



**City of Columbia City Council
Regular Meeting Agenda
September 12, 2024 - 5:30 PM**

**City Hall Council Chambers
700 North Garden Street
Columbia, TN 38401
Phone: 931-560-1510**

**Chaz Molder, Mayor
Randy McBroom, Vice Mayor
Council Member DaVena Hardison, Ward 1
Council Member Debbie Wiles, Ed. D., Ward 2
Council Member Anthony Greene, Ward 3
Council Member Kenny Marshall, Ward 4
Council Member Danny Coleman, Ward 5**

**Tony Massey, City Manager
C. Tim Tisher, City Attorney
Thad H. Jablonski, City Recorder
Liz Bermudez, Recording Secretary**

The City Council of the City of Columbia welcomes your presence and participation at this meeting. If you wish to address Council regarding any item on the Agenda, please sign the sign-up sheet and indicate which agenda item you would like to comment on. You will have the opportunity to comment on an item when it comes up on the Agenda and before Council votes on the item. Once recognized, you may then come to the podium and state your name and address. Anyone requesting accommodations due to disabilities should contact the ADA Coordinator, Wanda McClain, at 931-560-1570 prior to the meeting.

PUBLIC HEARINGS

- 1. PUBLIC HEARING ON ORDINANCE NO. 4524 - AN ORDINANCE TO AMEND ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY REZONING PROPERTIES LOCATED AT E. 13TH AND E. 14TH STREETS, BEING TAX MAP 100L GROUP F PARCELS 21, 8, 9, 9.01, 10 AND 11 FROM SD-LI (LIGHT INDUSTRIAL SPECIAL DISTRICT) AND CD-3 (NEIGHBORHOOD CHARACTER DISTRICT) TO CD-4 (GENERAL URBAN CHARACTER DISTRICT) - WARD 2. - DEVELOPMENT SERVICES DEPARTMENT.**

RECOMMENDATION: Conduct the Public Hearing.

INFORMATION: The applicant is requesting to rezone the properties for future development reflecting townhomes on the southern properties with currently no proposed changes on the north property at E. 13th Street per the concept plan provided. This request was reviewed and recommended by the Planning Commission at the August 14, 2024 meeting with a vote of seven to zero. The required notice of Public Hearing was advertised in The Daily Herald on Tuesday, August 27, 2024.

ATTACHMENTS: Staff Report Ordinance No. 4524 PH, Ordinance No. 4524, Ordinance No. 4524 Exhibit A, Ordinance No. 4524 Exhibit B, Concept Plan, DS Staff Report.

- 2. PUBLIC HEARING ON ORDINANCE NO. 4525 - AN ORDINANCE TO AMEND ORDINANCE NO. 4400 - THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY REVISING THE HONEY FARM PUD MASTER PLAN AT TAX MAP 51 PARCEL 58.00 LOCATED OFF NASHVILLE HIGHWAY AND HONEY FARM WAY - WARD 5. - DEVELOPMENT SERVICES DEPARTMENT.**

RECOMMENDATION: Conduct the Public Hearing.

INFORMATION: The applicant is requesting approval for a Preliminary PUD Master Plan that consists of 174 townhome units with 9 additional lots for open and/or civic spaces with supporting infrastructure off Honey Farm Way for a 25.9 acre portion of property

at Tax Map 51 Parcel 58. The proposal was reviewed by the Planning Commission at the August 14, 2024 meeting and was given a recommendation of denial with a vote of seven to zero. The required notice of Public Hearing was advertised in The Daily Herald on Tuesday, August 27, 2024.

ATTACHMENTS: Staff Report Ordinance No. 4525 PH, Ordinance No. 4525, Ordinance No. 4524 Exhibit A, Ordinance No. 4524 Exhibit B, DS Staff Report, Applicant Presentation.

REGULAR MEETING

1 CALL TO ORDER/ROLL CALL.

2 INVOCATION BY MIKE MONDARY OF CALVARY CHAPEL COLUMBIA.

3 PLEDGE OF ALLEGIANCE.

4 APPROVAL OF AGENDA.

5 PRESENTATIONS.

5.1. QUARTERLY PRESENTATION BY WIL EVANS, PRESIDENT OF MAURY COUNTY CHAMBER AND ECONOMIC ALLIANCE

ATTACHMENTS: Quarterly Presentation.

6 ORGANIZATIONAL BUSINESS.

6.1. APPROVE THE MINUTES OF THE AUGUST 8, 2024 CITY COUNCIL MEETING - ADMINISTRATION.

RECOMMENDATION: Approve.

ATTACHMENTS: August 8, 2024 City Council Minutes.

6.2. APPROVE THE MAYOR'S APPOINTMENT OF ZACHARY HOOTEN TO THE CITY OF COLUMBIA HISTORIC ZONING COMMISSION TO FILL AN UNEXPIRED TERM ENDING ON OCTOBER 12, 2027.

RECOMMENDATION: Approve.

7 CONSENT AGENDA

7.1.ACKNOWLEDGE RECEIPT OF FORM CT-0253, "REPORT ON DEBT OBLIGATION" FOR GENERAL OBLIGATION BONDS, SERIES 2024 - FINANCE.

RECOMMENDATION: Acknowledge receipt of form CT-0253, "Report on Debt Obligation".

INFORMATION: The State of Tennessee requires completion and submission of a "Report on Debt Obligation" form for all debt obligations issued or entered into by any public entity. The requirement also includes that a copy of the report be filed with the governing body and presented at a public meeting. In conjunction with the issuance of \$74.53 million in General Obligation Bonds, Series 2024, the related form has been completed and is included with this agenda to meet the State requirements. The form will be filed with the State of Tennessee Division of Local Finance after Council acknowledgment.

ATTACHMENTS: Debt Report - City of Columbia 2024 (updated).

7.2.APPROVE AND AUTHORIZE THE MAYOR TO SIGN A CONTRACT BETWEEN THE CITY OF COLUMBIA AND MUSIC CITY PUBLICATIONS IN THE AMOUNT OF \$8,500 FOR ADVERTISING IN MAURY COUNTY LIVING & WILLIAMSON COUNTY LIVING MAGAZINES FOR FIVE ISSUES - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve.

INFORMATION: Maury County Living & Williamson County Living are popular local magazines where Visit Columbia and Main Street advertise to reach locals and visitors in the middle Tennessee region.

CERTIFICATION: The Chief Financial Officer certifies that \$8,500 is budgeted and unencumbered in Tourism - Professional Services.

ATTACHMENTS: Staff Report Maury County Living, Maury County Living & WCL Contract 2024-25.

7.3. APPROVE AND AUTHORIZE THE MAYOR TO SIGN A CONTRACT BETWEEN THE CITY OF COLUMBIA AND TRUE OMNI IN THE AMOUNT OF \$26,750 FOR AN INTERACTIVE INDOOR KIOSK THAT INCLUDES HARDWARE, SOFTWARE, AND MAINTENANCE SUPPORT, TO BE LOCATED IN THE COLUMBIA WELCOME CENTER - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve.

INFORMATION: True Omni is the industry leader in interactive software & hardware solutions that engage customers. The interactive kiosk that the city will purchase will provide an integrated, centralized experience for our visitors that includes an itinerary builder, digital guestbook, photo booth, and visitor information, while providing a robust content management system that integrates with our Simpleview website and Crowdriff platform. In the near future, we hope to expand the kiosks to Ridley Sports Complex.

CERTIFICATION: The Chief Financial Officer certifies that \$26,750 is budgeted and unencumbered in Tourism - Capital Funds and Software Maintenance.

ATTACHMENTS: Staff Report Omni Kiosk, True Omni Kiosk Proposal.

7.4. AUTHORIZE THE MAYOR TO SIGN AN AMENDMENT TO AN AGREEMENT WITH VULCAN CONSTRUCTION MATERIALS, LLC EXTENDING DEADLINES FOR THE REALIGNMENT OF COLUMBIA ROCK ROAD AND OTHER CONDITIONS OF CONDITIONAL USE PERMIT 22-0183 AS APPROVED BY THE BOARD OF ZONING APPEALS ON JANUARY 19, 2023 AND MODIFIED BY THE BOARD OF ZONING APPEALS ON AUGUST 15, 2024 - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: On January 19, 2023, the Board of Zoning Appeals (BZA) unanimously approved a Conditional Use Permit authorizing

Vulcan Construction Materials (Vulcan) to expand an existing quarry facility into a low-density residential zone. As a condition of approval, the BZA required Vulcan to make all improvements necessary to realign Columbia Rock Road and install a traffic signal at the intersection of Nashville Highway on or before August 26, 2024. In March 2023, the City Council authorized the Mayor to execute a Memorandum of Understanding (MOU) memorializing the responsibilities of each party. On August 15, 2024, the BZA approved a modification of its conditions extending the deadline for completion to February 28, 2025, and authorizing the Zoning Administrator to approve further extensions of up to six months related to delayed delivery of traffic signal components. This action amends the MOU accordingly.

ATTACHMENTS: Staff Report Vulcan Amendment, First Amendment to Memorandum of Understanding, Vulcan Documents March 2023.

7.5. APPROVE AND AUTHORIZE THE MAYOR TO SIGN A CONTRACT BETWEEN THE CITY OF COLUMBIA AND LIFESTYLE PUBLICATIONS FOR ADVERTISING IN THE NOVEMBER AND MARCH ISSUES OF FRANKLIN LIFESTYLES IN THE AMOUNT OF \$2,880. - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve.

INFORMATION: Franklin Lifestyle magazine is a popular publication for advertising. This publication comes in print and online. Visit Columbia will purchase a full page ad in the November holiday issue and the March spring issue for \$2,880.

CERTIFICATION: The Chief Financial Officer certifies that \$2,880 is budgeted and unencumbered in Tourism Enhancement-General Fund - Professional Services.

ATTACHMENTS: Staff Report City Lifestyle, Franklin Lifestyle Ad Contract.

7.6. APPROVE AND AUTHORIZE THE MAYOR TO SIGN A CONTRACT BETWEEN THE CITY OF COLUMBIA AND PLACER LABS, INC. IN THE AMOUNT OF \$24,000 FOR RESEARCH DATA

USING LOCATION METRICS, VISITOR DATA & MARKET INSIGHTS TO GENERATE CUSTOM REPORTS. - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve.

INFORMATION: Placer.ai will provide the City of Columbia with proprietary research using location data combined with market insights, a user-friendly interface, and customer support to generate custom statistical data reports on demographics, psychographics, spend habits, and social/web preferences of our visitors as well as pedestrian heat maps, trip origin by market, events, retail leakage and more. This software can be utilized by all departments of the City of Columbia.

CERTIFICATION: The Chief Financial Officer certifies that \$24,000 is budgeted and unencumbered in Tourism - Professional Services.

ATTACHMENTS: Staff Report Placer Labs, Placer Labs Inc. Contract.

7.7. APPROVE AND AUTHORIZE THE MAYOR TO SIGN A CONTRACT BETWEEN THE CITY OF COLUMBIA AND ALEXANDRA BOOZE OF EAST COAST CONTESSA IN THE AMOUNT OF \$3,500 FOR A HOLIDAY 2024 SOCIAL MEDIA INFLUENCER MARKETING CAMPAIGN - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve.

INFORMATION: Visit Columbia plans to work more with social media influences as part of the marketing strategy designed to reach travelers through Instagram, the Visit Columbia website, and blog posts to encourage and inspire travel to Columbia while building brand awareness.

CERTIFICATION: The Chief Financial Officer certifies that \$3,500 is budgeted and unencumbered in Tourism Enhancement-General Fund - Professional Services.

ATTACHMENTS: Staff Report East Coast Contessa, East Coast Contessa Agreement.

7.8. APPROVE CHANGE ORDER NO. 3 WITH N & S WATERPROOFING, LLC FOR THE CITY OF COLUMBIA PARKING GARAGE REHABILITATION PROJECT, WHICH INCREASES THE CONTRACT AMOUNT BY \$42,350 AND ADDS 14 DAYS TO THE CONTRACT TIME - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Change Order No. 3 to Contract E-2023-02 with N & S Waterproofing, LLC.

INFORMATION: City Council Approved Contract No. E-2023-02 with N & S Waterproofing, LLC for the rehabilitation of the City Parking Garage on October 12, 2023, in the amount of \$675,790.

Change Order No. 3 consists of additional repairs and replacement of the brick exterior façade of the Police Department, as well as additional drilling to prevent ponding. This Change Order increases the contract amount by \$42,350 as well as adds 14 days to the completion of the project. This would bring the total contract sum to \$1,004,021.37.

CERTIFICATION: The Chief Financial Officer certifies that \$42,350 is budgeted and unencumbered in Capital Projects - Bridges.

ATTACHMENTS: Staff Report Change Order No. 3 N & S Waterproofing, Change Order No. 3 N & S Waterproofing.

7.9. APPROVE THE MAYOR EXECUTING AN AGREEMENT WITH THE UNITED STATES ARMY CORP OF ENGINEERS (USACE) REGARDING PLANNING ASSISTANCE TO STATES (PAS) FLOOD PREPAREDNESS PLAN PHASE 2 - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: For Phase 2 of the PAS Flood Preparedness Plan, the City of Columbia wishes to utilize the USACE to produce hydrologic and hydraulic models within the City of Columbia to

assess and identify areas of flood risk within the Little Bigby basin, the Morgan Spring basin, and the S High St to E 9th St basin. In addition, the USACE will determine appropriate flood mitigation measures to reduce flood risk for the Phase 1 streams, produce flood preparedness products, and submit information to the Federal Emergency Management Agency (FEMA) to update the Flood Insurance Rate Maps (FIRM) and the Flood Insurance Study (FIS) for Little Bigby Creek.

The City of Columbia and the Federal Government agree to a total projected cost of \$285,000 with a 50% match for each party of \$142,500. Phase 2 is expected to take approximately 24 months.

CERTIFICATION: The Chief Financial Officer certifies that \$142,500 will be budgeted and available in Development Services - Professional Service in Appropriation Amendment No. 1 - October 10, 2024.

ATTACHMENTS: Staff Report USACE PAS Ph. 2, Columbia Phase 2 PAS Agreement, Columbia Phase 2 Scope FINAL, Certification Lobbying, Certificate Finance, Certification Authority.

7.10. APPROVE AND AUTHORIZE THE MAYOR TO EXECUTE AN AGREEMENT WITH KIMLEY-HORN AND ASSOCIATES, INC. IN THE AMOUNT OF \$75,000 FOR PROVIDING PROFESSIONAL SERVICES FOR THE ADDITION OF TWO ACCESS POINTS TO ACCOMMODATE TWO (2) PADDLE CRAFT LAUNCHES ALONG THE DUCK RIVER WITHIN RIVERWALK PARK. - PARKS & RECREATION DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: The City of Columbia would like to utilize Kimley-Horn and Associates for professional services to add two access points for paddle craft launching along Duck River within Riverwalk Park by means of the funds from the approved Tourism Enhancement grant in August 2023 (Resolution No. 23-52).

CERTIFICATION: The Chief Financial Officer certifies that \$75,000 is budgeted and unencumbered in Grants - Parks Admin - Parks and Rec Facilities.

ATTACHMENTS: Staff Report Kimley-Horn, Kimley-Horn Agreement.

7.11. APPROVE AND AUTHORIZE THE PURCHASE OF (1) 2025 RAM 2500 BIGHORN CREW CAB 4WD FROM COLUMBIA DODGE IN THE AMOUNT OF \$50,789.25 UTILIZING STATE-WIDE CONTRACT - POLICE DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: This entire purchase of this Dodge Ram 2500 Bighorn Crew Cab 4wd will cost the City of Columbia \$50,789.25. This vehicle will be used in the Support Services Division which is responsible for all building, equipment and fleet maintenance and projects. This vehicle will be pivotal in accessing sites and carrying equipment in daily functions of the Support Services Division.

CERTIFICATION: The Chief Financial Officer certifies that \$50,789.25 is budgeted and unencumbered in Capital Projects - Police Support Services - Vehicles.

ATTACHMENTS: Staff Report Dodge Ram, Quote Dodge Ram Truck, SWC 209.

7.12. APPROVE AND AUTHORIZE EXECUTION OF A 36-MONTH LEASE AGREEMENT WITH SOUTHERN DUPLICATING FOR THREE (3) COLOR COPIERS WITH AN ESTIMATED COST OF \$13,704 ANNUALLY - POLICE DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: The current lease with Southern Duplicating has expired. The new lease agreement will provide 3 color copiers. The lease agreement will include staple finisher, hole punch and additional paper trays. The service agreement includes parts, labor, travel, toner, drums and developer. Estimated annual cost of the lease and maintenance agreement for the 3 copiers is \$13,704.

CERTIFICATION: The Chief Financial Officer certifies that \$13,704 is budgeted and unencumbered in various divisions within the Police budget.

ATTACHMENTS: Staff Report Copiers, Southern Duplicating and Leaf Documents.

7.13. APPROVE THE ANNUAL RENEWAL OF CYBER INSURANCE WITH TOKIO MARINE HCC AND PAYMENT OF PREMIUM TO INSURANCE BROKER IN THE AMOUNT OF \$24,143 - FINANCE.

RECOMMENDATION: Approve.

INFORMATION: The City of Columbia's insurance broker, Redman Davis, solicited quotes and proposals for cyber insurance services. Tokio Marine HCC was identified as the vendor providing a consistent level of coverage at the lowest price compared to alternate proponents.

The premium cost for the 2025 is \$24,143. The cost of insurance in 2024 totaled \$24,093. The increase on the margin follows from solicitation of comparative quotes reviewed by MIS and broker.

Using MIS data provided to calculate the share of computing devices by fund, a breakdown by fund is as follows:

General Fund	\$20,642
Sanitation Fund	\$1,811
Wastewater Fund	<u>\$1,690</u>
Total	\$24,143

The City Council is requested to approve the renewal of City cyber insurance with Tokio and to authorize payment to Redman Davis in the amount of \$24,143.

CERTIFICATION: The Chief Financial Officer certifies that following funds are budgeted and unencumbered within the Insurance Premium line items in the General (\$20,642), Sanitation (\$1,811) and Wastewater (\$1,690) funds.

ATTACHMENTS: Staff Report Cyper Insurance, Copy of Invoice dated August 30, 2024.

8 ADMINISTRATION.

9 RESOLUTIONS.

9.1.RESOLUTION NO. 24-61 - A RESOLUTION TO ACCEPT THE OWNERSHIP AND MAINTENANCE OF SEWER IMPROVEMENTS SERVING SUMMIT AT CARTERS STATION EAST, PHASE 4 - WASTEWATER DEPARTMENT.

RECOMMENDATION: Approve Resolution No. 24-61.

INFORMATION: Summit at Carters Station East, Phase 4 consists of 1,172 linear feet of 8” sanitary sewer main. The Developers met all of the qualifications for acceptance. The Wastewater Department has performed the necessary testing and inspections.

ATTACHMENTS: Staff Report Resolution No. 24-61, Resolution No. 24-61, Resolution No. 24-61 Dedication Letter.

9.2.RESOLUTION NO. 24-63 - A RESOLUTION TO RATIFY THE AUTHORIZATION OF THE CITY OF COLUMBIA TO APPLY FOR THE 2024 BLUE CROSS HEALTHY PLACES GRANT, ACCEPT THE GRANT AWARD FOR UP TO \$1,000,000 AND AUTHORIZE THE MAYOR TO EXECUTE DOCUMENTS RELATED TO ACCEPTING AND ADMINISTERING THE GRANT PROJECT - PARKS & RECREATION DEPARTMENT.

RECOMMENDATION: Approve Resolution No. 24-63.

INFORMATION: The City of Columbia applied for the 2024 Blue Cross Healthy Places Grant to fund the construction and installation of pickle ball, tennis and multi-use courts in Ridley Sports Complex as a way to enhance the park for increased community accessibility and entertainment. This grant is up to \$1,000,000.

ATTACHMENTS: Staff Report Resolution No. 24-63, Resolution No. 24-63.

9.3.RESOLUTION NO. 24-64 - A RESOLUTION TO RATIFY THE CITY OF COLUMBIA’S APPLICATION FOR THE 2024 HEALTHY BUILT ENVIRONMENT (HBE) GRANT; ACCEPT THE AWARD AND

AUTHORIZE THE MAYOR TO EXECUTE DOCUMENTS RELATED TO ACCEPTING AND ADMINISTERING THE GRANT PROJECT - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Resolution No. 24-64.

INFORMATION: The City of Columbia applied for and was awarded the 2024 Healthy Built Environments grant to convening, assessment, and planning for enhancements in East Columbia which promote health and reduce chronic illness. This grant amount is \$50,000.

ATTACHMENTS: Staff Report Resolution No. 24-64, Resolution No 24-64, Resolution No. 24-64 HBE Grant Agreement.

9.4. RESOLUTION NO. 24-65 - TAX CORRECTIONS - CITY RECORDER'S OFFICE.

RECOMMENDATION: Approve Resolution No. 24-65.

INFORMATION: The City Recorder is presenting tax corrections through 8/23/2024 for Council consideration as submitted by Mr. Bobby Daniels, Maury County Tax Assessor.

ATTACHMENTS: Staff Report Resolution No. 24-65, Resolution No. 24-65, Resolution No. 24-65 Exhibit A.

9.5. RESOLUTION NO. 24-66 - A RESOLUTION TO RATIFY THE CITY OF COLUMBIA'S APPLICATION FOR THE 2024 UNDERREPRESENTED COMMUNITIES (URC) GRANT PROGRAM, ACCEPT THE GRANT AWARD NOT TO EXCEED \$43,921 AND AUTHORIZE THE MAYOR TO EXECUTE DOCUMENTS RELATED TO ACCEPTING AND ADMINISTERING THE GRANT PROJECT - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Resolution No. 24-66.

INFORMATION: The City of Columbia applied for the 2024 National Park Service (NPS) Underrepresented Communities Grant Program. If awarded, grant funds will be used to comprehensively update and expand the National Register nomination for the Columbia

Commercial Historic District (“Downtown”) to reflect important historical themes, including the significance of Black-owned businesses and Columbia’s role in the Civil Rights movement.

ATTACHMENTS: Staff Report Resolution No. 24-66, Resolution No 24-66, Resolution No. 24-66 Fact Sheet, Resolution No. 24-66 SHPO Support, Application Material.

9.6. RESOLUTION NO. 24-68 – A RESOLUTION TO AUTHORIZE THE CITY OF COLUMBIA TO APPLY FOR THE STATE OF TENNESSEE “SMALL CITIES” COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM – IMMINENT THREAT, ACCEPT THE AWARD AND AUTHORIZE THE MAYOR TO EXECUTE DOCUMENTS RELATED TO ACCEPTING AND ADMINISTERING THE GRANT PROJECT - FIRE & RESCUE.

RECOMMENDATION: Approve Resolution No. 24-68.

INFORMATION: On May 8, 2024, an EF-3 tornado struck Columbia, Tennessee, causing severe damage, one fatality, and numerous injuries. The tornado's high winds, exceeding 140 mph, caught many residents off guard, as they were engaged in various activities like commuting, attending outdoor events, or visiting parks. The absence of an effective early warning system contributed to the high number of casualties and injuries, as many residents were either unaware of the impending disaster or received insufficient warnings.

In response to this event, the City of Columbia recognizes the urgent need for a comprehensive early warning system. Currently, the city lacks a formal warning infrastructure, with only a limited-range siren at Columbia State Community College. Emergency Management recommends a multi-faceted approach to disaster notifications, incorporating tone/voice sirens, wireless emergency alerts, and televised warnings to ensure all residents are adequately informed. The city's large vulnerable population, including those in lower-income neighborhoods and attendees at outdoor events, underscores the necessity of a robust notification system.

The City of Columbia is seeking \$420,000 through the Tennessee Department of Economic and Community Development Block Grant

Program to establish this early warning system, as it has not identified alternative funding sources. The city plans to contribute its share of the funding if awarded.

CERTIFICATION: The Chief Financial Officer certifies that \$525,000 will be budgeted and available via forthcoming appropriation amendment, which will be proposed if funds are awarded.

ATTACHMENTS: Staff Report Resolutions 24-68, Resolution No. 24-68.

10 ORDINANCES.

10.1.2ND CONSIDERATION ON ORDINANCE NO. 4513 - AN ORDINANCE AMENDING ORDINANCE NO. 4176 BY REPEALING AND REPLACING THE ACCESS MANAGEMENT PLAN WITH A NEW ACCESS MANAGEMENT PLAN - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance No. 4513 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend Ordinance 4176, with changes concerning Access Management, as reviewed and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4513, Ordinance No. 4513, Ordinance No. 4513 Exhibit A, Staff Markup.

10.2.2ND CONSIDERATION ON ORDINANCE NO. 4514 - AN ORDINANCE TO AMEND THE COLUMBIA MUNICIPAL CODE BY DELETING TITLE 14, CHAPTER 4 PERTAINING TO STORMWATER MANAGEMENT REGULATIONS IN ITS ENTIRETY AND REPLACING SUCH SECTION WITH A NEW TITLE 14 CHAPTER 4 PERTAINING TO STORMWATER MANAGEMENT - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance No. 4514 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Stormwater Management Ordinance. The intent of this ordinance is to make the language of the Chapter consistent with the language in the State MS4 Permit and BMP Manuals. Planning Commission recommended approval at the June 5, 2024 meeting by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4514, Ordinance No. 4514, Ordinance No. 4514 Exhibit A.

10.3.2ND CONSIDERATION ON ORDINANCE NO. 4515 - AN ORDINANCE AMENDING ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE REGARDING ADMINISTRATION, PROCEDURE, & ENFORCEMENT IN ARTICLE 8 BY REPEALING AND REPLACING SUCH ARTICLE 8 WITH A NEW ARTICLE 8 ADMINISTRATION, PROCEDURE, & ENFORCEMENT - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Defer Ordinance No. 4515 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Zoning Ordinance of Columbia, Ordinance 4400, with changes concerning Article 8: Administration, Procedure, & Enforcement, as reviewed and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4515, Ordinance No. 4515, Ordinance No. 4515 Exhibit A, Ordinance No. 4515 Marked Changes, Ordinance No. 4515 DS Staff Report.

10.4.2ND CONSIDERATION ON ORDINANCE NO. 4516 AS AMENDED - AN ORDINANCE AMENDING ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE REGARDING BUILDING, LOT AND BUILDING SITE STANDARDS IN ARTICLE 4 BY REPEALING SUCH ARTICLE AND REPLACING SUCH ARTICLE

4 WITH A NEW ARTICLE 4 BUILDING, LOT AND BUILDING SITE STANDARDS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Defer Ordinance No. 4516 as amended on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Zoning Ordinance of Columbia, Ordinance 4400, with changes concerning Article 8: Administration, Procedure, & Enforcement, as reviewed and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4516, Ordinance No. 4516 As Amended, Ordinance No. 4516 Exhibit A, Ordinance No. 4516 Exhibit B, Ordinance No. 4516 Marked Changes "A", Ordinance No. 4516 Marked Changes "B", Ordinance No. 4516 DS Staff Report.

10.5.2ND CONSIDERATION ON ORDINANCE NO. 4517 AS AMENDED - AN ORDINANCE AMENDING ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE REGARDING DEVELOPMENT PARCEL STANDARDS IN ARTICLE 5 BY REPEALING AND REPLACING SUCH ARTICLE 5 WITH A NEW ARTICLE 5 DEVELOPMENT PARCEL STANDARDS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Defer Ordinance 4517 as amended on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Zoning Ordinance of Columbia, Ordinance 4400, with changes concerning Article 5: Development Parcel Standards as reviewed and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4517 as amended, Ordinance No. 4517 As Amended, Ordinance No. 4517 Exhibit A,

Ordinance No. 4517 Marked Changes "A", Ordinance No. 4517 DS Staff Report.

10.6.2ND CONSIDERATION ON ORDINANCE NO. 4518 - AN ORDINANCE AMENDING DEVELOPMENT SERVICES PLANNING FEE SCHEDULE FOR THE CITY OF COLUMBIA, TENNESSEE - CITYWIDE - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance No. 4518 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Planning Fee schedule as attached. Approval was recommended by the Planning Commission at the June 5, 2024 meeting by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4518, Ordinance No. 4518, Ordinance No. 4518 Exhibit A, Ordinance No. 4518 Current Fee Schedule.

10.7.2ND CONSIDERATION ON ORDINANCE NO. 4519 - AN ORDINANCE AMENDING ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE REGARDING SUPPLEMENTAL STANDARDS IN ARTICLE 6 BY REPEALING SUCH ARTICLE AND REPLACING SUCH ARTICLE 6 WITH A NEW ARTICLE 6, SUPPLEMENTAL STANDARDS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Defer Ordinance No. 4519 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Zoning Ordinance of Columbia, Ordinance 4400, with changes concerning Article 6: Supplemental Standards, as reviewed and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4519, Ordinance No. 4519, Ordinance No. 4519 Exhibit A, Ordinance No. 4519 Marked Changes "A", Ordinance No. 4519 DS Staff Report.

10.8.2ND CONSIDERATION ON ORDINANCE NO. 4520 AS AMENDED - AN ORDINANCE TO AMEND THE COLUMBIA MUNICIPAL CODE BY REPEALING AND REPLACING TITLE 14, CHAPTER 5 PERTAINING TO ENGINEERING STANDARDS AND SPECIFICATIONS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance No. 4520 as amended on second consideration.

INFORMATION: The Engineering Standards and Specifications is requested to be updated by Development Services Department to coordinate with the changes of the Zoning Ordinance. Planning Commission recommended approval of the proposal at the June 5, 2024 meeting by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4520 as amended, Ordinance No. 4520 As Amended, Ordinance No. 4520 Exhibit A, Ordinance No. 4520 Exhibit A Proposed Amendment, Ordinance No. 4520 Thoroughfares Illustrations, Ordinance No. 4520 Staff Markup.

10.9.2ND CONSIDERATION ON ORDINANCE NO. 4521 - AN ORDINANCE AMENDING ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE REGARDING ZONING MAP IN ARTICLE 2 BY REPEALING SUCH ARTICLE AND REPLACING SUCH ARTICLE 2 WITH A NEW ARTICLE 2, ZONING MAP - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Defer Ordinance No. 4521 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Zoning Ordinance of Columbia, Ordinance 4400, with changes concerning Article 2: Zoning Map, as reviewed

and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4521, Ordinance No. 4521, Ordinance No. 4521 Exhibit A, Ordinance No. 4521 Marked Changes "A".

10.10.2ND CONSIDERATION ON ORDINANCE NO. 4522 - AN ORDINANCE AMENDING ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE REGARDING DEFINITIONS IN ARTICLE 9 BY REPEALING SUCH ARTICLE AND REPLACING SUCH ARTICLE 9 WITH A NEW ARTICLE 9, DEFINITIONS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Defer Ordinance No. 4522 on second consideration.

INFORMATION: The Department of Development Services is requesting to amend the Zoning Ordinance of Columbia, Ordinance 4400, with changes concerning Article 9: Definitions, as reviewed and recommended by the Planning Commission at the June 5, 2024 meeting. Approval was recommended by a vote of five to zero.

ATTACHMENTS: Staff Report Ordinance No. 4522, Ordinance No. 4522, Ordinance No. 4522 Exhibit A, Ordinance No. 4522 Marked Changes.

10.11.1ST CONSIDERATION ON ORDINANCE NO. 4524 - AN ORDINANCE TO AMEND ORDINANCE NO. 4400, THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY REZONING PROPERTIES LOCATED AT E. 13TH AND E. 14TH STREETS, BEING TAX MAP 100L GROUP F PARCELS 21, 8, 9, 9.01, 10 AND 11 FROM SD-LI (LIGHT INDUSTRIAL SPECIAL DISTRICT) AND CD-3 (NEIGHBORHOOD CHARACTER DISTRICT) TO CD-4 (GENERAL URBAN CHARACTER DISTRICT) - WARD 2 - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance No. 4524 on first consideration.

INFORMATION: The applicant is requesting to rezone the properties for future development reflecting townhomes on the southern properties with currently no proposed changes on the north property at E. 13th Street per the concept plan provided. This request was reviewed and recommended by the Planning Commission at the August 14, 2024 meeting by a vote of seven to zero.

ATTACHMENTS: Staff Report Ordinance No. 4524, Ordinance No. 4524, Ordinance No. 4524 Exhibit A, Ordinance No. 4524 Exhibit B, DS Staff Report, Concept Plan.

10.12.1ST CONSIDERATION OF ORDINANCE NO. 4525 -AN ORDINANCE TO AMEND ORDINANCE NO. 4400 - THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY REVISING THE HONEY FARM PUD MASTER PLAN AT TAX MAP 51 PARCEL 58.00 LOCATED OFF NASHVILLE HIGHWAY AND HONEY FARM WAY - WARD 5. - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Forward the applicant's request to approve Ordinance No. 4525 on first consideration.

INFORMATION: The applicant is requesting approval for a Preliminary PUD Master Plan that consists of 174 townhome units with 9 additional lots for open and/or civic spaces with supporting infrastructure off Honey Farm Way for a 25.9 acre portion of property at Tax Map 51 Parcel 58. The proposal was reviewed by the Planning Commission at the August 14, 2024 meeting and was given a recommendation of denial with a vote of seven to zero.

ATTACHMENTS: Staff Report Ordinance No. 4525, Ordinance No. 4525, Ordinance No. 4525 Exhibit A, Ordinance No. 4525 Exhibit B, DS Staff Report, Applicant Presentation.

10.13.1ST CONSIDERATION OF ORDINANCE NO. 4526 – AN ORDINANCE TO AMEND THE FISCAL YEAR 2024-2025

BUDGET ORDINANCE NO. 4503 PROVIDING FOR REVISIONS TO THE GENERAL, STATE STREET AID, DRUG, SANITATION, CAPITAL PROJECTS, GRANTS, AND WASTEWATER FUNDS AND ESTABLISH THE DATE OF OCTOBER 10, 2024 AS THE DATE OF PUBLIC HEARING - FINANCE.

RECOMMENDATION: Approve Ordinance No. 4526 on first consideration and establish the date of October 10, 2024 as the date of public hearing.

INFORMATION: The proposed ordinance is the first amendment to the FY 2025 Appropriation Ordinance, impacting the Street Aid, Drug, Sanitation, Capital Projects, Grants and Wastewater Funds and several departments within the General Fund.

Within this budget amendment, the following items are included:

- Reappropriation of funds totaling \$107,770,141.48 across General, State Street Aid, Drug, Sanitation, Capital Projects, Grants and Wastewater Funds,
- Rebudget/transfer \$2,813,008.02 from General to Capital Projects,
- Rebudget/transfer \$878,314.70 from General to Grants Fund,
- Budget funds remaining from FY 2024 for Tourism Enhancement Reserves totaling 603,617.12,
- Budget funds remaining from FY 2024 for Firefighters Park Reserves totaling \$27,694.54,
- Budget transfer from General Fund in Cap Projects totaling \$2,813,008.02,
- Budget transfer from cap Projects to Grants Fund totaling \$269,656.67,
- Grants Fund budgeted transfer from General Fund totaling \$878,314.70,
- Grants Fund budgeted transfer from Capital Projects totaling \$269,656.67.

A detailed schedule of items included within this budget amendment is attached. This amendment increases the City's total budget for FY 2025 by \$116,323,412 to \$192,160,863.

ATTACHMENTS: Staff Report Ordinance No. 4526, Ordinance No. 4526, Supporting Documentation 9.3.24, Budget Summary Grand Totals 2025 AA1.

11 OTHER BUSINESS.

12 EXECUTIVE SESSION.

13 ADJOURNMENT.

14 UPCOMING EVENTS.

14.1. 9/11 MEMORIAL SERVICE - WEDNESDAY, SEPTEMBER 11, 2024, 9:00 A.M. - COLUMBIA FIRE & RESCUE STATION NO. 3 (BARBARA EARWOOD MCINTYRE)

14.2. COLUMBIA POLICE DEPARTMENT'S 10TH ANNUAL COMMUNITY EVENT - TUESDAY, SEPTEMBER 24, 2024, 5:00-7:00 P.M. - RIVERWALK PARK

14.3. EMPLOYEE ANNUAL PICNIC - WEDNESDAY, OCTOBER 2, 2024 - 11 A.M. - 1 P.M. - RIVERWALK PARK, FARMERS' MARKET PAVILION