

**TERM OF COMMISSION:** June Session of the May Adjourned Term

**PLACE OF MEETING:** Boone County Government Center Commission Chambers

**PRESENT WERE:** Presiding Commissioner Don Stamper  
District I Commissioner Karen M. Miller  
District II Commissioner Linda Vogt  
Deputy County Clerk Michelle Malaby  
County Counselor John Patton

The regular meeting of the County Commission was called to order at 9:32 a.m.

**SUBJECT: Open Bid 66-06JUN95, Air Compressor**

Responses to the request for quotation were opened as follows:

<u>Company</u>	<u>Location</u>	<u>Bid Price</u>
Big A Auto Parts/Triangle Supply Inc.	Columbia, MO	No Bid
Bodean's Service	Columbia, MO	Bid
The G.W. Van Keppel Co.	Kansas City, KS	No Bid

**SUBJECT: Open Bid 67-06JUN95, Trackhoe**

Responses to the request for quotation were opened as follows:

<u>Company</u>	<u>Location</u>	<u>Bid Price</u>
Allied Construction Equipment Co.	St. Louis, MO	No Bid
Cooke Sales & Service Co.	Chillicothe, MO	Bid
Crown Power & Equipment	Columbia, MO	Bid
Fabick and Company	Jefferson City, MO	Bid
Roland Machinery Company	Hazelwood, MO	Bid
Tri-State Construction Equipment Co., Inc.	Ashland, MO	Bid
Vermeer Sales & Service, Inc.	Olathe, KS	No Bid

**SUBJECT: Open Bid 68-06JUN95, Tandem Axle Tractor**

Responses to the request for quotation were opened as follows:

<u>Company</u>	<u>Location</u>	<u>Bid Price</u>
Al Scheppers Motor Co.	Jefferson City, MO	Bid
Midway Ford	Springfield, MO	No Bid
Putnam Chevrolet	California, MO	No Bid
Quality Ford, Inc.	Brookline Station, MO	No Bid

The Commission requested the Department determine why only one bid was received.

**SUBJECT: Award Bid 64-01JUN95, Asphalt Overlays**

Assistant Public Works Director Frank Abart recommended award to the low bidder.

Commissioner Miller moved that the County Commission of the County of Boone award bid number 64-01JUN95, Asphalt Overlays, to Richardson and Bass at \$23.40 per ton laid in place.

Commissioner Vogt seconded the motion. Motion passed unanimously. **Order 297-95.**

**SUBJECT: Award Bid 48-04APR95, Motor Graders**

Mr. Abart stated the Department recommends all bids be rejected and that Gallion 850B motor graders be purchased from the State contract instead.

Commissioner Stamper moved that the County Commission of the County of Boone reject all bids received on bid number 48-04APR95, Motor Graders, and authorize the purchase of motor graders (Gallion 850B) from the State contract at the lowest and best price.

Commissioner Miller seconded the motion. Motion passed unanimously. **Order 298-95.**

**SUBJECT: Request for Exemption from County Building Smoking Ordinance**

Commissioner Stamper stated this was discussed at the previous Commission meeting. Action was postponed so Commissioner Miller could be present.

Commissioner Miller stated she spoke with Ms. James and Mr. Smith and was briefed on their presentation to the Commission. Her position has not changed. All buildings should be treated the same. If an exemption is made for one, occupants of every building will request an exemption.

Commissioner Vogt stated she received a call from a Public Works Department employee who encouraged her not to approve the request. The area for which the exemption is requested is not open to the public and is an open air area. Smokers have strong feelings about being made a spectacle of. As a smoker, she does. Smokers are ushered outside everywhere they go. Mr. Smith commented they are concerned with standing outside in public view, as are all smokers. People argue you shouldn't smoke. Maybe, but people do. She will vote to approve the exemption.

Commissioner Stamper stated although he understands the desires of a smoker, it is a question of balance in the workplace. If this request is approved, other requests would be made.

Commissioner Miller moved that the County Commission of the County of Boone allow the ordinance banning smoking in County owned buildings to stand as originally adopted.

Commissioner Stamper seconded the motion. Commissioner Stamper and Commissioner Miller voted in favor of the motion. Commissioner Vogt voted in opposition. **Order 299-95.**

**SUBJECT: Vote to Authorize Closed Meeting to Immediately Follow**

Commissioner Miller moved that the County Commission of the County of Boone authorize a closed meeting immediately following the regular County Commission meeting on June 6, 1995, as authorized by section 610.021 (3) RSMo. to discuss the hiring, firing, disciplining or promoting of a particular employee by a public governmental body when personal information about the employee is discussed or recorded.

Commissioner Vogt seconded the motion. Motion passed unanimously. **Order 300-95.**

**SUBJECT: Additional Appropriation for Government Center Furnishings**

Commissioner Vogt stated the Commission has been given an itemized list of furnishings that were either rejected when the bid was awarded or for which a need has been found.

County Clerk Wendy S. Noren added--or they are items which were specified incorrectly.

Commissioner Vogt stated furnishings for the exterior of the building and atrium are included, such as benches, ash urns, and waste receptacles. Other site furnishings may be needed. This list represents the most pressing needs. Commissioner Vogt stated other uses will be found for items which did not work for an office as originally planned. The County had not purchased furnishings for a long time.

Recorder of Deeds Bettie Johnson stated some items are needed to create an ergonomically correct working environment.

Auditor June Pitchford stated the amount represents one to two percent of the building budget. If the Commission approves the request, an operating transfer to the general fund will be necessary.

County Commission Administrative Coordinator Beckie Jackson stated there should not be a need for additional furnishings if this request is approved.

Commissioner Vogt stated the purchase of a few items is planned for the 1996 budget.

Ms. Noren commented the Commission will probably see budget revisions, particularly for supplies, at the end of the year, which were necessary in order to use the new furnishings.

Commissioner Vogt moved that the County Commission of the County of Boone authorize a transfer of \$73,888.45 from the General Revenue Fund to accommodate the purchase of additional furnishings (list attached) needed in the Government Center.

Commissioner Miller seconded the motion. Motion passed unanimously. **Order 301-95.**

**SUBJECT: County Employee Parking**

Ms. Johnson reviewed a memorandum to the Commission from the Parking Committee dated June 6, 1995. Ms. Johnson stated the main issue is whether to implement a pay to park policy or continue the current policy of assigning spaces according to job related need, making the remainder of spaces available on a first come, first serve basis. There are not enough spaces to assign a space to every employee. The Personnel Advisory Committee voted unanimously to recommend that employees not be charged for parking at this time.

In response to questions from Commissioner Stamper, Ms. Johnson replied there are 56 assigned spaces. Five people need assigned spaces. The Wabash lot is used for County owned vehicles which come and go. The Armory and Wabash lots are not available on a first come, first serve basis.

Commissioner Stamper stated the City of Columbia provides parking tags for the Wabash and Armory parking lots, but there is no guarantee there will be a space available on the lots. He does not consider that an assigned space.

Ms. Johnson stated that is true, but there have been no reports of difficulties in locating a space.

Commissioner Stamper stated that may change in response to action being taken by the City of Columbia relative to parking lots. Continuing, Commissioner Stamper asked are the 28 spaces on the Guaranty lot assigned? Will the Johnson parking lot have assigned spaces?

Ms. Johnson replied the 28 spaces on the Guaranty lot are assigned. The Parking Committee has not addressed movement of spaces once the Johnson lot is open. They wanted to address whether employees should pay to park first. Some spaces on the Johnson lot might be assigned, but it will likely have first come, first serve use.

In response to a question from Commissioner Stamper, Ms. Johnson replied the Armory lot costs \$15 per space for 30 spaces; the Wabash lot costs \$150 per month for 10 spaces; and the Clark lot costs \$288 per month for 32 spaces.

In response to a question from Commissioner Stamper, Ms. Johnson replied those receiving assigned spaces are elected officials and department heads, county owned vehicles, and employees who need to come and go, such as juvenile officers. The discussion of the Parking Committee was that the criteria would not be expanded.

Commissioner Miller commented there are very strong feelings about employees not paying for parking. Originally, she was very supportive of employees paying to park because she thought people would prefer to pay to have an assigned space. Questions arose about the logistics and fairness of doing so.

Ms. Johnson commented if you ask an employee if they are willing to pay for a space designated by the committee, they are not. They are willing to pay based on their criteria.

Commissioner Vogt stated there is a lot to be gained from experience. She agrees it is wise to continue using the current criteria and practices. The position can be reevaluated.

Ms. Johnson stated the additional parking spaces should free up parking spaces downtown.

Commissioner Stamper stated this is the only place he has ever worked where employees were not expected to pay for parking and paying did not mean employees were guaranteed a space, only an opportunity to park on a given lot. There is a cost to parking. While the Johnson lot may not cost anything now, someday there will be a \$25,000 bill to resurface the lot. The County is not in a position to provide every employee with a space. If employees are not charged for the courtesy of using a space, it represents a great commitment and tremendous contribution to the employee. There will come a time when employees complain there is no place to park and will be disgruntled. The City oversells their lots by twenty to thirty percent. This is an opportunity for the County to establish a parking utility.

Ms. Johnson replied the City does not charge employees, they oversell excess spaces. There is an ongoing cost for parking and they want to see continued acquisition of lots. There is a cost to maintain any facility. It is not directed at employees. There appears to be no fiscal reason to ask employees to pay for parking. If that changed, their position would likely change as well.

Ms. Noren added one of the concerns was equity. There are costs associated with maintenance of parking lots at the Sheriff's Department, Public Works Department and Juvenile Justice Center.

Commissioner Stamper stated his original proposal was to charge all employees.

Ms. Johnson stated they did not understand the intent was to charge all employees. She does not recall that being stated.

Commissioner Stamper stated that has been his preference all along and asked what happened to the survey?

Ms. Johnson replied it is not finished. It was not developed in a timely manner due to the move to the new building. It was her understanding the Commission wanted a presentation today

At the request of Ms. Johnson, Ms. Noren explained the issue of taxable, non-cash fringe benefits arises when a benefit is provided to some employees and not others. An example is an employee who is allowed to commute in a company car.

Commissioner Miller stated she requested the presentation because she wanted to receive Commissioner Stamper's input before he leaves. Commissioner Miller stated the Johnson lot has three handicap spaces. They can be used, knowing if they are needed they are available.

Ms. Johnson added the Committee realized handicapped spaces were not designated for this building. The City was contacted and they are forthcoming.

Commissioner Vogt reiterated her position that the County needs experience with the new parking configuration. Bookkeeping costs should employees be charged also have to be considered. Also, employees are not charged to use their chairs or desk.

Commissioner Miller stated having gone through the process with the Parking Committee, she come to the same conclusion. She would like to gain experience with the additional spaces and does not want to change the criteria for assigning spaces.

Commissioner Stamper reiterated this is an opportunity to establish a mechanism to use to maintain parking lots and create an investment pool to use to acquire more property. The Commission's colleagues have used employee supported parking to pave, light and improve parking lots. It will never be easy to implement a system for charging employees to park.

Commissioner Miller stated charging employees also represents a pay cut to those who receive free parking now. Commissioner Miller moved that the County Commission of the County of

Boone accept the Personnel Advisory Committee Parking Subcommittee recommendation to leave the current parking policy in place.

Commissioner Vogt seconded the motion.

Commissioner Stamper asked how are spaces assigned?

Commissioner Miller replied as they are now.

Commissioner Stamper stated the people currently parking in the Guaranty lot will want to park on the Johnson lot because it is closer.

Ms. Johnson stated as she said before, not knowing the direction the Commission would take, the Parking Committee did not delve into that issue. As she said earlier, she envisions some spaces on the lot will be assigned, but the majority will be first come, first serve. She does not believe there will be a great change in assigned spaces.

Commissioner Vogt and Commissioner Miller voted in favor of the motion. Commissioner Stamper voted in opposition to the motion. **Order 302-95.**

Commissioner Miller asked Commissioner Stamper what is his preference?

Commissioner Stamper stated he will write a letter on this issue before he leaves to attend the seminar at the Kennedy School of Government.

Commission recessed from 10:35 a.m. to 10:40 a.m.

**SUBJECT: Approve Supply Contract for Rock**

Mr. Patton stated the request for bids was changed this year. There were complaints about perceived unfairness in the purchase of rock. The two agreements, one with Mid-Missouri Limestone and one with Boone Quarries, are now based on geographic areas of the County.

Commissioner Vogt commented while she was on a road tour, she saw some rock from a quarry which was full of clay.

Mr. Patton stated rock which does not meet requirements can be rejected.

Commissioner Miller moved that the County Commission of the County of Boone approve the attached agreements with Mid-Missouri Limestone and Boone Quarries for vendor hauled and bulk supplied rock.

Commissioner Vogt seconded the motion. Motion passed unanimously. **Order 303-95.**

**SUBJECT: Public Notice from US Army Corps of Engineers and Department of Natural Resources Regarding Rocheport Cosmopolitan Club Proposal for Construction of Flood Abatement Structures**

Commissioner Stamper summarized the notice and requested it be posted for the public to view.

**SUBJECT: Reports from Commissioners**

Commissioner Stamper reported in his meeting with Public Works Director Stan Elmore, they discussed whether to proceed with requesting bids for bulk asphalt. He was advised to delay bidding the item until January, 1996 to determine whether to purchase from the bids received or from the City of Columbia bid.

Commissioner Miller reported on a meeting with a SEMA official. Limited funding is available for a new buyout program associated with the current flood.

Commissioner Stamper reported he previously reported the lumber for the Brushwood Lake bridge decking on the MKT Trail had been lost. Mr. Elmore indicates it did not all float away, but the portion remaining is water damaged.

The meeting adjourned at 10:47 a.m.

Attest:

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Don Stamper  
Presiding Commissioner

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Wendy S. Noren  
Clerk of the County Commission

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Karen M. Miller  
District I Commissioner

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Linda Vogt  
District II Commissioner