



**City of Columbia City Council
Agenda
May 7, 2026 - 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 Carl McCullen, Ward 1
Council Member Charlie Huffman, Ward 2
Council Member Cheryl E. Secrest, Ward 3
Council Member Kenny Marshall, Ward 4
Council Member Brian McKelvy, Ward 5**

**Tony Massey, City Manager
Jake Hubbell, City Attorney
Thad H. Jablonski, City Recorder
Liz Bermudez, Recording Secretary**

Public Comments are welcome under Section 11 of the Agenda. Please sign the sign-up sheet before the meeting begins. 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. 4589 - AN ORDINANCE IN ACCORDANCE WITH ORDINANCE NO. 4400 - THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY ADOPTING THE HISTORIC DISTRICT DESIGN GUIDELINES OF THE CITY OF COLUMBIA, TENNESSEE CONCERNING PROPERTIES WITHIN THE ATHENAEUM, BARROW COURT, DOWNTOWN COMMERCIAL, WEST 6TH STREET/MAYES PLACE AND WEST 7TH STREET/WEST END HISTORIC OVERLAY DISTRICTS - DEVELOPMENT SERVICES DEPARTMENT.**

RECOMMENDATION: Conduct the Public Hearing.

INFORMATION: Development Services is requesting the Historic Design Guidelines be adopted by ordinance. The Historic Zoning Commission along with the Consultant, Cultural Resource Analysts, Inc., developed and approved design guidelines for the City of Columbia historic overlay districts. These guide the Commission through their duties to review and approve projects in the five districts: Athenaeum, Barrow Court, Downtown Commercial, West 6th Street/Mayes Place and West 7th Street/West End. The required notice of Public Hearing was advertised in Main Street Maury on April 15, 2026.

ATTACHMENTS: Staff Report Ordinance No. 4589 PH, Ordinance No. 4589, Ordinance No. 4589 Exhibit A.

- 2. PUBLIC HEARING ON ORDINANCE 4590 - AN ORDINANCE TO AMEND ORDINANCE NO. 4400 - THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY APPROVING THE PRELIMINARY PLANNED UNIT DEVELOPMENT MASTER PLAN FOR LOT 1B OF THE HONEY FARMS PUD, OFF NASHVILLE HIGHWAY AND LEAFCUTTER BEE ROAD AT TAX MAP 51 PARCEL 58.07 - DEVELOPMENT SERVICES DEPARTMENT.**

RECOMMENDATION: Conduct the Public Hearing.

INFORMATION: The applicant is proposing the development of a 2,550 sq. ft. Taco Bell quick serve restaurant with drive-thru on this lot in the commercial section of Honey Farms, known as Honey Farm Crossing Lot 1B. The Planning Commission reviewed this request and recommended approval with a vote of six to zero. The required notice of Public Hearing was advertised in Main Street Maury on April 15, 2026.

ATTACHMENTS: Staff Report Ordinance No. 4590 PH, Ordinance No. 4590, Ordinance No. 4590 Exhibit A, DS Staff Report.

3. PUBLIC HEARING ON RESOLUTION NO. 26-36 - RESOLUTION SUPPLEMENTING AND AMENDING THE CITY'S MASTER WATER BOND RESOLUTION TO AUTHORIZE THE EXECUTION, TERMS, AND DELIVERY OF A STATE REVOLVING FUND LOAN AGREEMENT IN A MAXIMUM PRINCIPAL AMOUNT OF \$75,000,000 (PUBLIC HEARING TO BE HELD AFTER 6 P.M.) - CITY MANAGER'S OFFICE.

RECOMMENDATION: Conduct the Public Hearing.

INFORMATION: CPWS has requested City Council approve this low interest financing utilizing the State Revolving Loan to help fund long-range water supply. The required public meeting notice was published in Main Street Maury on Wednesday, April 29, 2026 along with being published on both the City's and CPWS's websites.

ATTACHMENTS: Staff Report Resolution No. 26-36 PH, Resolution No. 26-36, Resolution No. 26-36 Exhibit A.

1 CALL TO ORDER/ROLL CALL.

2 INVOCATION.

3 PLEDGE OF ALLEGIANCE.

4 APPROVAL OF AGENDA.

5 PRESENTATIONS.

5.1. PRESENTATION FROM OUR LOCAL ARMY RECRUITING OFFICE OF COLUMBIA, CELEBRATING THE ACHIEVEMENTS

AND COMMITMENT OF OUR FUTURE SOLDIERS WHO HAVE CHOSEN TO SERVE, WHILE STRENGTHENING COMMUNITY SUPPORT FOR THEIR JOURNEY (REGULAR MEETING ONLY)

5.2. RECOGNITION OF MAYOR'S YOUTH COUNCIL (REGULAR MEETING ONLY)

5.3. PRESENTATION OF A PROCLAMATION IN RECOGNITION OF NATIONAL PUBLIC WORKS WEEK (REGULAR MEETING ONLY)

5.4. PRESENTATION OF A PROCLAMATION FOR POLICE WEEK (REGULAR MEETING ONLY)

5.5. PRESENTATION BY ARTS COUNCIL CHAIRMAN WARREN FIELDS ON THE ART EXHIBIT AT PRYOR ART GALLERY (STUDY SESSION ONLY)

6 ORGANIZATIONAL BUSINESS.

6.1. APPROVE THE MINUTES OF THE APRIL 9, 2026 CITY COUNCIL MEETING - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve.

ATTACHMENTS: April 9, 2026 City Council Minutes.

7 CONSENT AGENDA

7.1. APPROVE DISBURSEMENTS FOR THE MONTH OF MARCH 2026 IN THE AMOUNT OF \$8,025,927.91 - FINANCE.

RECOMMENDATION: Approve.

ATTACHMENTS: March 2026 Disbursements.

7.2. APPROVE AND AUTHORIZE THE DISPOSAL OF SURPLUS EQUIPMENT - FINANCE.

RECOMMENDATION: Approve and authorize the disposal of surplus equipment as listed on the attachment per policy as defined within the City of Columbia Purchasing Manual.

INFORMATION: Various items have been identified by the department as surplus. An attempt will be made to sell all items at public auction. The value of those not sold will be reassessed and disposed of as prescribed by City policy.

ATTACHMENTS: May 2026 Surplus List.

7.3. APPROVE A THREE-YEAR AGREEMENT WITH HENDERSON, HUTCHERSON AND MCCULLOUGH FOR AUDITING SERVICES AND ALLOW EXECUTION OF ANNUAL AUDIT CONTRACT FOR THE CURRENT FISCAL YEAR - FINANCE.

RECOMMENDATION: Approve and authorize the Mayor to execute a contract with Henderson, Hutcherson and McCullough for auditing services for the fiscal year ending on June 30, 2026.

INFORMATION: The City Council awards the City's audit service contract on a three-year basis. The previous contract with Henderson, Hutcherson and McCullough (HHM) was approved on May 11, 2023 (FY 2023, FY 2024 and FY 2025), The 2023 audit contract was completed with the successful conclusion of the audit for the year ended June 30, 2025.

In a letter dated March 5, 2026 to provide audit services, HHM provides fiscal year audit costs for the current fiscal year (FY 2026) and the provision for two (2) annual renewals of the award based upon City Council authorization.

The \$55,000 financial state audit contract amount for FY 2026 includes a provision for additional services that may be needed. These include \$15,000 if a special purpose "single-audit" is performed. The purpose of a "single audit" is to evaluate the City's accounting practices for federal assistance, including federal grant funds. The City's grants activity has exceeded the threshold that triggers a single-audit for the last three consecutive years). In addition, \$2,500 is included for a chart-of-accounts crosswalk required by the Comptroller's Office and \$6,000 for completing a "financial review" with annual financial report for the Columbia Industrial Development Board. The IDB review and financials are funded by the IDB using Columbia IDB funds.

If the three-year agreement is approved, then a contract for FY 2026 audit services will be prepared and submitted using the Comptroller's Office's web-based contract system and sent to the City for approval. The final one-year contract will include a maximum allocated travel and other out-of-pocket expenses not to exceed \$2,500, if applicable.

ATTACHMENTS: Staff Report HHM Auditor, HHM Agreement Letter.

7.4. APPROVE AND AUTHORIZE THE MAYOR TO SIGN AGREEMENT AND ALL RELATED DOCUMENTS WITH CUSTOM DESIGN TO IMPLEMENT AN HRA PROGRAM SPECIFIC TO WEIGHT LOSS DRUGS - FINANCE.

RECOMMENDATION: Approve.

INFORMATION: The City proposes removing GLP-1 medications from its formulary for weight loss specific usage only effective 7/1/26 due to the high and rising cost for these drugs. GLP-1 medication expenses comprised 20% of our pharmaceutical spend during the last year. The City also recognizes the value of these medications to alleviate approved medical conditions.

Sherrill Morgan recommends offering a program where plan participants are reimbursed by a Health Reimbursement Account (HRA) versus the pharmacy formulary at a significant cost savings to the City's Health Plan. Approved participants would submit an annual letter to the HRA. Approval status would follow from plan participant's physician certifying that the participant has met qualifying co-morbidities. The participant's physician would then send prescriptions to a direct-to-consumer pharmaceutical program of the employees' choice, e.g., GoodRx, Remedy Meds, or manufacturer direct program. Once an expense is incurred by the participant, the participant may then submit a request for reimbursement to the HRA for out of pocket expenses not to exceed \$400 per month.

The cost for HRA administration is \$3.95 per participant per month with a minimum administrative fee amount of \$125 monthly. In addition, one-time start-up fees total \$775. Annual savings are estimated to total \$119,712 to the City's Health Plan.

CERTIFICATION: The Chief Financial Officer certifies that sufficient funds are available and unencumbered in the Insurance Fund.

ATTACHMENTS: Staff Report HRA, HRA Administrative Services Agreement.

7.5. APPROVE AND AUTHORIZE THE MAYOR TO SIGN THE CONTRACT WITH HYDRATE WITH US FOR THE RENTAL OF FOUR WATER SERVICE UNITS AT CITY HALL IN THE AMOUNT OF \$389.96 PER MONTH AND A ONE-TIME \$720 INSTALLATION FEE - FINANCE.

RECOMMENDATION: Approve.

INFORMATION: The City would like to enter into a new lease agreement with Hydrate With Us for the rental of 4 water units to supply clean drinking water in the City Recorder's Office, Development Services and 2nd and 3rd floor kitchens at City Hall. The service agreement includes annual maintenance and parts and labor for repairs. The cost of the 4 water units is \$389.96 per month and a one-time installation fee of \$720 (\$180 per unit).

CERTIFICATION: The Chief Financial Officer certifies that sufficient funds are budgeted and unencumbered in General Govt – Misc. – Operating Supplies.

ATTACHMENTS: Staff Report Hydrate With Us, Hydrate With Us Agreement.

7.6. APPROVE THE PURCHASE OF A 2026 KME K180 RESCUE/PUMPER FROM SAFE INDUSTRIES IN THE AMOUNT OF \$925,000 UTILIZING HOUSTON-GALVESTON AREA COUNCIL (H-GAC) COOPERATIVE PURCHASING PROGRAM - FIRE & RESCUE.

RECOMMENDATION: Approve.

INFORMATION: Columbia Fire & Rescue requests City Council approval for the acquisition of a 2026 KME Panther Pumper from Safe Industries utilizing the H-GAC Purchasing Program.

If approved, this apparatus will replace a 2002 Pierce fire truck that

has reached the end of its service life and is experiencing increasing maintenance demands.

This unit is a modern pumper apparatus designed to meet current NFPA standards and operational needs, including enhanced safety features, improved pumping capabilities, and updated technology for frontline response.

Columbia Fire & Rescue recommends proceeding with this purchase at this time due to continued increases in fire apparatus costs and extended build timelines across the industry.

The total purchase price is \$925,000.

CERTIFICATION: The Chief Financial Officer certifies that funds will be budgeted in Capital – Fire Suppression – Auto in appropriation amendment #4 for first consideration in May and second in June.

ATTACHMENTS: Staff Report KME K180, Executed Contract - Allsource Enterprises, Columbia FD KME Proposal, Model 2106-10 REV3-KME Layout and photos, Safe Retail GSO 12038 Specifications.

7.7. APPROVE AND AUTHORIZE THE MAYOR TO EXECUTE ADDENDUM NO. 4 TO THE AGREEMENT WITH BARGE DESIGN SOLUTIONS FOR THE IRON BRIDGE ROAD OVER LYTLE CREEK BRIDGE REPLACEMENT PROJECT IN THE AMOUNT OF \$16,000 - WARD 3 - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve and authorize the mayor to execute Addendum No. 4 with Barge Design Solutions.

INFORMATION: The City Council approved an agreement on August 13, 2020 with Barge Design Solutions for the Iron Bridge Road over Lytle Creek Bridge Replacement Project. Amendment No. 4 is for additional services related to the design to suspend a conduit under the bridge to accommodate a future waterline and ARAP permit application fees. CPWS will reimburse the city \$15,500 for the design for waterline provisions and the city will reimburse Barge Design the \$500 ARAP application fee. The attached modified scope of work and

fee of the design portion would increase the contract by \$16,000, which brings the total contract amount to \$557,108.

CERTIFICATION: The Chief Financial Officer certifies that funds will be budgeted in Capital – General – Bridge Replacement (Iron Bridge/Lytle Creek) in appropriation amendment #4 for first consideration in May and second in June.

ATTACHMENTS: Staff Report Barge Design Solutions Addendum No. 4, Barge Design Solutions Addendum No. 4.

7.8. APPROVE AND AUTHORIZE THE MAYOR TO EXECUTE CHANGE ORDER NO. 3 FOR THE FY2024-2025 STREET RESURFACING CONTRACT BETWEEN THE CITY OF COLUMBIA AND VOLUNTEER PAVING EXTENDING THE CONTRACT TIME BY 352 DAYS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Change Order No. 3.

INFORMATION: On June 12th 2024, City Council approved and authorized a bid award with Volunteer Paving for street resurfacing within Wards 1,2,3,4, and 5.

The purpose of this Change Order is to extend the original contract time by 352 days.

ATTACHMENTS: Staff Report Volunteer Paving Change Order No. 3 , Change Order No. 3.

7.9. APPROVE THE 2026 STREET RESURFACING LIST AND AUTHORIZE EXPENDING \$1,000,000 TOWARDS THE STREET RESURFACING CONTRACT - WARDS 1, 2, 3, 4, AND 5 - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: A list of streets that are proposed for paving was created based on field observations and a Street Database Program. All wards of the City were considered to determine the paving needs and to make efficient use of the available funds. This list depends on agreement from all utilities that no project conflicts exist, and paving

will not begin until confirmation is obtained from each utility. 40% of the list consists of alternate roadways that have been approved by the City Council as part of the FY 2024-2025 paving Contract. This \$1 million serves as a supplemental budget for street paving in the City of Columbia and covers a little over 6 road miles.

CERTIFICATION: The Chief Financial Officer certifies that \$1,000,000 will be budgeted in General Fund – Misc. – Street Paving in appropriation amendment #4 for first consideration in May and second in June.

ATTACHMENTS: Staff Report 2026 Street Resurfacing, 2026 Potential Paving List, 2026 Paving List Map.

7.10. APPROVE AND AUTHORIZE THE MAYOR TO SIGN AND EXTEND THE AGREEMENT WITH FREEDOM HILL LAND MANAGEMENT FOR MOWING ABANDONED AND NEGLECTED PROPERTIES - FINANCE.

RECOMMENDATION: Approve the extension of another three (3) year agreement for mowing abandoned and neglected properties.

INFORMATION: From time to time the City requires mowing services for properties that have been neglected or abandoned by the owners. The intervention by the City only occurs after the owners are given certified notice of the conditions of the property. Charges incurred by the City become claims against the property.

In addition to the neglected properties, the City acquires properties through delinquent tax sale that require maintenance during the growing season. Mowing of these City-owned properties is also included within this agreement.

The last component of the proposed services includes building security of abandoned properties. Security measures consist of boarding windows and doors to restrict access to the properties without extraordinary efforts. These measures are taken for public health and safety.

An Intent to Bid (ITB) for mowing services was opened on March 26,

2026 and no bid was submitted. Freedom Hill Land Management was the previous vendor. Freedom Hill has agree to continue services at the same rate as approved in 2023.

CERTIFICATION: The Chief Financial Officer certifies that sufficient funds are budgeted and unencumbered in Dev Services – Abatements.

ATTACHMENTS: Staff Report Freedom Hill Land Management, Freedom Hill Land Management 2026.

7.11. APPROVE THE PURCHASE OF A KUBOTA SKID STEER S SERIES SVL75-3HFWCC WITH RELATED ATTACHMENTS FOR USAGE PRIMARILY AT RIDLEY SPORTS COMPLEX AND OTHER PARKS AS NEEDED IN THE AMOUNT OF \$109,998.33 UTILIZING STATE OF TN SOURCEWELL CONTRACT #25720 - PARKS & RECREATION DEPARTMENT.

RECOMMENDATION: Approve.

INFORMATION: The City of Columbia Parks and Recreation Department is requesting the purchase of a Kubota Skid Steer S Series SVL75-3HFWCC with related attachments for usage primarily at Ridley Sports Complex in the amount of \$109,998.33 utilizing State of TN Sourcewell contract #25720. The Kubota SVL-75 tracked skid-steer offers enhanced traction on uneven terrain and exceptional stability on slopes, effectively distributing weight to minimize ground damage and improve operator safety. Additionally, this equipment will prove invaluable when paired with a Forestry attachment, helping to enhance the aesthetics of our park system and reclaim valuable space. Then, the versatility of the skid-steer with its other compatible attachments ensures its utility across a wide range of tasks. Also, offering the capability of flooding clean up of brush and walkway debris at Riverwalk Park.

CERTIFICATION: The Chief Financial Officer certifies that funds will be budgeted in Capital – Parks – Auto in appropriation amendment #4 for first consideration in May and second in June.

ATTACHMENTS: Staff Report Kubota Skid Steer, Kubota skid steer quote Sourcewell contract.

7.12. APPROVE AND AUTHORIZE THE MAYOR TO SIGN THE SETTLEMENT AGREEMENT WITH JNS, LLC WITH NO COST TO THE CITY - CITY ATTORNEY'S OFFICE.

RECOMMENDATION: Approve.

INFORMATION: It is requested Council approve the settlement agreement with JNS, LLC. There is no cost to the City.

ATTACHMENTS: Staff Report Settlement Agreement JNS, LLC, Settlement Agreement and Mutual Release JNS.

8 ADMINISTRATION.

9 RESOLUTIONS.

9.1. RESOLUTION NO. 26-32 – TAX CORRECTIONS - CITY RECORDER'S OFFICE.

RECOMMENDATION: Approve Resolution No. 26-32.

INFORMATION: The City Recorder is presenting tax corrections through 4/23/2026 for Council consideration as submitted by Mr. Bobby Daniels, Maury County Tax Assessor.

ATTACHMENTS: Staff Report Resolution No. 26-32, Resolution No. 26-32, Resolution No. 26-32 Exhibit A.

9.2. RESOLUTION NO. 26-33 - A RESOLUTION TO ACCEPT THE OWNERSHIP AND MAINTENANCE OF SEWER IMPROVEMENTS SERVING HOWELL RESIDENCE - W 7TH STREET - WASTEWATER DEPARTMENT.

RECOMMENDATION: Approve Resolution No. 26-33.

INFORMATION: Howell Residence - W 7th Street consists of 100 linear feet of 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. 26-33, Resolution No. 26-33, Resolution No. 26-33 Dedication of Sewer Letter, Resolution No. 26-33 Affidavit for Sewer.

9.3. RESOLUTION NO. 26-34 - A RESOLUTION TO ACCEPT THE OWNERSHIP AND MAINTENANCE OF SEWER IMPROVEMENTS SERVING THE LANDINGS AT GREENS MILL PHASE 2A - WASTEWATER DEPARTMENT.

RECOMMENDATION: Approve Resolution No. 26-34.

INFORMATION: The Landings at Greens Mill Phase 2A consists of 4031 linear feet of 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. 26-34, Resolution No. 26-34, Resolution No. 26-34 Lien Affidavit, Resolution No. 26-34 Dedication Letter.

9.4. RESOLUTION NO. 26-35 - RESOLUTION AUTHORIZING AND PROVIDING FOR THE FINANCING OF THE CONSTRUCTION OF A WATER FACILITIES PROJECT, INCLUDING AUTHORIZING THE EXECUTION OF APPLICATIONS, CONTRACTUAL AGREEMENTS, AND OTHER NECESSARY DOCUMENTS, AND MAKING CERTAIN REPRESENTATIONS, CERTIFICATIONS, AND PLEDGES OF CERTAIN REVENUE IN CONNECTION WITH SUCH FINANCING - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve Resolution No. 26-35.

INFORMATION: CPWS has requested City Council approve this low interest financing utilizing the State Revolving Loan to help fund long-range water supply.

ATTACHMENTS: Staff Report Resolution No. 26-35, Resolution No. 26-35, Resolution No. 26-35 Exhibit A.

9.5. RESOLUTION NO. 26-36 - RESOLUTION SUPPLEMENTING AND AMENDING THE CITY'S MASTER WATER BOND RESOLUTION TO AUTHORIZE THE EXECUTION, TERMS, AND DELIVERY OF A

STATE REVOLVING FUND LOAN AGREEMENT IN A MAXIMUM PRINCIPAL AMOUNT OF \$75,000,000 - CITY MANAGER'S OFFICE.

RECOMMENDATION: Approve Resolution No. 26-36.

INFORMATION: CPWS has requested City Council approve this low interest financing utilizing the State Revolving Loan to help fund long-range water supply.

ATTACHMENTS: Staff Report Resolution No. 26-36, Resolution No. 26-36, Resolution No. 26-36 Exhibit A.

10 ORDINANCES.

10.1.1ST CONSIDERATION OF ORDINANCE NO. 4585– AN ORDINANCE TO AMEND THE FISCAL YEAR 2025-2026 BUDGET ORDINANCE NO. 4544, AS AMENDED, PROVIDING FOR REVISIONS TO THE GENERAL, STATE STREET AID, SOLID WASTE, CAPITAL PROJECTS, GRANTS, AND WASTEWATER FUNDS AND ESTABLISH THE DATE OF JUNE 11, 2026 AS THE DATE OF PUBLIC HEARING - FINANCE.

RECOMMENDATION: Approve Ordinance No. 4585 on first consideration and establish the date of June 11, 2026 as the date of public hearing.

INFORMATION: The proposed ordinance is the third amendment to the FY 2026 Appropriation Ordinance, impacting the General, State Street Aid, Solid Waste, Capital Projects, Grants, and Wastewater Funds.

Within this budget amendment, the following items are included:

- Budget/Transfer funds from General Fund (\$1,326,650 from General funds and \$165,000 from Tourism Enhancement funds) to Capital Projects for Communications Equipment (\$36,650), Burn Box (\$219,000), Drag Machine (sports tourism - \$55,000), Skid Steer (sports tourism - \$110,000), reduce Parks salaries by \$200,000, reduce ARC Machinery by \$400,000 and increase ARC HVAC by combined amount, Fire Truck (\$925,000),

- Budget \$144,000 for CPWS and Benchmark increases,
- Haz-Mat payment from Tennessee Southern Railroad (\$7,496.77),
- Neel Schaffer - assessment along Nashville Hwy at Baker Rd & Burt Dr totaling \$20,000,
- Budget 2026 Fire Rescue Squad Grant in amount of \$9,450,
- Budget \$550,000 for Engineering for Pumpkin Creek Project.

A detailed schedule of items included within this budget amendment is attached. This amendment increases the City's total budget for FY 2026 by \$3,457,247 to \$188,428,637.

ATTACHMENTS: Staff Report Ordinance No. 4585, Ordinance No. 4585, Ordinance No. 4585 Supporting Documents, Ordinance No. 4585 Budget Summary.

10.2. 1ST CONSIDERATION OF ORDINANCE NO. 4586 – AN ORDINANCE FIXING THE TAX RATE FOR THE CITY OF COLUMBIA FOR THE YEAR 2026 ON ALL TAXABLE PROPERTY AT THE RATE OF \$0.8251 PER \$100.00 AND ESTABLISH THE DATE OF JUNE 11, 2026 AS THE DATE OF PUBLIC HEARING - CITY RECORDER'S OFFICE.

RECOMMENDATION: Approve Ordinance No. 4586 on first consideration and establish the date of June 11, 2026 as the date of Public Hearing.

INFORMATION: Annually, the City Council adopts the property tax rate by Ordinance. This proposed Ordinance calls for the tax rate of \$0.8251 per \$100.00 of assessed value for the 2026 City taxes.

ATTACHMENTS: Staff Report Ordinance No. 4586, Ordinance No. 4586.

10.3. 1ST CONSIDERATION OF ORDINANCE NO. 4587 – APPROPRIATION ORDINANCE FOR FISCAL YEAR JULY 1, 2026 THROUGH JUNE 30, 2027 AND ESTABLISH JUNE 11, 2026 AS THE DAY OF PUBLIC HEARING - FINANCE.

RECOMMENDATION: Approve Ordinance No. 4587 on first consideration and establish the date of June 11, 2026 as the date of public hearing.

INFORMATION: Each year, pursuant to the City Charter, the City Council considers the formal adoption of the City budget through an appropriation ordinance for the coming year. The proposed budget was delivered to the City Council at the May 7th study session. The Wastewater budget was presented to the City Council in April one-on-one sessions. One-on-one meetings were held for review of other departments and funds in advance of first consideration. Additional meetings will be scheduled as necessary. A Public Hearing is required prior to second consideration and will be scheduled for June 11, 2026. Required publication of the tentative Appropriation Ordinance was made in the Main Street Maury newspaper on May 6, 2027.

Per past practice, the City Council is being requested to advance the Appropriation Ordinance for the upcoming fiscal year based upon the appropriations listed in the proposed budget. The total proposed budget is \$84,442,401.

Second consideration and final adoption of the proposed ordinance is tentatively scheduled for June 11, 2026.

ATTACHMENTS: Staff Report Ordinance No. 4587, Ordinance No. 4587.

10.4.1ST CONSIDERATION OF ORDINANCE NO. 4588 - AN ORDINANCE TO APPROVE THE CLASSIFICATION AND COMPENSATION PLAN FOR THE EMPLOYEES OF THE CITY OF COLUMBIA FOR THE 2026-2027 FISCAL YEAR - HUMAN RESOURCES.

RECOMMENDATION: Approve Ordinance No. 4588 on first consideration.

INFORMATION: Each year, the Classification and Compensation Plan for employees is reviewed and updated as needed. This year's plan adjusts the salary range by 3.5%. Employees that are full-time

or part-time regular will receive a 4% pay increase.

No new positions are being added to this plan.

Two (2) positions are proposed for FY2026-2027:

- One (1) additional Police Officer
- One (1) additional Fire Engineer
- In addition, three (3) positions have been modified which include:
 - Adding one (1) FT Codes Enforcement Officer and removing one (1) PT Codes Enforcement Officer
 - Adding one (1) FT Assistant Director for Parks and removing one (1) FT Equipment Operator and one (1) FT Rec. Aide II
 - Adding two (2) Recreation Coordinators and removing five (5) PT Lifeguards

ATTACHMENTS: Staff Report Ordinance No. 4588, Ordinance No. 4588, Ordinance No. 4588 Exhibit A.

10.5. 1ST CONSIDERATION ON ORDINANCE 4589 - AN ORDINANCE IN ACCORDANCE WITH ORDINANCE NO. 4400 - THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY ADOPTING THE HISTORIC DISTRICT DESIGN GUIDELINES OF THE CITY OF COLUMBIA, TENNESSEE CONCERNING PROPERTIES WITHIN THE ATHENAEUM, BARROW COURT, DOWNTOWN COMMERCIAL, WEST 6TH STREET/MAYES PLACE, AND WEST 7TH STREET/WEST END HISTORIC OVERLAY DISTRICTS - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance 4589 on first consideration.

INFORMATION: Development Services is requesting the Historic Design Guidelines be adopted by ordinance. The Historic Zoning Commission along with the Consultant, Cultural Resource Analysts, Inc., developed and approved design guidelines for the City of

Columbia historic overlay districts. These guide the Commission through their duties to review and approve projects in the five districts: Athenaeum, Barrow Court, Downtown Commercial, West 6th Street/Mayes Place and West 7th Street/West End.

ATTACHMENTS: Staff Report Ordinance No. 4589, Ordinance No. 4589, Ordinance No. 4589 Exhibit A.

10.6. 1ST CONSIDERATION ON ORDINANCE 4590 - AN ORDINANCE TO AMEND ORDINANCE 4400 - THE SAME BEING THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TENNESSEE BY APPROVING THE PRELIMINARY PLANNED UNIT DEVELOPMENT MASTER PLAN FOR LOT 1B OF THE HONEY FARMS PUD, OFF NASHVILLE HIGHWAY AND LEAFCUTTER BEE ROAD, AT TAX MAP 51 PARCEL 58.07 - DEVELOPMENT SERVICES DEPARTMENT.

RECOMMENDATION: Approve Ordinance 4590 on first consideration.

INFORMATION: The applicant is proposing the development of a 2,550 sq. ft. Taco Bell quick serve restaurant with drive-thru on this lot in the commercial section of Honey Farms, known as Honey Farm Crossing Lot 1B. The Planning Commission reviewed this request and recommended approval with a vote of six to zero.

ATTACHMENTS: Staff Report Ordinance No. 4590, Ordinance No. 4590, Ordinance 4590 Exhibit A, DS Staff Report.

11 PUBLIC COMMENT.

12 OTHER BUSINESS.

13 EXECUTIVE SESSION.

14 ADJOURNMENT.

15 UPCOMING EVENTS.

15.1. GRASS VOLLEYBALL - MAY 4TH-JUNE 29TH, MONDAY NIGHTS - 6:00-8:00 P.M. - RIDLEY SOCCER CHAMPIONSHIP FIELD

15.2. TOUCH A TRUCK - SATURDAY, MAY 9, 2026 - 2:00-4:00 P.M. - RIVERWALK PARK

15.3. COLUMBIA POLICE DEPARTMENT'S MEMORIAL SERVICE - TUESDAY, MAY 12, 2026 - 7:00 P.M. - PLEASANT HEIGHTS BAPTIST CHURCH, 2712 TROTWOOD AVENUE.

15.4. GIRLS IN SPORTS PROGRAM - MAY 18 - 22, 2026 - 5:00-7:00 P.M. - RIDLEY SPORTS COMPLEX (AGES 10-13)

15.5. COLUMBIA AQUATICS AND RECREATION CENTER OUTDOOR POOL OPENING - SATURDAY, MAY 23, 2026