

MINUTES OF THE REGULAR MEETING OF THE BOARD OF ALDERMEN  
OF THE CITY OF OSAGE BEACH, MISSOURI

August 5, 2021

The Board of Aldermen of the City of Osage Beach, Missouri, conduct a Regular Meeting on Thursday, August 5, 2021, at 6:00 p.m. The following were present in person: Mayor John Olivarri, Alderman Tyler Becker, Alderman Phyllis Marose, Alderman Richard Ross, via Zoom Alderman Kevin Rucker. Absent Alderman Walker and Alderman Bob O'Steen, Tara Berreth, City Clerk, was present and performed the duties of that office. Appointed and Management staff present were City Administrator Jeana Woods, City Attorney Ed Rucker, Police Chief Todd Davis, City Planner Cary Patterson, Public Works Operations Manager Kevin Crooks, and Building Official Ron White, City Treasurer Karri Bell, Airport Manager Ty Dinsdale

### **MAYOR'S COMMUNICATIONS**

Proclamation authorizing the Mayor to proclaim August 8 - 14, 2021 as National Health Center Week.

Announced that Alderman Walker has submitted his letter of resignation effective August 6, 2021. Thank you to Alderman Tom Walker for all his years of service and wish him and his family the best.

### **CITIZEN'S COMMUNICATIONS**

None

### **APPROVAL OF CONSENT AGENDA**

Alderman Marose made a motion to approve the consent agenda. This motion was seconded by Alderman Ross. Motion passes with 4 aye and 2 absent.

### **UNFINISHED BUSINESS**

Bill 21-43 - An ordinance of the City of Osage Beach, Missouri, amending City Code Chapter 515. Dangerous Buildings. *Second Reading*

Alderman Marose made a motion to approve the second reading of Bill 21-43. This motion was seconded by Alderman Ross. The following roll call was taken to approve the second and final reading of Bill 21-43 and to pass same into ordinance: "Ayes" Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. "Absent" Alderman Walker and Alderman O'Steen. Bill 21-43 was passed and approved as Ordinance 21.43.

Bill 21-46 - An ordinance of the City of Osage Beach, Missouri amending Ordinance No. 20.83 Adopting the 2021 Annual Budget, Transfer of Funds for Necessary Expenses. *Second Reading*

Alderman Ross made a motion to approve the second reading of Bill 21-46. This motion was seconded by Alderman Becker. The following roll call was taken to approve the second and final reading of Bill 21-46 and to pass same into ordinance: "Ayes" Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. "Absent" Alderman Walker and Alderman O'Steen. Bill 21-46 was passed and approved as Ordinance 21.46.

Bill 21-47 - An ordinance of the City of Osage Beach, Missouri, authorizing the expenditure of funds for the Lake of Ozarks Bikefest Event Support Request, in an amount not to exceed \$3,000. *Second Reading*

Alderman Marose made a motion to approve the second reading of Bill 21-47. This motion was seconded by Alderman Becker. The following roll call was taken to approve the second and final reading of Bill 21-47 and to pass same into ordinance: “Ayes” Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. “Absent” Alderman Walker and Alderman O’Steen. Bill 21-47 was passed and approved as Ordinance 21.47.

## **NEW BUSINESS**

Public Hearing - Rezoning Case 414 Platinum III Investments

No Public Comments

Bill 21-50 - Rezoning Case 414 Platinum III Investments is requesting a rezoning of property currently zoned C-1 (General Commercial) to C-1b (Commercial Lodging District). *First Reading*

Alderman Ross made a motion to approve the first reading of Bill 21-50. This motion was seconded by Alderman Becker. Motion passes with 4 aye and 2 absent

Bill 21-49 - An ordinance of the City of Osage Beach, Missouri amending Ordinance No. 20.83 Adopting the 2021 Annual Budget, Transfer of Funds for Necessary Expenses for the purpose of early bond payoff. *First and Second Reading*

Alderman Marose made a motion to approve the first reading of Bill 21-49. This motion was seconded by Alderman Ross. Motion passes with 4 aye and 2 absent

Alderman Rucker made a motion to approve the second reading of Bill 21-49. This motion was seconded by Alderman Ross. The following roll call was taken to approve the second and final reading of Bill 21-49 and to pass same into ordinance: “Ayes” Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. “Absent” Alderman Walker and Alderman O’Steen. Bill 21-49 was passed and approved as Ordinance 21.49.

Bill 21-51- An ordinance of the City of Osage Beach, Missouri amending Ordinance No. 20.83 Adopting the 2021 Annual Budget, Transfer of Funds for Necessary Expenses for a connective sidewalk project on Osage Beach Parkway. *First Reading*

Alderman Ross made a motion to approve the first reading of Bill 21-51. This motion was seconded by Alderman Becker. Motion passes with 4 aye and 2 absent

Bill 21-52 - An ordinance of the City of Osage Beach, Missouri, authorizing an additional not to exceed amount of \$244,000 for FY2021 under the existing contract with LOR Engineering, LLC dba Cochran Engineering, Professional Service Agreement. *First and Second Reading*

Alderman Ross made a motion to approve the first reading of Bill 21-52. This motion was seconded by Alderman Rucker. Motion passes with 4 aye and 2 absent

Alderman Becker made a motion to approve the second reading of Bill 21-52. This motion was seconded by Alderman Marose. The following roll call was taken to approve the second and final reading of Bill 21-52 and to pass same into ordinance: “Ayes” Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. “Absent” Alderman Walker and Alderman O’Steen. Bill 21-52 was passed and approved as Ordinance 21.52.

Bill 21-53 - An ordinance of the City of Osage Beach, Missouri amending Ordinance No. 20.83 Adopting the 2021 Annual Budget, Transfer of Funds for Necessary Expenses for additional Engineering Professional Services. *First Reading*

Alderman Ross made a motion to approve the first reading of Bill 21-53. This motion was seconded by Alderman Becker. Motion passes with 4 aye and 2 absent

Bill 21-55 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to execute the Missouri Highway and Transportation Commission State Block Grant Agreement, for the Lee C. Fine Apron Project 20-046B-1 not to exceed \$5,462,756. *First and Second Reading*

Alderman Becker made a motion to approve the first reading of Bill 21-55. This motion was seconded by Alderman Rucker. Motion passes with 4 aye and 2 absent

Alderman Marose made a motion to approve the second reading of Bill 21-55. This motion was seconded by Alderman Ross. The following roll call was taken to approve the second and final reading of Bill 21-55 and to pass same into ordinance: "Ayes" Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. "Absent" Alderman Walker and Alderman O'Steen. Bill 21-55 was passed and approved as Ordinance 21.55.

Bill 21-56 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to execute a contract with Crawford, Murphy, and Tilly for professional services at the Lee C Fine Airport in an amount not to exceed \$340,553.74. *First and Second Reading*

Alderman Ross made a motion to approve the first reading of Bill 21-56. This motion was seconded by Alderman Becker. Motion passes with 4 aye and 2 absent

Alderman Rucker made a motion to approve the second reading of Bill 21-56. This motion was seconded by Alderman Marose. The following roll call was taken to approve the second and final reading of Bill 21-56 and to pass same into ordinance: "Ayes" Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. "Absent" Alderman Walker and Alderman O'Steen. Bill 21-56 was passed and approved as Ordinance 21.56.

Bill 21-57- An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to execute a contract with Emery Sapp & Son, Inc. for construction contract for the Lee C Fine Memorial Airport reconstruction project in an amount not to exceed \$5,192,126.59. *First and Second Reading*

Alderman Marose made a motion to approve the first reading of Bill 21-57. This motion was seconded by Alderman Becker. Motion passes with 4 aye and 2 absent

Alderman Marose made a motion to approve the second reading of Bill 21-57. This motion was seconded by Alderman Ross. The following roll call was taken to approve the second and final reading of Bill 21-57 and to pass same into ordinance: "Ayes" Alderman Ross, Alderman Becker, Alderman Marose, Alderman Rucker. "Absent" Alderman Walker and Alderman O'Steen. Bill 21-57 was passed and approved as Ordinance 21.57.

Bill 21-58 - An ordinance of the City of Osage Beach, Missouri amending Ordinance No. 20.83 Adopting the 2021 Annual Budget, Transfer of Funds for Necessary Expenses for the completion of the Lee C Fine Memorial Airport Apron Project. *First Reading*

Alderman Ross made a motion to approve the first reading of Bill 21-58. This motion was seconded by Alderman Becker. Motion passes with 4 aye and 2 absent

Strategic Planning Session Summary; Approval of Board Strategic Objectives  
See attached

Reconsideration to proceed with capital purchases originally cut from the FY2021 Operating Budget

City Administrator Woods explained that General Fund Sale Tax collection is up around 17%, approximately \$400,000 over projected collection outlined in the FY2021 Operating Budget. On behalf of the departments effected by the budget cuts, this request is for the Board of Aldermen to reconsider adding the outlined capital back (or a portion of) to the FY2021 budget due to the increase in sales tax collection above adopted budget.

Alderman Becker made a motion to use \$68,000.00 to purchase the first round of Body Camera's for the Police Department and put the balance into the Reserve Account. This motion was seconded by Alderman Marose. Motion passes with 4 aye and 2 absent

#### **COMMUNICATIONS FROM MEMBERS OF THE BOARD OF ALDERMEN**

Alderman Ross – Wing Fest on September 15, 2021, will be held at the Regalia Hotel.

Alderman Marose – Tuesday, August 10, 2021, will be the Best Dam Birthday Fireworks Display. Thank you, Tom Walker, for all his service to the City of Osage Beach. And sending prayers to him and his family.

Alderman Rucker – Thank you Tom Walker for all his service.

#### **STAFF COMMUNICATIONS**

City Administrator Woods – Back to School Tax Free Weekend will be this weekend (August 6-8, 2021)

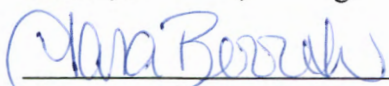
Police Chief Davis – Hiring 2 new officers, 2 starting the academy and hopefully will be fully staffed by mid-September.

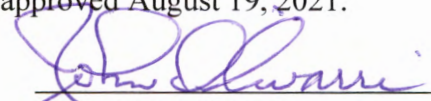
City Engineer Van Leer – Wren Drive has been completed. Construction on Mace Road has begun. Engineering for Industrial Drive is under design. Autum Lane will be put on the next BOA Agenda.

#### **ADJOURN**

There being no further business to come before the Board, the meeting adjourned at 7:00 pm.

I, Tara Berreth, City Clerk of the City of Osage Beach, Missouri, do hereby certify that the above foregoing is a true and complete journal of proceedings of the regular meeting of the Board of Aldermen of the City of Osage Beach, Missouri, on August 5, 2021, and approved August 19, 2021.

  
Tara Berreth/City Clerk

  
John Olivarri/Mayor

## 2021 Strategic Planning Summary

Special Board of Aldermen Meeting held June 10, 2021 – Departmental Updates with Management Team

Special Board of Aldermen Meeting held July 14, 2021 – Strategic Planning Session

The Mayor and Board of Aldermen met in June 2021 with the Management Team for the purpose of the departmental presentation on department details, current happenings, and successes and challenges. In July 2021 the Board of Aldermen met for the purpose of strategic planning. This was the fifth year the Mayor and Board of Aldermen has met in such a work session. Building from prior year sessions, the group revisited expectation of roles and responsibilities and discussed prior and current initiatives, tasks, and outcomes. The following is a summary outline of their work sessions.

## Board of Aldermen Priority Items and Objectives

*(\*2022 Board Strategic Objectives Updated from previously approved objectives)*

### Economic Growth / Development:

- Develop Economic growth tools and assets that target revenue growth at twice the level of State growth rates\*
- Staff expansion needs specific to Economic Development
- Expand business retention and recruitment efforts / Put Osage Beach on the map for development
- Market region/City for commercial recruitment
- Use Tax Data – Financial impact / best timing / best use of potential funding
- Pursue voluntary annexation to provide revenue growth opportunities that broaden services the City of Osage Beach can provide\*

### Serve the Customer:

- Develop innovative methodologies to interact with the citizenry to drive its input deeper in the planning and implementation processes\*
- Engage the community on the City's Mission Statement / Mission Statement revisions needed?
- Evaluate community program or service needs / engage to collect data
- Effectively partner with the Osage Beach Special Road District to improve the City's transportation system and reduce the quantity of private roads in Osage Beach\*
- Roadway maintenance needs: roundabouts, ROWs, and Boulevard/roadway maintenance needs
- Evaluate public safety programs that enhance safety and use of Police resources
- Evaluate building and compliance practices and ordinances / Ordinance updates needed?

### Develop Internally:

- Expand City employee capabilities at all levels. Osage Beach employees will be viewed as the "Best of the Best" by their peers and the industry\*
- Enhance and expand training opportunities for employee development
- Implement annual processes that improve and measure employee culture and satisfaction\*
- Develop department level metrics (performance measures) that demonstrate the progress and performance of City services\*
- Efficient collection and use of data for enhanced internal awareness and improvement

### Good Governance:

- Eliminate debt, ensure sufficient financial reserves are in place, and optimize asset life cycle costs\*
- Evaluate capital investments needs for effective use of future cash flows and available funding
- Evaluate asset maintenance standards and practices; enhance effective asset needs, evaluate costs and replacement practices

- Evaluate appropriate staffing needs for water and sewer system maintenance and expansion
- Evaluate record retention process; move towards an applicable paperless environment

## What does the future look like?

- Best Looking / Appearance of our City
- High Integrity and Openness
- Safe and Appealing Place to Live
- Know our community profile
- Amenities and service to best serve our community

## Roles and Responsibilities:

### Mayor

- Operational
- Carry out Board direction
- Leadership
- Voice of the Community
- Work with City Administrator to ensure standards
- Conduct Board meetings
- Visionary
- Peacemaker

### Management Team

- Initiative
- Drive Accountability
- Stay Current
- Delegate / Knowledge share
- Motivate / Mentor
- Set Goals / Follow through / Follow up / Communicate

### Board of Aldermen

- Define Vision
- Represent District
- Look at the City as a whole
- Conduit to residents
- Implement Vision
- Problem finder
- Policymaker
- Stewards of resources
- Respect other views
- Participate / attend meetings

### All Staff

- Care
- Loyal to City
- Stewards of resources
- Implement Vision
- Proficient use of available tools and systems
- Exceed Customer Service Expectations
- Master their work
- Own their career development
- Measurement and Report Results

### City Administrator

- Oversee Daily Operations
- Provide Point-of-View / Sounding Board
- Implement Goals
- Ensure Available Tools

### Community

- Volunteer
- Provide Point of View
- Attend Community Events
- Follow rules / laws
- Be Aware
- Proactive
- Attend meeting