evaluations within Chapter 19 of the City Code; declaring an emergency for enactment.

The bill was given first reading by the Clerk.

Ms. Buckler provided a staff report.

Mayor Treece understood Council had appropriated funds last year for pay raises subject to performance evaluations and asked if the pay raises were still continuing if they suspended the performance evaluations. Ms. Buckler replied it depended on what they proposed in the budget, but they would likely use last year's scores for that group of people, i.e., supervisors. She pointed out that was their thought at this time, but it could change. Mr. Glascock explained the pay raises were for the current evaluation process. The ones this year would be for the pay raises from the next budget cycle.

Mayor Treece asked if there could be an alternative process if pay raises were even on the table. Ms. Buckler replied there could.

Mayor Treece noted one of the written comments received today by 4:00 p.m. was on behalf of a solid waste employee who had asked if they would be eligible to receive hazard pay considering the amount of contaminated material with which they came into contact. That written comment was filed with the agenda item. He thought he should ask the same of the first responders as he had been contracted by those representing police officers. He wondered if it was possible within the constitutional issue on bonuses and whether hazard pay might be a component of performance raises going forward. Ms. Buckler replied hazard pay was handled in a number of different ways in a number of different places. Sometimes it was an addition to the hourly rate. She reiterated there were a number of ways of doing it, and they would have to avoid the bonus issue. She noted the issue had been raised by Local 773, which would soon be Local 995, and they planned to discuss it, but pointed out it was a financial decision in a time when they did not know where they stood financially. Mr. Glascock explained it had been a request off and on throughout the years, and not just due to this situation. They had been asked for hazard pay for snow removal in the past. It was not a new request. Mayor Treece understood, but pointed out it was a new virus. Ms. Buckler stated the City of Philadelphia had conducted a survey through a public sector human resources association, and only about 65 percent of the entities that answered the survey, which were primarily cities larger than Columbia, had indicated they were not providing hazard pay. She noted the survey had been conducted about a week and one-half ago. She emphasized that things were changing rapidly in terms of what people were trying to do for their employees so it might have changed since then.

**Mayor Treece made a motion to waive the rule requiring consideration of this ordinance at two separate meetings and to place B91-20 on its second reading. The motion was seconded by Mr. Ruffin and approved unanimously by voice vote.**

The bill was given second reading by the Clerk.

**B91-20 was given third reading with the vote recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Bill declared enacted, reading as follows:**

B92-20

Authorizing a temporary deviation from certain City Code provisions relating to parking meter hoods and transit fares; declaring an emergency for enactment.

The bill was given first reading by the Clerk.

Mayor Treece understood this would also ratify previous action by the City Manager. He thought it had been a great idea to eliminate parking fees downtown and give downtown businesses that were providing curbside service two meter hoods.

Ms. Thompson pointed out this showed how quickly things were moving. When the City Manager had first enacted the rule, it had been done as an incentive to those restaurants that still had customers dining with them. It had since changed, but they were still able to take advantage of the meter hoods.

**Mayor Treece made a motion to waive the rule requiring consideration of this ordinance at two separate meetings and to place B92-20 on its second reading. The motion was seconded by Mr. Ruffin and approved unanimously by voice vote.**

The bill was given second reading by the Clerk.

Mr. Pitzer understood this would expire when the declaration of emergency was rescinded, but felt the suspension of enforcement of parking meters and potentially transportation fares might be something they wanted to consider beyond that time frame as a part of the recovery. Mayor Treece agreed.

Mr. Skala thanked the City Manager for moving forward with this idea as it was a good one. He also agreed with Mr. Pitzer in that they might want to consider this in the future.

**B92-20 was given third reading with the vote recorded as follows: VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS. VOTING NO: NO ONE. Bill declared enacted, reading as follows:**

B93-20

Establishing an administrative delay on the processing of applications for building permits for new construction; providing for an administrative delay in the processing of existing applications for development projects; providing for an administrative delay in the processing of rental inspections; providing circumstances under which such applications may be processed or approved; declaring an emergency for enactment.

The bill was given first reading by the Clerk.

Mr. Glascock and Ms. Thompson provided a staff report.

Mayor Treece noted they had received written comments in support of the proposed amendment from the Columbia Board of Realtors, the Columbia Chamber of Commerce, and the Homebuilders Association of Columbia via Alice Leeper, and those comments were filed with this agenda item. As he further reviewed the situation, he believed it was desirable to have more projects in the pipeline because it was easier for construction companies to distribute their work force among multiple sites instead of having them concentrated on a handful of sites. He noted steps had been identified in an effort to protect workers.

**Mayor Treece made a motion to waive the rule requiring consideration of this ordinance at two separate meetings and to place B93-20 on its second reading.**



The motion was seconded by Mr. Pitzer and approved unanimously by voice vote.

The bill was given second reading by the Clerk.

Mayor Treece made a motion to amend B93-20 per the amendment sheet. The motion was seconded by Mr. Pitzer and approved unanimously by voice vote.

Mr. Pitzer understood this applied to residential and commercial construction. Mr. Glascock stated that was correct.

Mr. Pitzer noted there had been references to the COVID-19 safety plan and asked if that would be a part of the review process before issuing a permit. Mr. Glascock replied yes.

Mr. Pitzer asked if this would apply to City construction projects. Mr. Glascock replied it would.

Mr. Skala commented that this issue had generated a good deal of email traffic and he had tried to view it in terms of fairness. Those that had lots of projects in the pipeline had an advantage over those that did not. He understood this addressed the issue of equity, and asked if that was correct. Mr. Glascock stated he thought it had. He pointed out that the structures built would have to be sold, and they needed to consider the market. He did not believe they wanted a situation like the one that had occurred in 2008 where entire subdivisions were razed and replatted. He stated they wanted to be careful moving forward and believed Ms. Browning had created a great balance. Mr. Skala noted he appreciated the work of staff on this.

**B93-20, as amended, was given third reading with the vote recorded as follows:**

**VOTING YES: PITZER, PETERS, TREECE, RUFFIN, TRAPP, SKALA, THOMAS.**

**VOTING NO: NO ONE. Bill declared enacted, 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.

- B73-20 Granting a design adjustment relating to the proposed major amendment to the Preliminary Plat and PD Plan for On the Ninth located on the east side of Old Hawthorne Drive West and approximately 1,300 feet north of Route WW for sidewalk construction on the west side of Bunker Loop (Case No. 61-2020).
- B74-20 Approving a major amendment to the Preliminary Plat and PD Plan for "On the Ninth" located on the east side of Old Hawthorne Drive West and approximately 1,300 feet north of Route WW (Case No. 61-2020).
- B75-20 Approving a major amendment to the "The Taylor House" PD Plan located on the south side of Broadway (716 W. Broadway); approving a revised statement of intent (Case No. 62-2020).
- B76-20 Approving the "Jackson-Sexton Artisan Industries" PD Plan located on the west side of Jackson Street and the east side of Sexton Road, north of Mikel Street; approving a revised statement of intent (Case No. 63-2020).
- B77-20 Approving the Final Plat of "Mikel's Subdivision Plat 4" located on the west side of Jackson Street and the east side of Sexton Road, north of Mikel Street; authorizing a performance contract (Case No. 64-2020).
- B78-20 Approving the Final Plat of "East Pointe, Plat No. 2-E" located on the southeast corner of East Pointe Drive and Bluff Creek Boulevard (Case

- No. 107-2019).
- B79-20 Authorizing construction of a sidewalk on the north side of Leslie Lane between Garth Avenue and Newton Drive.
- B80-20 Authorizing the acquisition of easements for construction of a sidewalk on the north side of Leslie Lane between Garth Avenue and Newton Drive.
- B81-20 Authorizing construction of the Leslie Lane storm water improvement project; calling for bids through the Purchasing Division or authorizing a contract for the work using a term and supply contractor; amending the FY 2020 Annual Budget by appropriating funds.
- B82-20 Authorizing the acquisition of an easement for construction of the Leslie Lane storm water improvement project.
- B83-20 Authorizing an intergovernmental cooperative agreement with Boone County, Missouri and The Curators of the University of Missouri for a synoptic sampling project as it relates to the Hinkson Creek collaborative adaptive management (CAM) implementation process; amending the FY 2020 Annual Budget by appropriating funds.
- B84-20 Amending the FY 2020 Annual Budget by adding and deleting positions in the Community Relations Department, Parks and Recreation Department, and Information Technology Department.
- B85-20 Amending the FY 2020 Annual Budget by appropriating funds for litigation expenses.
- B86-20 Amending the FY 2020 Annual Budget by appropriating funds for the purchase of Light Detection and Ranging (LiDAR) data to update topographic information for mapping purposes.
- B87-20 Authorizing an aviation project consultant agreement with Burns & McDonnell Engineering Company, Inc. relating to the construction of new Hangar 730 at the Columbia Regional Airport; amending the FY 2020 Annual Budget by appropriating funds.
- B88-20 Authorizing the issuance of Special Obligation Bonds (Airport Project), Series 2020A; prescribing the form and details of the bonds and the covenants and agreements to provide for the payment and security thereof; and authorizing certain actions and documents and prescribing other matters relating thereto.

## X. REPORTS

- REP17-20 Business Loop Community Improvement District (CID) - Annual Membership.

Mayor Treece commented that the organizing petition of the Business Loop CID indicated the Mayor should either approve the slate and seek consent of the same from the City Council or return the slate, within 30 days of receiving the slate, to the Board of Director with the request for alternates for any or all of the board positions identified on the slate. He noted the Business Loop CID had provided four candidates for the four open spots. He stated he wanted to reappoint James Roark-Gruender, who was currently the Chair of the Business Loop CID Board, and return the remaining slate. It would allow the Business Loop CID to submit those three members to him again along with alternates for

each of those positions. He asked that the Council consent to that action and if anyone objected. No one objected. Mayor Treece noted he would communicate this decision to the Business Loop CID.

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

Dirk Burhans explained he was a member of the Mid-Missouri John Brown Gun Club, which was a Columbia based mutual aid organization that served hundreds of low income and unhoused individuals in Columbia and Boone County. He noted they facilitated car repairs for up to 20 low income people twice year and had a mobile soup kitchen that served thousands of meals to the homeless. In addition, individual club members volunteered in efforts ranging from Room at the Inn to Loaves and Fishes and Operation Safe Winter. He commented that due to the COVID-19 pandemic, they had started the Como Mutual Aid Initiative, which served approximately 20 people weekly with basic food items, household goods, and modest donations toward bill payments. This was all conducted with volunteer labor, donations, and no-contact delivery protocols. They knew the Columbia homeless community well due to their work, and during this unique time, they wanted to bring to the attention of Council the special level of need for the unsheltered. In the best of times, the unhoused led patchwork lives of constant movement, uncertainty, exposure to the elements, poor health and hygiene, and harassment. In a pandemic situation where even housed people had trouble procuring items for daily survival, the homeless were even worse off as they had limited resources for sanitation, housing, and stability. He understood there was an ongoing effort to create a permanent shelter for the homeless, but in light of the pandemic, he urged the Council to take on the task of finding a temporary shelter for their unhoused community for the duration of the COVID-19 crisis as had been suggested by Mr. Trapp and Mr. Thomas. If City property was not available for indoor lodging or a disciplined camp, he thought there should be a way to create a cooperative relationship with an interested property owner. He understood Mr. Trapp had initiated at least two such ventures in the past week, and while they had not worked for the longer term, they had shown evidence of willingness by property owners and managers in the community to pursue a joint path forward. He quoted Hubert Humphrey as saying the way they treated the weakest members of society was the true reflection of government and that the moral test of government was how government treated those that were in the shadows of life, the sick, the needy, and the handicapped. He felt Columbia, a community that prided itself on community and quality of life, could do a little for the least of them while also taking care of those lucky enough to have places to live. He had provided written comments and those comments were filed with other items associated with this meeting.

Mr. Thomas made a motion for Council to support the use of one or more public parks as organized campgrounds for unsheltered homeless individuals during the coronavirus emergency period, and directing the City Manager to prepare appropriate ordinances to allow that if it was necessary. The motion was seconded by Mr. Trapp.

Mr. Trapp stated neither AAAAChange, LLC, his brother, nor he had received City funds. He had worked briefly as a citizen project manager, which led to the pop-up emergency shelter. It had had some success, but it was difficult in the hotel environment. He noted there were others beside the City such as United Way and private donors that were happy to help with funding, but they needed location for a camp. He did not believe this was a conflict of interest because he did not have any benefit from this. They had done some significant fundraising around the issue, but they had also had significant expense. He stated they had opened themselves to scrutiny and noted he would be happy to demonstrate that in any way. He pointed out he would certainly step aside if anyone else could pull together the resources, planning, and community spirit while also rallying volunteers to help. In the absence of those efforts, he felt this was an important move that needed to be made. He commented that he had made about 60 calls trying to find a

public site and being on the Council had hindered him. If he had not been on the Council, he felt he could have made an appeal as a citizen. Many property owners believed the City had many properties that were not used to its highest value. He commented that he felt the urgency of the situation had required an equal urgency.

Mr. Trapp referenced a book entitled *A Paradise Built in Hell* which described how people responded to disaster, and read "...that sense of immersion in the moment and solidarity with others caused by the rupture in everyday life, an emotion greater than happiness but deeply positive. We don't even have a language for this emotion, in which the wonderful comes wrapped in the terrible joy in sorrow, courage, and fear...Disaster demonstrates this, since among the factors determining whether you will live or die are the health of your immediate community and the justness of your society. We need ties, but they along with purposefulness, immediacy, and agency also give us joy...The possibility of paradise hovers on the cusp of coming into being, so much so that it takes powerful forces to keep such a paradise at bay. If paradise now arises in hell, it's because in the suspension of the usual order and the failure of most systems, we are free to live and act another way." He felt that was what they were seeing in the provision of services to the most vulnerable citizens and invited the Council to visit their next pop-up experiment. He continued with a passage that included an Oscar Wilde quote reading "this utopia matters, because almost everyone has experienced some version of it because it is not a result of a partisan agenda, but rather a broad, unplanned effort to salvage society and take care of the neighbors amid the wreckage. 'A map of the world that does not include Utopia is not worth even glancing at, for it leaves out the one country at which humanity is always heading.'"

Mr. Ruffin assumed there were some legal complications with using a public park for this encampment. Mr. Glascock stated there were always risks in terms of insurance. He pointed out it did not have to be a park as the City owned other land, like the Potterfield tract. He thought they could look at other areas of the City if a park was not available. Mr. Ruffin understood there was other City-owned land that could be utilized for this purpose. Mr. Glascock reiterated the Potterfield tract was an option. He noted he was not sure about the Fairgrounds as he did not know if it belonged to the City yet, but the County could offer it. He understood those properties as well as Cosmo Park and Stephens Lake Park had been mentioned by some due to their locations and the adjacent available resources.

Ms. Peters asked if the number of people could be limited if the parks were used so they could provide some stabilization without overcrowding the area. Mr. Glascock replied if they decided to utilize a park, he thought the Director of Public Health should provide guidance on how to best utilize the area along with providing the number of tents that could be placed there safely.

Mr. Skala commented that on the face of this he concurred that they might need to get involved to make this possible in terms of a location, whether a park or other City-owned land, but also felt they needed to address the legality and any conflict of interest issues. He stated he was inclined to support the enabling legislation, but thought there were a lot of questions requiring additional discussion in terms of the law and public health to ensure it was done properly.

Mr. Pitzer agreed there were a lot of questions and issues that would come along with this. He pointed out the City Manager and the Director of Public Health had the authority under the state of emergency to already do this. He did not think it was an unwillingness to do it. He believed it was a matter of working through the issues to ensure an appropriate and feasible response. He stated he was inclined to defer to them since they already had that authority to make it happen if it was something within the realm of possibility.

Mayor Treece commented that he did not think it was fair for this fragile and vulnerable population to keep being bounced around because there was not a well thought-out plan. He noted he was trying to move from a mindset of "no, because" to a "yes, if." He stated

he would say yes, if it was clinically appropriate, if there was a well thought-out plan, if there was a plan for security, if there was a budget for it all, and if they did not violate state law, the charter, or conflict of interest rules. He believed having a council member actively involved in setting policy and the programmatic execution was problematic. He understood the sense urgency, but wanted to ensure they did it right. He felt they had to do it right even more because a council member was involved. He stated he wanted to be very sensitive to that. He felt there needed to be a process in case other organizations or individuals had the capacity to do this and so they had the opportunity to do it. He knew Mr. Trapp was worn thin, and felt that showed a volunteer effort could not manage this in a sustainable manner. He also did not feel it was fair to this population. He commented that from his perspective, if those "yes, ifs" could be satisfied and if resources could be identified to address the COVID-19 related issues for this unsheltered population, he would support some type of expedited process for the best organization with the best plan to do so. He noted he was not sure that had been the motion of Mr. Thomas.

Mr. Ruffin stated he felt they also needed trained personnel to oversee the establishment as someone needed to be there around the clock to ensure needs were met in an efficient manner. He believed training, whether volunteers or staff, was needed to oversee the project.

Ms. Peters wondered if the staff could be stretched any thinner to address this issue of unsheltered citizens. She understood time was of the essence and that they needed to move forward, but was not sure how they did it. She noted she was also cognizant of the comments of Mayor Treece and Mr. Ruffin, and suggested they look at it as efficiently and rapidly as possible given what the City could do.

Mayor Treece stated he did not think the Public Health and Human Services Department could take on anything more. Ms. Peters wondered how they would address this then since he believed the Public Health and Human Services Department needed to oversee this. She pointed out they could not wait for two months for something to be done if they felt this was an at-risk population. Mayor Treece commented that he felt that to the extent they were at-risk of COVID-19, they would be included in the current planning effort for isolation and quarantine by the Public Health and Human Services Department, but he had the sense they were discussing systemic issues that had existed within this population prior to the pandemic and issues that would continue to exist afterwards. This was why he felt it needed to be clinically appropriate.

Mr. Trapp commented that every social service agency was stretched in trying to meet existing missions. Welcome Home was on lockdown, Phoenix Programs had diminished, and McCambridge had closed their residential treatment centers. He noted he had 30 years of social service experience and was not looking for any benefit. He often bowed out of things due to the appearance of conflict of interest. The gravity of the matter had made him boldly assert the needs of their unsheltered neighbors who were in a crisis. He explained there had been some success as True North had come out as Safe Camp was moved. It had not been a failure and the pop-up shelter had not been a failure either. They had raised people's health education knowledge, taught basic sanitation, and allotted supplies. He noted they had a distribution center to collect donated supplies. He pointed out anyone could have done it, but no one had. He explained no one had the internal drive and capacity. He agreed he was worn thin, but stated they were building a volunteer base. Had they had access to a facility on a permanent basis, they would be able to build up qualified volunteers. They were limited, but they had received great support from the mutual aid community and the recovery community, and MU medical students were starting to assist. He reiterated access to a place would allow them to build a volunteer base. He pointed out they were also building internal capacity. He commented that Mr. Johnson, who had spoken earlier, was homeless now, but had significant entrepreneurial experience. He had easily found three people with foodhandler permits so they had been able have sanitation for food distribution that rivaled restaurants. He noted a person that was homeless, but was now

on his way toward permanent housing, had done sanitation work at gas stations. He pointed out there was a lot of capacity in this community when approaching them from their strengths and possibilities versus from harsh negative judgements. He explained the social service model had not been extremely successful, and no one had put out a counterproposal. Had there been one, he would have supported it as he did not want to do this. He stated would have liked to have sheltered in-place and supported his healthcare worker and her child with whom he was very close. He commented that his experience and network of relationships had uniquely placed him to take this task at hand, and he did not feel his role on the Council should be in the way. He reiterated he was not asking for money from the City. He never had and would not take it. He only wanted the ability to have a location for these folks and was open to anyone willing to provide it. He pointed out it had to be close to services otherwise people would not come as it was a volunteer model. He stated he was only trying to protect this vulnerable population and felt this sense of urgency was appropriate. Anything in the absence of another solution was dangerous.

Mayor Treece asked Ms. Thompson for her interpretation of the Charter. He felt this illustrated the conflict Mr. Glascock would have as City Manager by trying to follow the direction of this policy whether Mr. Trapp was a citizen program manager or not. Ms. Thompson replied she had not looked at the Charter as it related to this particular issue, but an individual council member could not make decisions that affected expenditures of the City. It took four out of the seven council members to make decisions on behalf of the City. Mayor Treece asked if that included in-kind assets or the use of public assets. Ms. Thompson replied yes. Four out of the seven council members were needed for that kind of action. Individual council members could not act on their own.

Mr. Glascock stated he had the ability to do an emergency five-day RFP. He suggested the Council allow him and other staff members to work on it to determine if they could come up with something that would address the issues raised.

Ms. Peters thought that was a reasonable way to move forward as it would address the need for some speed while being mindful of the issues involved and the complexity of it. She stated she would be in favor of the expedited RFP process.

Mr. Skala commented that he concurred. He noted he was also quite troubled by the fact there was not enough information yet and felt they needed to deal with the legalities and staffing issues associated with it. If the City Manager could make an attempt to provide some answers in the context of doing something as expeditiously as possible, he was in favor.

Mayor Treece asked Mr. Thomas if he wanted to withdraw his motion. Mr. Thomas replied Mr. Glascock had made a very generous offer to work on this on top of everything else, and thought they should go ahead and vote on the motion as it would provide the Council backing for it. Mayor Treece stated he thought this was a better outcome than the motion.

Mr. Skala asked Ms. Thompson if Mr. Glascock had the capacity to take on this issue without any further guidance such as the motion by Mr. Thomas due to the emergency declaration. Ms. Thompson replied yes. She stated he legally had that power.

Mr. Thomas commented that he still did not see any reason to not vote on the motion, and suggested they vote.

Mr. Skala stated he would not support the motion based on the clarification from Ms. Thompson that it was not necessary.

Mayor Treece noted he would vote no as well since there was not the opportunity to vote "yes, if." He stated he wanted to yield to the City Manager and what he might develop. He also wanted consideration for what was clinically appropriate, legal, and in the best interest of this population.

Mr. Ruffin commented that he was confident the City Manager would make the best decision possible and move forward quickly. He did not feel Mr. Glascock needed their guidance to do that. He knew the City and resources, and would do it if it was possible.

Mr. Thomas stated he did not feel his motion interfered with the ability of Mr. Glascock. It gave him the blessing of the Council to do it.

**The motion made by Mr. Thomas and seconded by Mr. Trapp for Council support to the use of one or more public parks as organized campgrounds for unsheltered homeless individuals during the coronavirus emergency period and directing the City Manager to prepare appropriate ordinances to allow that if it was necessary was defeated by voice vote with only Mr. Thomas and Ms. Peters voting yes and with Mr. Trapp abstaining.**

**Upon his request, Mayor Treece made a motion to allow Mr. Trapp to abstain from voting on the motion made by Mr. Thomas. Mr. Trapp noted on the Disclosure of Interest form that the City Attorney had indicated the volunteering his time on a City property housing unsheltered neighbors was somehow a conflict of interest. The motion was seconded by Mr. Pitzer. Mayor Treece asked if there was any objection to Mr. Trapp's abstention, and no one objected.**

Mr. Trapp stated he had not thought through or discussed with Council the use of City resources.

Ms. Peters thanked those with the Public Health and Human Services Department, the Law Department, and the Human Resources Department along with the City Manager for all of their work at this time. She noted the City staff had stepped up during this time and she appreciated it.

Mayor Treece commented that he was hard pressed to find City staff that was not doing more than what they had done previously. He noted the Community Relations Department was putting out a daily briefing along with Facebook videos. He recognized the refuse collectors as well as they were picking up more trash since more people were staying at home.

Mayor Treece noted they had received an email from Mr. Glascock with regard to whether the refuse collectors could keep up with recycling, and asked if he needed direction from them now. Mr. Glascock replied he only wanted Council to be aware that they might have to push back recycling when they had staffing issues because they had to pick up trash since it was a health issue. He reiterated he only wanted the Council to be aware of the situation.

Mayor Treece noted they had received general written comments.

Brian Page, a Board of Adjustment (BOA) member, had provided written comments asked the Council to extend the BOA application deadline, and those comments were filed with items associated with this meeting. Mayor Treece noted they had extended the deadline earlier tonight.

Wendelin Evans had provided written comments regarding the stay at home order along with questions about Bass Pro, and those comments were filed with the items associated with this meeting.

Jay Hasheider, the Chair of the WLAB, had provided written comments seeking direction from the Council with regard to receiving information and potentially holding electronic meetings, and those written comments were filed with items associated with this meeting.

David Webber, 2801 W. Broadway, had provided written comments asking the Council to consider drinking water and sanitation needs of the homeless in the downtown area, and those written comments were filed with items associated with this meeting.

Angel Freeman, a homeowner in the Vanderveen Subdivision, had provided written comments expressing concerns about the homeless camp in her neighborhood, and

those comments were filed with items associated with this meeting.

Pat Fowler had provided written comments about Room at the Inn and whether they might be helpful with whatever solution was found to house the unsheltered, and those comments were filed with items associated with this meeting.

Brian Frey had provided written comments with concerns about Mr. Trapp and his homeless business along with his ability to represent Ward 2, and those comments were filed with items associated with this meeting.

Sherry Shettlesworth had provided written comments with concerns about the Safe Camp at Providence Road and Blue Ridge Road, and those comments were filed with items associated with this meeting.

Kimi Simmon had provided comments with regard to the homeless asking that they be shown compassion, and those comments were filed with items associated with this meeting.

Larry Strecker had provided written comments asking the Council to provide funding to help shelter the homeless, and those comments were filed with items associated with this meeting.

Michael Weston had provided comments asking for a rent moratorium, and those comments were filed with items associated with this meeting. Mayor Treece noted there was a rent moratorium order that had been issued by Judge Kevin Crane.

Mayor Treece commented that with regard to the request of Mr. Hasheider of the WLAB, he thought they could continue receiving informational items from the Utilities Department, including monthly financial statements, delinquency reports, status of CIP projects, etc. As long as they did not reply all, the members could still provide important oversight. In addition, they could continue keeping the Council informed of any items or issues, and Council could then take appropriate action. He stated that even though they were not meeting, he wanted them to continue to receive any regular agenda items.

Ms. Thompson noted Mr. Hasheider had made a request to the Director of Utilities as well, and she had looked at his request at length compared to the City Code requirements. Nothing in there was prohibited by what was in the City Code. She believed it all married well together. She explained she had even spoken with the Director of Utilities and he was planning to provide them with materials during this period. Like everyone else, he was a little stressed on time, but the WLAB would continue to receive financial reports.

Mr. Pitzer understood Mr. Hasheider had also brought up the idea of the WLAB holding a virtual meeting, and noted he did not want to go down that route. He pointed out lot of staff resources were required to set it up. In addition, they had 30-plus other boards and commissions that would likely want to do the same thing if allowed.

Mr. Skala commented that he viewed the issue with boards and commissions different than Mr. Pitzer. He understood providing financial reports and other information was reasonable. He felt there were platforms boards and commissions could arrange on their own since they were only advisory. He noted the Council had the assistance of the staff because their meetings required more logistically. He stated he did not want to stress the staff, but also did not want to preclude boards and commissions from getting together via virtual meetings if they were allowed to do that by law. He believed they would need to check with the Law Department in regard to the extent to which they could do that.

Mr. Skala noted some people, such as grocery store employees, were on the front lines like medical employees in term of exposure, and asked the Director of Public Health to look into whether masks should be required of those employees. Mayor Treece stated he would support staff looking into it.

Ms. Peters commented that she thought the CDC was now recommending that, and pointed out she thought she had seen that mentioned in the press release issued today. It had indicated the CDC had recommendations with regard to social interactions, which



included grocery stores. It had also included a link describing how people could make their own masks. He noted she would support that measure as well.

**XII. ADJOURNMENT**

Mayor Treece adjourned the meeting without objection at 10:10 p.m.