

TERM OF COMMISSION: June Session of the April Adjourned Term

PLACE OF MEETING: Roger B. Wilson Boone County Government Center  
Commission Chambers

PRESENT WERE: Presiding Commissioner Kenneth M. Pearson  
District I Commissioner Karen M. Miller  
District II Commissioner Skip Elkin  
County Counselor CJ Dykhouse  
Director of Planning & Building Stan Shawver  
Deputy County Clerk Kristina Johnson

The meeting was called to order at 9:30 a.m.

**Health Department**

Kala Gunier from the Health Department was present on behalf of this item.

**1. Abatement for Lot 28 Sharidan Hills Subdivision parcel # (12-204-10-03-001.00 01)  
(first and second reading)**

Ms. Gunier stated she drove by the house this morning and the property remains in the same condition as seen in the photographs.

Commissioner Miller stated the house looks as though it is half finished.

Ms. Gunier stated the house has been in this condition for as long as she can remember. Ms. Gunier stated the Health Department has to abate this house every year.

Commissioner Miller asked if the property owner pays his taxes.

Ms. Gunier stated he does and every year he pays for the abatements as well.

Commissioner Elkin moved on this day the County Commission of the County of Boone does hereby authorize the Presiding Commissioner to sign the attached Finding of Public Nuisance and Order for Abatement of a public nuisance located at Lot 28 Sharidan Hills Subdivision, parcel # (12-204-10-03-001.00 01).

Commissioner Miller seconded the motion.

There was no discussion or public comment.

The motion carried 3 to 0. **Order # 272-2010**

**Planning and Zoning**

**2. Petition submitted by Olivet Christian Church to vacate and re-plat lot 2 of Olivet Christian Church subdivision located at 7201 W Hwy WW, Columbia.**

Mr. Shawver stated Tuesday Planning and Zoning received a request for the vacation of lot 2 of Olivet Christian Church subdivision. Lot 1 is the property that is owned by Michael Morrison. Olivet Christian Church has submitted this petition to vacate because they would like to change the building line. Originally the building line provided a fifty feet border around the church. They have building plans to build on the west side of the church and they want to be within the fifteen feet from the west property line.

As usual when we receive a petition to vacate, we notified all property owners within 500 feet of the proposed plat vacation. The County Commission must conduct a public hearing and determine if the plat vacation will affect the character of the neighborhood, circulation and alignment of the roads within the subdivision; property values within the subdivision including roads, utilities, and services; will not adversely affect the health or safety of any persons possessing real-estate within the subdivision.

The church has notified property owners and the church has participated in outreach in the neighborhood. The Planning and Building Department has not received any comments that would suggest this is not wanted. The lack of public attendance this morning would indicate the neighborhood is in agreement with this proposal.

Commissioner Pearson opened the public hearing over this request.

No one was present on behalf of this item.

Commissioner Pearson closed the public hearing.

Commissioner Miller moved on this day the County Commission of the County of Boone does hereby **approve** the petition by Olivet Christian Church to vacate and authorize the re-plat of lot 2 Olivet Christian Church subdivision located at 7201 W Hwy WW, Columbia.

Said vacation is not to take place until the re-plat is approved.

Commissioner Elkin seconded the motion.

There was no discussion or public comment.

The motion carried 3 to 0. **Order # 273-2010**

**3. Approve a Final Plan for Stauffer Plat 1 Planned Development on 20 acres located at 6521 S. Scott Blvd., Columbia. Grant and Mary Stauffer Revocable Trust, owner.**

Mr. Shawver stated this is the final development plan. The rezoning request had been considered March 30. There is one existing house on the property and they are going to create

two additional plots. The final development plan comes before the Commission for approval. The final development plan allows for the physical changes to take effect. The reason this is coming back to the Commission in this form is because the Planning and Zoning set conditions on this and the County Commission changed one of those conditions. This requires the County Commission to give final approval for the final development plan.

Commissioner Miller inquired if this met all of the County Commission's conditions.

Mr. Shawver stated yes.

Commissioner Elkin asked what the added condition was.

Mr. Shawver stated the Planning and Zoning condition said no woody stemmed vegetation could be removed from the north side of the road and the County Commission added the condition that if any widening of the roadway occurred, this would have to come off the south side of the property.

Commissioner Elkin moved on this day the County Commission of the County of Boone does hereby **approve** the Final Plan for Stauffer Plat 1 Planned Development as submitted by Grant and Mary Stauffer Revocable Trust on 20 acres, more or less, located at 6521 S. Scott Blvd., Columbia.

Commissioner Miller seconded the motion.

There was no discussion or public comment.

The motion carried 3 to 0. **Order # 274-2010**

**4. Approve rezoning 4.14 acres to A-2 (Agriculture) for Donald McKenzie, located at 5240 N. Liddell Ln., Columbia. (approved 3/30/10)**

Mr. Shawver stated this is more of a housekeeping thing than anything else. Commission had a rezoning request from Mr. McKenzie on March 30<sup>th</sup>. The request was to have the original 14.5 acres rezoned but the Commission found the rezoning of the smaller section which included the house on 4.14 acres to be more suitable to rezone than its larger counterpart. This is to formalize the rezoning for a specific acreage which should be 4.14 zoned A-2.

Commissioner Miller moved on this day the County Commission of the County of Boone does hereby **approve** the request of Donald McKenzie to rezone from A-1 (Agriculture) to A-2 (Agriculture) on 4.14 acres, more or less, located at 5240 N. Liddell Ln., Columbia as originally authorized on March 30, 2010 by Commission Order 165-2010.

Commissioner Elkin seconded the motion.

There was no discussion or public comment.

The motion carried 3 to 0. **Order # 275-2010**

**5. Plat Acceptances:**

- **Stauffer Estates. S8-T47N-R13W. A-2P. Grant S. and Mary E. Stauffer Revocable Trust, owner. Jay Gebhardt, surveyor.**
- **Cypress Lake. S19-T49N-R11W. A-1 / A-2. Donald McKenzie, owner. Nathanael E Kohl, surveyor.**
- **Phillipe Road. S1-T49N-R12W. A-2. Brent and Angela Bennett, owners. J. Daniel Brush, surveyor.**

Mr. Shawver stated these are fairly straightforward. Two of these there have already been some discussion this morning. The only thing that is new is the Phillipe Road which is 6.9 acre subdivision an A-2 off of Phillipe Road. These are now ready to be received and accepted by the County Commission.

Commissioner Elkin moved on this day the County Commission of the County of Boone does hereby receive and accept the following subdivision plats and authorize the presiding commissioner to sign them:

Stauffer Estates. S8-T47N-R13W. A-2P. Grant S. and Mary E. Stauffer Revocable Trust, owner. Jay Gebhardt, surveyor.

Cypress Lake. S19-T49N-R11W. A-1 / A-2. Donald McKenzie, owner. Nathanael E Kohl, surveyor.

Phillipe Road. S1-T49N-R12W. A-2. Brent and Angela Bennett, owners. J. Daniel Brush, surveyor.

Commissioner Miller seconded the motion.

There was no discussion or public comment.

The motion carried 3 to 0. **Order # 276-2010**

**Commission**

**6. Budget Amendment for additional design services with Simon Oswald for the Government Center (first reading)**

Commissioner Pearson stated this is for \$825.00 for engineering services. This is for the hinge louvered door on the side of the building. Bob Davidson said that every time they clean out the filters they need to spray and it gets into the room. This will be correcting a situation that is a problem in the original design of the building.

Commissioner Elkin asked if they were going to include the transformers in this.

Commissioner Pearson stated yes that is an alternate. The blind that was designed is part of the alternate. Because there was a different architect the County will have to work with him on that part. There will be two architects then that will need to be coordinated.

Commissioner Pearson stated this is a first reading and requested the Deputy County Clerk to schedule this item for a second reading after the 10 day hold required for budget amendments with an appropriate order for approval.

**7. Contract for additional design services with Simon Oswald for the Government Center (first reading)**

Commissioner Pearson stated this is the actual contract part of the budget amendment above.

Commissioner Pearson stated this is a first reading and requested the Deputy County Clerk to schedule this item for a second reading at the next available commission meeting with an appropriate order for approval.

**8. Board Appointments:**

- **Reappointment of Jean M. Sax to the Energy & Environment Commission (first and second reading)**
- **Reappoint of Kay Callison to the Mental Health Board of Trustees (first and second reading)**
- **Appointment of Jeffrey Scott Perkins to the Mental Health Board of Trustees (first and second reading)**
- **Appointment of Bob Whittet to the Mental Health Board of Trustees (first and second reading)**
- **Appointment of Michael Richards to the Mental Health Board of Trustees (first and second reading)**

Commissioner Miller moved on this day the County Commission of the County of Boone does hereby appoint/ reappoint the following:

<b>Name</b>	<b>Board</b>	<b>Period</b>
Jean M. Sax	Energy & Environment Commission	Effective: 6/1/2010 Expires: 5/31/2013
Kay Callison	Mental Health Board of Trustees	Effective: 6/1/2010 Expires: 6/1/2013
Jeffrey Scott Perkins	Mental Health Board of Trustees	Effective: 6/1/2010 Expires: 5/31/2013
Bob Whittet	Mental Health Board of Trustees	Effective: 6/1/2010 Expires: 6/1/2013

Michael Richards	Mental Health Board of Trustees	Effective 6/1/2010 Expires: 5/31/2013
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Commissioner Elkin seconded the motion.

There was no discussion or public comment.

The motion carried 3 to 0. **Order # 277-2010**

**9. Public Comment**

**10. Commissioner Reports**

Commissioner Elkin stated CATSO met the other day and one of the issues brought forward were shoulders on South Rte K. The cyclists are the main reason for the proposed shoulders. Staff has been asked to look at all those roads and come up with a secondary priority list, on all these lettered routes, for safety improvements. These letter routes are all state roads. This will probably take some time for staff to put this together but this will then be incorporated into the Transportation Improvement Plan. Commissioner Elkin stated he believes that everyone realizes that there are safety issues with these roads and it is more then just Rte K.

Commissioner Miller stated well our community is just a cyclist community and we need to have it addressed. This community is different then a county that does not have the cultural capacity that Boone County has. We are changing to a much more bicycle friendly area.

Commissioner Elkin stated they are going to look at all the state routes in the urban boundary.

Commissioner Pearson stated there is a group that has an annual bicycle ride out through the country in the summer, and when they get out on Rte E it gets really interesting for the cyclists and people driving.

Commissioner Elkin stated the problem is, especially on Rte K, there is a limited driveway, there are all those driveways with culverts, utilities etc. This is bigger then just adding a couple of feet on the side of the road.

Commissioner Miller stated there are enhancement funds available and there will probably be more available from the government. Commissioner Miller stated it is good to get a plan.

The meeting adjourned at 9:57 a.m.

Attest:

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Kenneth M. Pearson  
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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Skip Elkin  
District II Commissioner