

172 -2021

CERTIFIED COPY OF ORDER

STATE OF MISSOURI

County of Boone

} ea.

April Session of the April Adjourned

Term. 20 21

In the County Commission of said county, on the 27th day of April 20 21

the following, among other proceedings, were had, viz:

Now on this day the County Commission of the County of Boone does approve the request by Con-Agg, LLC for a Conditional Use to allow stockpiles of overburden associated with the adjacent quarry on 14-acres located at 2201 W. Williams Road, Sturgeon, subject to the following conditions:

- 1) That a screening plan be submitted to the Director of Resource Management that screens the property to the west and south, limiting any visual impact of this activity.
- 2) That the use of this property be limited to the identified use as an overburden storage area. Any modification of that use will require a new conditional use permit.
- 3) That a 50' setback from property lines for storage of overburden material be established along the west and south.

Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon

Brianna L. Lennon
Clerk of the County Commission

Daniel K. Atwill

Daniel K. Atwill
Presiding Commissioner

Justin Aldred

Justin Aldred
District I Commissioner

Janet M. Thompson

Janet M. Thompson
District II Commissioner

173-2021

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April Session of the April Adjourned

Term. 20 21

County of Boone

In the County Commission of said county, on the

27th

day of

April

20 21

the following, among other proceedings, were had, viz:

Now on this day the County Commission of the County of Boone does approve the request by T-Vine Enterprises to rezone 1.5 acres of Agriculture, zoned A-2 and 2.6 acres of Two-Family Residential, zoned R-D, to Planned Two-Family Residential R-DP located at 4650 E. Ketterer Road.

AND

Now on this day the Boone County Commission does approve the request by T-Vine Enterprises for a Review Plan for *Settlers Ridge Plat 5*, located at 4650 E. Ketterer Rd, with the following conditions.

- 1) The triggered improvements to Ketterer Rd and the intersection of Route B & Ketterer Road are to be completed or bonded prior to submission of the Final Plan and Final Plat.

Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon

Brianna L. Lennon
Clerk of the County Commission

Daniel K. Atwill

Daniel K. Atwill
Presiding Commissioner

Justin Aldred

Justin Aldred
District I Commissioner

Janet M. Thompson

Janet M. Thompson
District II Commissioner

174-2021

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April Session of the April Adjourned

Term. 20 21

County of Boone

In the County Commission of said county, on the

27th

day of

April

20 21

the following, among other proceedings, were had, viz:

Now on this day the County Commission of the County of Boone does approve the request by Danny Hill for a Revised Review Plan for Lot 4, Concorde South Plat 2, on 1.82 located at 4775 E. Meyer Industrial Drive.

Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission

Daniel K. Atwill

Daniel K. Atwill
Presiding Commissioner

Justin Aldred

Justin Aldred
District I Commissioner

Janet M. Thompson

Janet M. Thompson
District II Commissioner

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April Session of the April Adjourned

Term. 20 21

In the County Commission of said county, on the 27th day of April 20 21
the following, among other proceedings, were had, viz:

Now on this day the County Commission of the County of Boone does approve the request by James Pounds for a Final Plan for Pounds A-2P Final Plan on 19.20 acres located at 5449 S. Ben Williams Road.

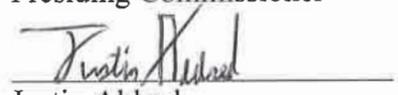
Done this 27th day of April 2021.

ATTEST:

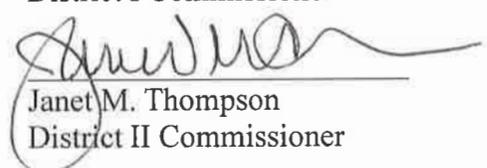
Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission



Daniel K. Atwill
Presiding Commissioner



Justin Aldred
District I Commissioner



Janet M. Thompson
District II Commissioner

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April Session of the April Adjourned

Term. 20 21

County of Boone

In the County Commission of said county, on the

27th

day of

April

20 21

the following, among other proceedings, were had, viz:

Now on this day the County Commission of the County of Boone does approve the request by Capital Land Investments for a Final Plan for Club Car Wash Headquarters on 7.89 acres at 1591 E. Prathersville Road.

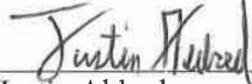
Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission



Daniel K. Atwill
Presiding Commissioner



Justin Aldred
District I Commissioner



Janet M. Thompson
District II Commissioner

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April Session of the April Adjourned

Term. 20 21

In the County Commission of said county, on the 27th day of April 20 21
the following, among other proceedings, were had, viz:

Now on this day the County Commission of the County of Boone does receive and accept the following subdivision plats and authorizes the presiding commissioner to sign them:

1. Central Bridge Subdivision Plat 2. S19-T49N-R12W. M-LP. Capital Land Investment LLC, owner. David Borden, surveyor.
2. Ben Williams Corner. S01-T47N-R12W, A-2P. James & Martina Pounds, owners. Kevin Schweikert, surveyor.
3. Windy Ridge. S24-T46N-R13W. A-2. Roger & Kathy Kliethermes, owners. Ronald Kliethermes, surveyor.

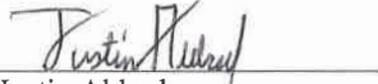
Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission



Daniel K. Atwill
Presiding Commissioner



Justin Aldred
District I Commissioner



Janet M. Thompson
District II Commissioner

Staff Report for County Commission
RE: P&Z Agenda Items
April 27, 2021

**Con-Agg Companies LLC on behalf of Mertens Construction –
Conditional Use Permit**

The Planning and Zoning Commission reviewed this request at its April 15, 2021 meeting and voted to recommend approval on a unanimous vote. The minutes of that meeting and the Boone County Zoning and Subdivision Regulations are entered into the record of this meeting.

The property is located on Williams Road adjacent to the Riggs quarry operated by Con-Agg Companies. The 14-acre property is located about 2 ½ miles the west of U.S. Highway 63. The conditional use permit for the adjacent quarry operation was most recently issued in 1999, but the quarry appears to have been in operation prior to 1973. The property is zoned A-2 (Agriculture) and is surrounded by A-2 zoning. This is all original 1973 zoning.

The applicant is requesting a conditional use permit to expand an existing quarry site by adding the subject property to the quarry area. This site will be used for overburden stockpiling. Staff notified 6 property owners about this request. The property scored 28 points on the point rating system.

The following criteria are the standards for approval of a conditional use permit, followed by staff analysis of how this application may meet those standards. Staff analysis of the request is based upon the application and public comments received following notification of the surrounding property owners.

(a) The establishment, maintenance or operation of a conditional use permit will not be detrimental to or endanger the public health, safety, comfort or general welfare.

If operated in conformance with existing county and state regulations, the use should comply with this criterion.

(b) The conditional use permit will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted by these regulations.

This conditional use permit allows for expansion of the overburden storage area on the adjacent property. It does not modify the existing conditional use permit for the quarry. Screening to limit the visual impact of this activity on adjacent properties is recommended as a condition to ensure the proposed conditional use will not be injurious to the use and enjoyment of other properties in the vicinity.

(c) The conditional use permit will not substantially diminish or impair property values of existing properties in the neighborhood.

The use of this site is an activity that is already occurring on the primary quarry site to the east. Screening to limit the visual impact of this activity on adjacent properties is recommended as a condition to ensure the proposed conditional use will not be injurious to the value of other properties in the vicinity.

(d) All necessary facilities will be available, including, but not limited to, utilities, roads, road access, and drainage.

The subject property is located on Williams Road, a publicly maintained roadway. All necessary facilities will be available as they are for the adjacent quarry conditional use permit.

(e) The establishment of a conditional use permit will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the zoning district.

The use of this property, to store overburden, is subordinate to the existing quarry. The quarry is a longstanding feature and helps to define the character of this area. The addition of the use proposed by this CUP, as conditioned, will not impede the normal and orderly development in the area.

(f) The establishment of a conditional use permit will not hinder the flow of traffic or result in traffic congestion on the public streets. This will include the provision of points of access to the subject property.

The use of this site for overburden storage should not have any measurable impact to traffic. Access to the site will be from the haul road internal to the quarry. A connection to Williams Road is not proposed.

(g) The conditional use permit shall in all other respects conform to the applicable regulations of the zoning district in which it is located. The County Commission shall find that there is a public necessity for the conditional use permit.

The proposal conforms to other applicable regulations of the A-2 zoning district.

Zoning Analysis: The applicant is requesting a conditional use permit to provide a supporting use for the conditional use permit on the adjacent quarry property. While the proposed activity is itself not particularly offensive, visual screening to limit its impacts is appropriate in maintaining the existing character of the area.

Staff recommended approval of the conditional use permit with the following conditions:

- 1) That a screening plan be submitted to the Director of Resource Management that screens the property to the west and south, limiting any visual impact of this activity.
- 2) That the use of this property be limited to the identified use as an overburden storage area. Any modification of that use will require a new conditional use permit.
- 3) That a 50' setback from property lines for storage of overburden material be established along the west and south.

T-Vine Enterprises – rezone and review plan

The Planning and Zoning Commission reviewed this request at its April 15, 2021 meeting and voted to recommend approval on a unanimous vote. The property is located at the end of Glen Meadows Drive, just south of Ketterer

Road. The 4.45-acre property is split-zoned R-D (Residential-Duplex) and A-2 (Agriculture). Adjacent zoning is as follows:

- South: R-MP (Planned Residential Multi-Family), R-DP (Planned Residential-Two-Family), and R-S (Residential Single-Family)
- West and North: A-2
- East: A-2
- The A-2 to the east is designated as R-SP on the current Review Plan, but the final plan has yet to be filed.

This request is to rezone the property to R-DP (Planned Two-Family Residential), create 21 lots, and extend Glen Meadows Drive to Ketterer Road.

The property scored 71 points on the rating system.

The Master Plan designates this property as suitable for agriculture and rural residential land use. The sufficiency of resources test was used to analyze this request.

Utilities: Public Water Supply District 4 provides water service. The City of Columbia provides sanitary sewer service. The property is under an annexation agreement. The agreement dictates conditions under which sewer service will be provided to the property. Boone Electric provides power.

Transportation: A traffic impact analysis was completed in 2000 which, identified several offsite road improvements. Those improvements were linked to a development phasing plan so that construction of the improvements would occur concurrently with the phase of the development that created the impact that was being mitigated.

Public Safety Services: The property is approximately 1.5 miles from the Boone County Fire station on Route HH. The water lines in the development will provide the necessary fire flows.

Zoning Analysis:

This phase of Settlers Ridge completes the connection of Glen Meadows Drive to Ketterer Road. That road connection enhances the transportation network. Scheduled improvements identified in the traffic impact analysis and triggered by this phase will mitigate traffic impacts attributed to this development. The triggered road improvements that are associated with this

phase of the development include construction of an extended right turn lane at the Northeast corner of Route B and Ketterer Road and improvement of Ketterer Road between North Browns Station Road & Route B to a Major Collector standard with shoulders.

Staff recommended approval of the rezoning request.

Staff recommends approval of the review plan with the following conditions:

- 1) The triggered improvements to Ketterer Rd and the intersection of Route B & Ketterer Road are to be completed or bonded prior to submission of the Final Plan and Final Plat.

Danny Hill- revise a previously approved Review Plan

The Planning and Zoning Commission reviewed this request at its April 15, 2021 meeting and voted to recommend approval on a unanimous vote. The 1.82-acre property is located approximately 1/4 mile south of Columbia, on Meyer Industrial Drive. The property is zoned M-GP (Planned General Industrial). There is M-LP (Planned Light Industrial) & M-L zoning to the north, with M-GP zoning to the east, south and west. The M-LP was rezoned in 2012. The M-GP was also rezoned in 2012. The existing review plan was approved in December of 2017. The property is currently vacant.

The applicants are requesting a revision to the current M-GP plan for a sports training/recreation facility. The new proposal is for a substantially smaller building with office and warehouse uses for Elite Orthopedics.

The Boone County Master Plan identifies this area as being suitable for residential land uses. The sufficiency of resources test was used to analyze this request.

Utilities: The subject property is in Consolidated Public Water Service District #1, the Boone County Regional Sewer District, the Boone Electric Cooperative service area, and the Boone County Fire Protection District.

Transportation: The property has direct access to Meyer Industrial Drive, a publicly maintained roadway.

Public Safety: The property is in the Boone County Fire Protection District, with the station on Tom Bass Road being closest for service.

Zoning Analysis: This revision of the previously approved plan is appropriate. The allowed use list is reasonable and limited to office and warehouse uses, consistent with the overall area. The proposal meets the requirements of a revised review plan and the desired use compatible with the character of the area.

The property scored 83 points on the rating system.

Staff recommended **approval** of the revised review plan.

James Pounds - Final Development Plan

The Planning and Zoning Commission reviewed this request at its April 15, 2021 meeting and voted to recommend approval on a unanimous vote. The property is located at the northwest corner of the intersection of Ben Williams Road and Bass Lane. The parent property is 29.2 acres in size and zoned A-1(Agriculture). The applicant sought a rezoning from A-1(Agriculture) to A-2(Agriculture) in December of 2020 and that request was denied by the Planning & Zoning Commission and the County Commission. The property is surrounded by A-1 zoning, except for a 3.01-acre lot that was rezoned to A-2(Agriculture) in December of 1980.

A rezoning request and review plan were approved by the Boone County Commission under Order 130-2021 in March of 2021. The commission order granted the applicants request to rezone this property to A-2P and approved a Review Plan which would allow subdivision of the property into two lots. The plan shows one lot at 9.16 acres and the other at 8.18 acres.

There were **no** conditions placed on the approval of the review plan.

The Boone County Zoning Ordinance, Section 6.2.14 states that the Commission shall approve a Final Development Plan when it is satisfied the following criteria:

- All required information is accurately portrayed on the Plan
- The Final Plan conforms to the approved Review Plan

- The Final Plan demonstrates compliance with all conditions, if any, which the County Commission may have imposed on the Final Plan

After reviewing the submitted Final Plan, staff confirms that the plan accurately displays all required information and conforms to the approved Review Plan.

Staff recommended **approval** of the final plan.

Capital Land Investments - Final Development Plan

The Planning and Zoning Commission reviewed this request at its April 15, 2021 meeting and voted to recommend approval on a unanimous vote. The property is located on Prathersville Road, between Prathersville's intersections with Highway 63 and Rangeline/Highway 763. The 7.89-acre property is zoned M-LP (Planned Light Industrial). The M-LP zoning was approved in 1995 by County Commission under order 233-95.

Adjacent zoning is as follows:

- West: M-LP
- East, North, and South: R-M
- Southeast: C-G
- South of Prathersville Road: M-L

The property scored 83 points on the point rating system.

A Revised M-LP Review Plan was approved on this property in March of 2021 under Commission Order 131-2021. That commission order also included the two following conditions:

- 1) That exterior storage be struck from the list of approved uses.
- 2) That the landscaped buffer described will be installed prior to the final inspection of the proposed building or within one year of issuance of the land disturbance permit, whichever occurs later.

The Zoning Regulations state that the Commission shall approve a Final Development Plan when it is satisfied that:

- All required information is accurately portrayed on the plan
- The Final Plan conforms to the approved review plan

- The Final Plan demonstrates compliance with all conditions, which the County Commission may have imposed on the Review Plan.

Staff has reviewed the final plan. All information is accurately portrayed on the plan and conforms with the approved review plan. The first condition has been met by striking the exterior storage use. The second condition remains, as it is depending on development activity on the site. Site development will be required to include action to meet the requirements of the second condition.

The conditions set by the review plan approval are either met or will be met as part of the development process.

Staff recommended approval of the final plan with the following condition:

- 1) That the landscaped buffer described will be installed prior to the final inspection of the proposed building or within one year of issuance of the land disturbance permit, whichever occurs later.

Plats

At its April 15 meeting, the Planning and Zoning Commission approved the plats of *Central Bridge Subdivision Plat 2, Ben Williams Corner, Windy Ridge, and Settlers Ridge Plat 5* by consent. I ask that you waive the reading of the staff reports and authorize the clerk to insert the them into the meeting minutes.

Central Bridge Subdivision Plat 2

The subject property is located on Prathersville Road, between Prathersville's intersections with Highway 63 and Rangeline/Highway 763, approximately 400 feet from the city limits of Columbia. The property is 7.89 acres in size and zoned M-LP (Planned Light Industrial). This property was rezoned from R-M (Residential Moderate-Density) to M-LP in two stages, with the eastern portion filing a review plan in 1993, and the western portion added under a revised review plan in 1995. The M-LP zoning from 1995 was finalized by the County Commission under order 233-95. There is M-LP zoning to the west, R-M zoning to the east, north, and south, C-G (General Commercial) zoning to the southeast, and M-L (Light Industrial) zoning on the south side of Prathersville Road. The M-LP to the west was

created in 2003, the C-G was rezoned in 2018, and the M-L and R-M are original 1973 zonings.

The property scored 83 points on the point rating system.

This proposal consolidates the site into a single platted lot from pieces of two older survey tracts.

The property has direct access on to Prathersville Road, a publicly maintained roadway. The applicant has submitted a request to waive the traffic study requirement.

The property is in the Columbia Water & Light service area, the Boone Electric service area, and the Boone County Fire Protection District.

The property is served with central sewer by the Boone County Regional Sewer District.

Staff recommended **Approval and granting of waivers.**

Ben Williams Corner

The subject property located at the northwest corner of the intersection of Ben Williams Road and Bass Lane, approximately 2 miles to the east of the city limits of Columbia. The proposal divides two lots from the parent parcel. The 10.00 acres remainder will be divided by administrative survey recorded concurrently. There is currently a single-family dwelling and inground pool located on the remainder of the parent tract. This property has a proposed zoning change from A-1 (Agriculture) to A-2P (Planned Urban Agriculture) and is surrounded by A-1 zoning.

The subject property has direct access on Ben Williams Rd and Bass Ln, both publicly maintained roadways. The applicant has submitted a request to waive the traffic study requirement.

The property is located in Public Water Service District #9, the Boone Electric Cooperative service area, and the Boone County Fire Protection District.

Any residential development on this site will require the installation of an on-site wastewater treatment system under permit with the Columbia/Boone County Health Department. The applicant has submitted a request to waive the wastewater cost-benefit analysis.

The property scored 38 points on the rating system.

Staff recommended **approval** of the plat and granting the requested waivers.

Windy Ridge

The subject property is located on Route M approximately 4 miles southwest of the city limits of Ashland. This proposal divides 6.13 acres from the parent parcel onto Lot 1, and the remainder is 20.28 acres. There is a house on Lot 1 and an accessory structure present. The property is zoned A-2 (Agriculture) and is surrounded by A-2 zoning. This is all original 1973 zoning.

The subject property has direct access on to Route M, publicly maintained roadway. The applicant has submitted a request to waive the traffic study requirement.

The property is in Consolidated Water District #1, the Boone Electric Cooperative service area, and the Southern Boone County Fire Protection District.

Lot 1 has a previously developed on-site wastewater system, as permitted by the Columbia/Boone County Health Department at the time of original construction. The applicant has submitted a request to waive the wastewater cost-benefit analysis.

The property scored 33 points on the rating system.

Staff recommended **approval** of the plat and granting the requested waivers.

Settlers Ridge Plat 5 Preliminary Plat (report only)

The subject property is located at the end of Glen Meadows Drive, just south of Ketterer Road. The property is 4.45 acres of a 75.93-acre parent parcel.

The subject property is split-zoned R-D (Residential-Duplex) to the east, and A-2 (Agriculture) to the west. There is R-MP (Planned Residential Multi-Family), R-DP (Planned Residential-Duplex), and R-S (Residential Single-Family) to the south, A-2 to the west and north, and A-2 to the east. The A-2 to the east is proposed as R-SP, but the final plan has yet to be filed for this site.

This plat proposes 21 lots and extends Glen Meadows Drive to Ketterer Road.

The property scored 71 points on the rating system.

Utilities:

- Public Water Supply District 4 provides water service.
- City of Columbia provides sewer A revised annexation agreement was executed on November 25, 2011. The agreement dictates conditions under which sewer service will be provided to the property. Boone Electric will provide power.

Transportation: A traffic impact analysis was completed in 2000, which identified several offsite road improvements. Those improvements were linked to a development phasing plan so that construction of the improvements would occur concurrently with the phase of the development that created the impact that was being mitigated.

Public Safety Services: The property is approximately 1.5 miles from the Boone County Fire station on Route HH. The water lines in the development will provide the necessary fire flows.

This phase of Settlers Ridge completes the connection of Glen Meadows Drive to Ketterer Road. That road connection enhances the transportation network. Scheduled improvements, identified in the traffic impact analysis and triggered by this phase, mitigate traffic impacts attributed to this development. The triggered road improvements that are associated with this phase of the development are to construct an extended right turn lane at the Northeast corner of Route B and Ketterer Road and improve Ketterer Road between North Browns Station Road & Route B to a Major Collector standard with shoulders.

Staff recommended approval of the preliminary plat with the following conditions:

- 1) The triggered improvements to Ketterer Rd and the intersection of Route B & Ketterer Road are to be completed or bonded prior to submission of the Final Plan and Final Plat.

CERTIFIED COPY OF ORDER

STATE OF MISSOURI }
County of Boone } ea.

April Session of the April Adjourned

Term. 20 21

In the County Commission of said county, on the 27th day of April 20 21

the following, among other proceedings, were had, viz:

Now on this day, the County Commission of the County of Boone does hereby approve the Request for Proposal 32-14JUN19 - Security Window Film which closed on June 14, 2019. Three proposal responses were received. The evaluation committee recommends award to Ultimate Security Window Armor Film, LLC for offering the best solution for Boone County per their attached evaluation report.

Contract total is \$29,228.08 will be paid from Department 1190 – General Fund Non-Departmental, Account 91200 - Buildings and Improvements.

Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission

Daniel K. Atwill
Daniel K. Atwill
Presiding Commissioner

Justin Aldred
Justin Aldred
District I Commissioner

Jane M. Thompson
Jane M. Thompson
District II Commissioner

Boone County Purchasing

Melinda Bobbitt, CPPO, CPPB
Director of Purchasing



613 E. Ash St., Room 110
Columbia, MO 65201
Phone: (573) 886-4391
Fax: (573) 886-4390

MEMORANDUM

TO: Boone County Commission
FROM: Melinda Bobbitt, CPPO, CPPB
DATE: April 28, 2021
RE: RFP Award Recommendation: *32-14JUN19 - Security Window Film*

Request for Proposal *32-14JUN19 - Security Window Film* closed on June 14, 2019. Three proposal responses were received.

The evaluation committee consisted of the following:

Jenna Redel, Director of Human Resources
Angela Wehmeyer, Risk Management Specialist, Human Resources
Doug Coley, Director of Facilities Maintenance

The evaluation committee recommends award to Ultimate Security Window Armor Film, LLC for offering the best solution for Boone County per their attached evaluation report.

Contract total is \$29,228.08 will be paid from department 1190 - GF Non-Departmental, account 91200 - Buildings and Improvements.

The delay in awarding this RFP is due to the security upgrades being planned for the first floor of the Government Center. We wanted to ensure that we were coordinating the two projects and there was no duplication of window film.

ATT: Evaluation Report

cc: Proposal File

Evaluation Report for Request for Proposal

32-14JUN19 – Security Window Film

OFFEROR #1: Ultimate Security Window Armor Film, LLC

It has been determined that **Ultimate Security Window Armor Film, LLC** has submitted a **responsive** RFP response meeting the requirements set forth in the original Request for Proposal.

It has been determined that **Ultimate Security Window Armor Film, LLC** has submitted a **non-responsive** proposal.

Proposed for Windows: Avery Dennison, SafetyZone, 8 MIL Clear with DOW995 structural adhesive.

Proposed for Doors: Avery Dennison, SafetyZone 9 MIL Clear with DOW995 structural adhesive

\$13,062.99

Experience, Expertise and Reliability of Offeror

Strengths:

- Local public entity references provided including Columbia Public Schools, University of MO-Columbia, and Ashland Police Department

Concerns:

Method of Performance

Strengths:

Concerns:

- Mention a deposit on their Response Form. We typically pay net30 after completion of the project and receipt of the invoice per paragraph 3.6 of our RFP.
 - Acceptable per Clarification #1 as long as we reimburse for any film that has been ordered and cut.

- What does the 32 mil look like over the Assessor's glass? Is it noticeable....does it make it hazy? Can you provide an example?
 - Some distortion per clarification #1 response.
- What do the proposed changes to the window frame from wood to aluminum look like? Can you provide an example?
 - They have pieces of trim that match the current door knobs that can be provided in brushed satin or powder coated to a beige or oak to match the doors more closely (clarification #1 response).
- If we opted for doorframe Option 2 and Option 3 on page 5 of the response for \$2,886 (approximately 17 doors have additional trim on wrong side), is the \$40 per door charge in addition to the \$2,886 or do we have to remove the permanent trim to do option #2?
 - The \$40 per door is not included in the \$2,886. The permanent trim has to be removed to do Option #2 (clarification #1 response).
- Provide a more thorough explanation on the outcome difference between Door Option #2 and Door Option #3?
 - With option #2, a $\frac{1}{4}$ x $\frac{3}{4}$ square piece of tubing is added to the frame. With Option #3, structural strength is added by epoxying and screwing an L piece to the frame first, then screwing a $\frac{1}{4}$ x $\frac{3}{4}$ piece of tubing to that L piece (clarification #1 response).

OFFEROR #2: Midwest Glass Tinters

X It has been determined that **Midwest Glass Tinters** has submitted a **responsive** RFP response meeting the requirements set forth in the original Request for Proposal.

It has been determined that **Midwest Glass Tinters** has submitted a **non-responsive** proposal.

Proposed for Windows: Avery Dennison / HanitaTek 8 mil with DOW 995

Proposed for Doors: StrongGlass Riot Glass

\$48,500

Note: their recommendation is riot glass since it will provide up to 30 minutes for response time vs. Hanity/Avery 8 mil provides 15-30 seconds.

Experience, Expertise and Reliability of Offeror

Strengths:

- Been in business since 1979
- Have installed security film on nearly 1,000 schools since 2012.
- Provided references for four school district in Missouri.

Concerns:

- Did not return E-Verify documents
- Did not return Debarment Certification

Method of Performance

Strengths:

Concerns:

- When extending their numbers proposed on an Excel spreadsheet, the total was \$46,478.00, not \$48,500.00.
- The proposed solution is out of budget for the County.

OFFEROR #3: Midwest Glass Tinters

It has been determined that **Midwest Glass Tinters** has submitted a **responsive** RFP response meeting the requirements set forth in the original Request for Proposal.

It has been determined that **Midwest Glass Tinters** has submitted a **non-responsive** proposal.

Proposed for Windows: Avery Dennison / HanitaTek 8 mil with DOW 995

Proposed for Doors: Avery Dennison / HanitaTek 8 mil with DOW 995

\$13,993

Experience, Expertise and Reliability of Offeror

Strengths:

- Been in business since 1979
- Have installed security film on nearly 1,000 schools since 2012.
- Provided references for four school districts in Missouri.

Concerns:

- Did not return E-Verify documents
- Did not return Debarment Certification

Method of Performance

Strengths:

Concerns:

- When extending their numbers proposed on an Excel spreadsheet, the total was \$13,680.00, not \$13,993.00.
 - Yes, per clarification #1 response
- Midwest Tinters does not recommend this solution. On page 4, they mention that they can add a different attachment on the doors for about \$6,000. Provide detail on what is included and the proposed benefit for the \$6,000 in item 5.7. With that \$6,000 addition, does that change their recommendation?
 - Provided detail per clarification #1 but still consider it to be low quality.

SUMMARY:

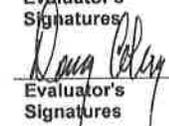
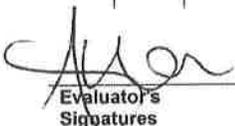
The evaluation committee members consisted of Doug Coley, Director of Facilities Maintenance, Jenna Redel, Director of Human Resources, and Angela Wehmeyer, Risk Management Specialist, Human Resources.

The initial committee review meeting was held June 24, 2019. It was decided at this meeting to send a clarification to each of the Offerors. The committee met on July 18, 2019 to review the clarifications.

The committee decided to not move forward with evaluation of Midwest Tinters. Their pricing is higher for the window film. Their alternative solution was not within budget.

The evaluation committee briefed the County Commissioners on August 6, 2019 on the pictures of Ultimate Security's solution to see if the County Commission wanted to move forward with recommendation for award to Ultimate Security Window Armor Film, LLC. They agreed as long as the award does not exceed \$20,000.00.

Recommendation for Award: Ultimate Security for offering the lowest and best solution for Boone County.

	8/23/19	Jenna Redel	Director	Human Resources
Evaluator's Signatures	Date	Evaluator Printed Name	Title	Dept.
	8/23/2019	Doug Coley	Director	Facilities Maintenance
Evaluator's Signatures	Date	Evaluator Printed Name	Title	Dept.
	8/23/2019	Angela Wehmeyer	Risk Management Specialist	Human Resources
Evaluator's Signatures	Date	Evaluator Printed Name	Title	Dept.

**PURCHASE AGREEMENT
FOR
SECURITY WINDOW FILM**

THIS AGREEMENT dated the 27th day of April 2021 is made between Boone County, Missouri, a political subdivision of the State of Missouri through the Boone County Commission, herein "County" and **Ultimate Security Window Armor Film, LLC** herein "Contractor" or "Service Provider."

IN CONSIDERATION of the parties' performance of the respective obligations contained herein, the parties agree as follows:

1. Contract Documents - This agreement shall consist of this Purchase Agreement for the furnishing, delivery, and installation of **Security Window Film**, County of Boone Request for Proposal number **32-14JUN19** in its entirety including the Instructions and General Conditions, Introduction and General Information, Scope of Services, Response to Proposal, the un-executed Response and Pricing Pages, Certification Regarding Debarment, Work Authorization Certification, Boone County Standard Terms and Conditions, Addendums #1, #2, #3, Clarification #1, quote to reinforce door handles, as well as the Contractor's proposal response dated **June 5, 2019**, executed by **Nanette Bradbury** with Clarification response and attached Contractor Requirements on behalf of the Contractor. All such documents shall constitute the contract documents, which are attached hereto and incorporated herein by reference. Service or product data, specification and literature submitted with the proposal response may be permanently maintained in the County Purchasing Office proposal file for this RFP if not attached. In the event of conflict between any of the foregoing documents, this Purchase Agreement, the Request for Proposal in its entirety with addendums shall prevail and control over the Contractor's proposal response.

2. Purchase - The County agrees to purchase from the Contractor and the Contractor agrees to supply the County with the following Security Window Film and services. All service and material shall be provided as required in the proposal specifications and in conformity with the contract documents for the prices set forth in the Contractor's proposal response.

The price below is firm and fixed, and shall include furnishing all labor, transportation, materials, equipment including rental equipment, supplies and permit fees necessary to perform **Security Window Film** as described herein. No other costs shall be paid by the County. Pricing shall be **FOB Destination Freight Prepaid and Allowed** (all freight, transportation and insurance costs shall be included in the price).

Department	Description	Extended Cost
Conference Room 122	1 door & 2 side lights	\$829.74
Collector Room 118	2 doors	\$1,375.44
Assessor Room 143	2 doors	\$1,375.44
Recorder of Deeds Room 132	2 doors & 6 side lights	\$2,075.32
County Clerk Room 236	4 doors & 16 side lights	\$4,657.78
Conference Room 223	2 doors	\$1,350.42
Conference Room 245	1 door & 8 side lights	\$1,402.84
Conference Room 243	1 door & 1 side light	\$831.19
Conference Room 242	1 side light	\$159.77
Treasurer, Room 205	2 doors & 4 side lights	\$1,983.60

Legal Counsel, Room 211	1 door & 10 side lights	\$1,758.58			
Conference Room 214	2 doors	\$1,375.44			
Information Technology, Room 220	2 doors	\$1,375.44			
Auditor, Room 304	1 doors & 2 side lights	\$963.78			
Conference Room 306	1 door & 4 side lights	\$1,226.10			
Resource Management Conference Room 332	1 door & 4 side lights	\$1,210.64			
Resource Management, Room 315	2 doors & 4 side lights	\$1,892.22			
Commission Conference room 338	1 side light	\$141.81			
Commission, Room 333	2 doors	\$1,357.42			
Conference Room 301 (outside of doors)	2 doors	\$1,342.33			
Commission Chambers, Room 110	2 doors	\$126.20			
TOTAL				\$29,228.08	
Manufacturer & Model for windows	Avery Dennison, Safety Zone 8 MIL Clear with Dow 995 Structural adhesive				
Manufacturer & Model for doors	Avery Dennison, Safety Zone 8 MIL Clear with Dow 995 Structural adhesive				
Metal on Bars on Doors					Painted Blue
Finish:					Nickel

3. Delivery and Project Completion— For furnishing, delivery, and installation, contractor agrees to begin project on a date and time to be determined between contractor and County, not to exceed 90 calendar days from contract award or other date mutually agreed to between contractor and County. Project shall be complete within 75 calendar days following agreed upon start date or other completion date mutually agreed to between contractor and County. All deliveries shall be FOB destination.

4. Billing and Payment - All billing shall be invoiced to the Boone County Facilities Maintenance Department. Billings may only include the prices listed in the Contractor's proposal response. No additional fees for delivery or extra services or taxes shall be included as additional charges in excess of the charges in the Contractor's proposal response to the specifications. The County agrees to pay all correct monthly invoices within thirty (30) calendar days of receipt; the Contractor agrees to honor any cash or prompt payment discounts offered in its bid response if the County makes payment as provided therein. In the event of a billing dispute, the County reserves the right to withhold payment on the disputed amount; in the event the billing dispute is resolved in favor of the Contractor, the County agrees to pay interest at a rate of 9% per annum on disputed amounts withheld commencing from the last date that payment was due.

5. Binding Effect - This agreement shall be binding upon the parties hereto and their successors and assigns for so long as this agreement remains in full force and effect.

6. Entire Agreement - This agreement constitutes the entire agreement between the parties and supersedes any prior negotiations, written or verbal, and any other bid or bid specification or contractual agreement. This agreement may only be amended in writing by the Boone County Purchasing Office on behalf of the County using the same formality as this agreement.

7. **Termination** - This agreement may be terminated by the County upon thirty calendar days advance written notice for any of the following reasons or under any of the following circumstances:

- a. The County may terminate this agreement due to material breach of any term or condition of this agreement, or
- b. The County may terminate this agreement if in the opinion of the Boone County Commission if delivery of products are delayed or products delivered are not in conformity with bidding specifications or variances authorized by County, or
- c. If appropriations are not made available and budgeted for any calendar year.

IN WITNESS WHEREOF the parties through their duly authorized representatives have executed this agreement on the day and year first above written.

**ULTIMATE SECURITY WINDOW ARMOR
FILM, LLC**

BOONE COUNTY, MISSOURI

DocuSigned by:
Nanette Bradbury
by _____
C64BCD437CE1484...

by: Boone County Commission

Partner
title _____

DocuSigned by:
Daniel K. Atwill

B44B9340E0E4EB...
Presiding Commissioner

APPROVED AS TO FORM:

ATTEST:

DocuSigned by:
[Signature]

7D71DEAE89D74DD...
County Counselor

DocuSigned by:
Brianna L. Lennon

D267E2428EB948C...
County Clerk

AUDITOR CERTIFICATION

In accordance with RSMo 50.660, I hereby certify that a sufficient unencumbered appropriation balance exists and is available to satisfy the obligation(s) arising from this contract. (Note: Certification is not required if the terms of this contract do not create a measurable county obligation at this time.)

DocuSigned by: <i>[Signature]</i> _____ 1147B4E3F1C847D...	4/19/2021	1190-91200: \$29,228.08
Signature	Date	Appropriation Account

179 -2021

CERTIFIED COPY OF ORDER

STATE OF MISSOURI }
County of Boone } ea.

April Session of the April Adjourned

Term. 20 21

In the County Commission of said county, on the 27th day of April 20 21

the following, among other proceedings, were had, viz:

Now on this day, the County Commission of the County of Boone does hereby approve the 09-12APR21- Pavement Marking – Term & Supply which opened on April 12, 2021. Two (2) bids were received. Resource Management recommends award by low bid to America’s Parking Remarketing, Inc.

This is a term and supply contract and will be paid from Department 2041 – Infrastructure Preservation/Rehab, Account 71100 – Outside Services.

Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission

Daniel K. Atwill
Daniel K. Atwill
Presiding Commissioner

Justin Aldred
Justin Aldred
District I Commissioner

Janet M. Thompson
Janet M. Thompson
District II Commissioner

Boone County Purchasing

Robert Wilson
Buyer



613 E. Ash Street, Room 111
Columbia, MO 65201
Phone: (573) 886-4393
Fax: (573) 886-4390

MEMORANDUM

TO: Boone County Commission
FROM: Robert Wilson
DATE: April 28, 2021
RE: 09-12APR21- Pavement Marking – Term & Supply

09-12APR21- Pavement Marking – Term & Supply opened on April 12, 2021. Two (2) bids were received. Resource Management recommends award by low bid to America's Parking Remarketing, Inc.

This is a term and supply contract and will be paid from department 2041 – Infrastructure Preservation/Rehab, account 71100 – Outside Services.

att: Bid Tab

cc: Dan Haid, Resource Management

Bid File

**PURCHASE AGREEMENT
FOR
PAVEMENT MARKING TERM AND SUPPLY**

THIS AGREEMENT dated the 27th day of April 2021 is made between Boone County, Missouri, a political subdivision of the State of Missouri through the Boone County Commission, herein "County" and **America's Parking Remarketing, Inc.**, herein "Contractor".

IN CONSIDERATION of the parties performance of the respective obligations contained herein, the parties agree as follows:

1. Contract Documents - This agreement shall consist of this Purchase Agreement for **Pavement Marking Term and Supply**, County of Boone Request for Bid, bid number **09-12APR21**, Introduction and General Conditions of Bidding, Primary Specifications, Response Presentation and Review, the un-executed Response Form, Standard Terms and Conditions, any applicable addenda, as well as the Contractor's bid response dated March 30, 2021 and executed by Craig Cepicky, on behalf of the Contractor. All such documents shall constitute the contract documents, which are attached hereto and incorporated herein by reference. Service or product data, specification and literature submitted with bid response may be permanently maintained in the County Purchasing Office bid file for this bid if not attached. In the event of conflict between any of the foregoing documents, this Purchase Agreement, the Introduction and General Conditions of Bidding, Primary Specifications, Response Presentation and Review, the un-executed Response Form, Standard Terms and Conditions, and any applicable addenda shall prevail and control over the Contractor's bid response.

2. Contract Duration - This agreement shall commence on Date of Award and extend through **March 31, 2022** subject to the provisions for termination specified below. This agreement **may be extended** beyond the expiration date by order of the County for **three (3) additional one year periods** subject to the pricing clauses in the Contractor's bid response and thereafter on a month to month basis in the event the County is unable to re-bid and/or award a new contract prior to the expiration date after exercising diligent efforts to do so or not.

3. Purchase - The County agrees to purchase from the Contractor and the Contractor agrees to supply the County all items per the bid specifications and responded to in sections 4.8, and in conformity with the contract documents for the prices set forth in the Contractor's bid response, as needed and as ordered by County.

4. Service Time - Contractor agrees to provide the services as responded to by the Contractor and as requested by the County.

5. Billing and Payment - All billing shall be invoiced to the Boone County Resource Management Department and billings may only include the prices listed in the Contractor's bid response. No additional fees for delivery or extra services not included in the bid response or taxes shall be included as additional charges in excess of the charges in the Contractor's bid response to the specifications. The County agrees to pay all invoices within thirty days of receipt; Contractor agrees to honor any cash or prompt payment discounts offered in its bid response if county makes payment as provided therein. In the event of a billing dispute, the County reserves the right to withhold payment on the disputed amount; in the event the billing dispute is resolved in favor of the Contractor, the County agrees to pay interest at a rate of 9% per annum on disputed amounts withheld commencing from the last date that payment was due.

6. Binding Effect - This agreement shall be binding upon the parties hereto and their successors and assigns for so long as this agreement remains in full force and effect.

7. Entire Agreement - This agreement constitutes the entire agreement between the parties and supersedes any prior negotiations, written or verbal, and any other bid or bid specification or contractual agreement. This agreement may only be amended by a signed writing executed with the same formality as this agreement.

8. Termination - This agreement may be terminated by the County upon thirty days advance written notice for any of the following reasons or under any of the following circumstances:

- a. County may terminate this agreement due to material breach of any term or condition of this agreement, or
- b. County may terminate this agreement if in the opinion of the Boone County Commission if delivery of products are delayed or products delivered are not in conformity with bidding specifications or variances authorized by County, or
- c. If appropriations are not made available and budgeted for any calendar year.

IN WITNESS WHEREOF the parties through their duly authorized representatives have executed this agreement on the day and year first above written.

AMERICA'S PARKING REMARKING, INC.

DocuSigned by:
 By Craig Cepicky
 9C015F9A202B4F8...
 Title President

BOONE COUNTY, MISSOURI

By: Boone County Commission
 DocuSigned by:
Daniel K. Atwill
 Presiding Commissioner
 BA48934CED0E4EB...

APPROVED AS TO FORM:

DocuSigned by:
[Signature]
 County Counselor

ATTEST:

DocuSigned by:
[Signature]
 County Clerk

AUDITOR CERTIFICATION

In accordance with RSMo 50.660, I hereby certify that a sufficient unencumbered appropriation balance exists and is available to satisfy the obligation(s) arising from this contract. (Note: Certification of this contract is not required if the terms of this contract do not create a measurable county obligation at this time.)

DocuSigned by:
[Signature]
 F000BADB184244D...
 Signature

4/20/2021

Date

2041/71100 Term/Supply

Appropriation Account

CERTIFIED COPY OF ORDER

STATE OF MISSOURI }
County of Boone } ea.

April Session of the April Adjourned

Term. 20 21

In the County Commission of said county, on the 27th day of April 20 21
the following, among other proceedings, were had, viz:

Now on this day, the County Commission of the County of Boone does hereby approve Cooperative Contract CT20279006 for Wireless Data, Voice & Accessories which was established by the State of Missouri Office of Administration using a NASPO Valuepoint contract with Cellco Partnership dba Verizon Wireless of Basking Ridge, New Jersey as a Cooperative Contract.

The contract period runs May 01, 2021 through June 30, 2024. This is a Countywide Term and Supply contract.

Done this 27th day of April 2021.

ATTEST:

Brianna L. Lennon
Brianna L. Lennon
Clerk of the County Commission



Daniel K. Atwill
Presiding Commissioner



Justin Aldred
District I Commissioner



Janet M. Thompson
District II Commissioner

Boone County Purchasing

Liz Palazzolo, CPPO, C.P.M.
Senior Buyer



613 E. Ash St, Room 110
Columbia, MO 65201
Phone: (573) 886-4392
Fax: (573) 886-4390

MEMORANDUM

TO: Boone County Commission
FROM: Liz Palazzolo, Senior Buyer
DATE: April 20, 2021
RE: Cooperative Contract CT202790006 – State of Missouri Office of Administration contract for Wireless Data, Voice & Accessories with Cellco Partnership (dba) Verizon Wireless - Term & Supply

Purchasing requests permission to use contract CT202790006 for Wireless Data, Voice & Accessories established by the State of Missouri Office of Administration using a NASPO Valuepoint contract with Cellco Partnership dba Verizon Wireless of Basking Ridge, New Jersey as a cooperative contract.

The contract period runs May 01, 2021 through June 30, 2024.

This is a Countywide Term and Supply contract.

/lp

c: Contract File

**PURCHASE AGREEMENT
FOR
CT202790006 – WIRELESS DATA, VOICE AND ACCESSORIES**

THIS AGREEMENT dated the 27th day of April 2021 is made between Boone County, Missouri, a political subdivision of the State of Missouri through the Boone County Commission, herein "County" and **Cellco Partnership, dba, Verizon Wireless** herein "Vendor."

IN CONSIDERATION of the parties performance of the respective obligations contained herein, the parties agree as follows:

1. **Contract Documents** - This agreement shall consist of this Purchase Agreement for **Wireless Data, Voice and Accessories** in compliance with all bid specifications and any addenda issued for the **State of Missouri Contract CT202790006 (including documents from NASPO Valuepoint Master Agreement MA152)**, and Boone County's Standard Terms and Conditions. All such documents shall constitute the contract documents which are incorporated herein by reference. Service or product data, specification and literature submitted with the bid response may be permanently maintained in the County Purchasing Office bid file for this bid if not attached. In the event of conflict between any of the foregoing documents, this Purchase Agreement, the State of Missouri Contract CT202790006, and Boone County Standard Terms and Conditions shall prevail and control over the vendor's bid response.

2. **Purchase** - The County agrees to purchase from the Vendor and the Vendor agrees to supply the County with **Wireless Data, Voice and Accessories** as specified and priced in State of Missouri's contract CT202790006 for Boone County.

3. **Contract Term** - This agreement shall commence on **May 01, 2021 and extend through June 30, 2024** subject to the provisions for termination specified below.

4. **Billing and Payment** - All billing shall be invoiced to the using department. Billings may only include the prices listed in the vendor's bid response. No additional fees for paperwork processing, labor, or taxes shall be included as additional charges in excess of the charges in the Vendor's bid response to the specifications. The County agrees to pay all Monthly Statements within thirty (30) calendar days of receipt. In the event of a billing dispute, the County reserves the right to withhold payment on the disputed amount; in the event the billing dispute is resolved in favor of the Vendor, the County agrees to pay interest at a rate of 9% per annum on disputed amounts withheld commencing from the last date that payment was due.

5. **Binding Effect** - This agreement shall be binding upon the parties hereto and their successors and assigns for so long as this agreement remains in full force and effect.

6. **Termination** - This agreement may be terminated by the County upon thirty days advance written notice for any of the following reasons or under any of the following circumstances:

- a. County may terminate this agreement due to material breach of any term or condition of this agreement, or
- b. County may terminate this agreement if in the opinion of the Boone County Commission if delivery of products are delayed or products delivered are not in conformity with bidding specifications or variances authorized by County, or
- c. If appropriations are not made available and budgeted for any calendar year; provided, however, that in such event, County shall provide Vendor with written notice, which

notice shall be furnished on County's letterhead and signed by an authorized County representative.

IN WITNESS WHEREOF the parties through their duly authorized representatives have executed this agreement on the day and year first above written.

**CELLCO PARTNERSHIP,
DBA VERIZON WIRELESS**

BOONE COUNTY, MISSOURI

by Todd Locisano, VP - Contract Management DocuSigned by:
CD86E5219D09480... : Boone County Commission

title Vice President-Contracting (WLS)

Daniel K. Atwill DocuSigned by:
...
Presiding Commissioner

APPROVED AS TO FORM:

[Signature] DocuSigned by:
...
County Counselor

ATTEST:

[Signature] DocuSigned by:
...
County Clerk

AUDITOR CERTIFICATION: In accordance with RSMo 50.660, I hereby certify that a sufficient unencumbered appropriation balance exists and is available to satisfy the obligation(s) arising from this contract. (Note: Certification of this contract is not required if the terms of this contract do not create a measurable county obligation at this time.)

Countywide – Term and Supply

[Signature] DocuSigned by:
...
Signature

4/20/2021

Date

Appropriation Account