

NOTICE OF MEETING AND BOARD OF ALDERMEN AGENDA



CITY OF OSAGE BEACH BOARD OF ALDERMEN MEETING

1000 City Parkway
Osage Beach, MO 65065
573.302.2000
www.osagebeach.org

TENTATIVE AGENDA

REGULAR MEETING

November 18, 2021 - 6:00 PM
CITY HALL

**** Note:** All cell phones should be turned off or on a silent tone only. If you desire to address the Board, please sign the attendance sheet located at the podium. Agendas are available on the back table in the Council Chambers. Complete meeting packets are available on the City's website at www.osagebeach.org.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

MAYOR'S COMMUNICATIONS

CITIZEN'S COMMUNICATIONS

This is a time set aside on the agenda for citizens and visitors to address the Mayor and Board on any topic that is not a public hearing. For those here in person, speakers will be restricted to three minutes unless otherwise permitted. Minutes may not be donated or transferred from one speaker to another.

Visitors attending via online will be in listen only mode. Any questions or comments for the Mayor and Board may be sent to the City Clerk at tberreth@osagebeach.org no later than 10:00

AM on the Board's meeting day (the 1st and 3rd Thursday of each month). Submitted questions and comments may be read during the Citizen's Communications section of the agenda.

The Board of Aldermen will not take action on any item not listed on the agenda, nor will it respond to questions, although staff may be directed to respond at a later time. The Mayor and Board of Aldermen welcome and value input and feedback from the public.

Is there anyone here in person who would like to address the Board?

APPROVAL OF CONSENT AGENDA

If the Board desires, the consent agenda may be approved by a single motion.

- ▶ Minutes of Board of Aldermen meeting November 4, 2021
Minutes Special Budget Workshop meeting October 26, 2021
Minutes Special Budget Workshop meeting October 28, 2021
- ▶ Bills List - November 18, 2021

UNFINISHED BUSINESS

- A. Bill 21-76 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to sign a contract with Meyer Electric for improvements at multiple Lift Stations for an amount not to exceed \$68,246.00. *Second Reading*

NEW BUSINESS

- A. Bill 21-77 - An ordinance of the City of Osage Beach, Missouri, amending Section 510.030 of the City Ordinances, to create procedures for accepting streets into the city public road system, directly by the Board of Aldermen when certain conditions have been met. *First Reading*
- B. Motion for Direction

COMMUNICATIONS FROM MEMBERS OF THE BOARD OF ALDERMEN

STAFF COMMUNICATIONS

ADJOURN

Remote viewing is available on Facebook at *City of Osage Beach, Missouri* and on YouTube at *City of Osage Beach*.

Representatives of the news media may obtain copies of this notice by contacting the following:

Tara Berreth, City Clerk
1000 City Parkway
Osage Beach, MO 65065

573.302.2000 x 1020

If any member of the public requires a specific accommodation as addressed by the Americans with Disabilities Act, please contact the City Clerk's Office forty-eight (48) hours in advance of the meeting at the above telephone number.

**MINUTES OF THE REGULAR MEETING OF THE BOARD OF ALDERMEN
OF THE CITY OF OSAGE BEACH, MISSOURI
November 4, 2021**

The Board of Aldermen of the City of Osage Beach, Missouri, conduct a Regular Meeting on Thursday, November 4, 2021, at 6:00 p.m. The following were present in person: Mayor John Olivarri, Alderman Tyler Becker via Zoom, Alderman Phyllis Marose, Alderman Richard Ross and Alderman Kevin Rucker. Absent Alderman Bob O'Steen. Appointed and Management staff present were City Administrator Jeana Woods, City Attorney Ed Rucker, Police Chief Todd Davis, Assistant City Administrator Mike Welty, City Planner Cary Patterson, Building Official Ron White, Airport Manager Ty Dinsdale, IT Manager Mikeal Bean, Brenda Parry.

MAYOR'S COMMUNICATIONS

Presented Gary Prewitt a plaque in recognition of his contribution and commitment to the growth of the Osage Beach community.

CITIZEN'S COMMUNICATIONS

Michael Harmison from Harmy's Cheese requested that a member of the Board of Aldermen make a motion to give him a temporary occupancy permit with an 18-month duration so that he could operate out of his new facility without the necessary hard surfaced parking that is required by the municipal code of Osage Beach. Discussion followed pertaining to his request.

APPROVAL OF CONSENT AGENDA

Alderman Ross made a motion to approve the consent agenda with approved changes. This motion was seconded by Alderman Rucker. Motion passes unanimously.

UNFINISHED BUSINESS

Bill 21-73 - An ordinance of the City of Osage Beach, Missouri, amending the Osage Beach Code of Ordinances by repealing and replacing, Chapter 105 Elections, Section 105.030 Declaration of Candidacy - Date of Filing, Item A. *Second Reading*

Alderman Marose made a motion to approve the second reading of Bill 21-73. This motion was seconded by Alderman Ross. The following roll call was taken to approve the second and final reading of Bill 21-73 and to pass same into ordinance: "Ayes" Alderman Rucker, Alderman Becker, Alderman Marose, and Alderman Ross. Absent Alderman O'Steen. Bill 21-67 was passed and approved as Ordinance 21.73.

Bill 21-74 - An ordinance establishing and providing for the election procedure to be followed for the General Municipal Election to be held April 5, 2022, in the City of Osage Beach, Missouri. *Second Reading*

Alderman Ross made a motion to approve the second reading of Bill 21-74 with scrivener error changes. This motion was seconded by Alderman Marose. The following roll call was taken to approve the second and final reading of Bill 21-74 and to pass same into ordinance: "Ayes" Alderman Becker, Alderman Rucker, Alderman Ross, Alderman Marose, Absent Alderman O'Steen. Bill 21-74 was passed and approved as Ordinance 21.74.

NEW BUSINESS

Bill 21-76 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to sign a contract with Meyer Electric for improvements at multiple Lift Stations for an amount not to exceed \$68,246.00. *First Reading*

Alderman Rucker made a motion to approve the first reading of Bill 21-76. This motion was seconded by Alderman Marose. Motion passes with voice vote unanimously.

COMMUNICATIONS FROM MEMBERS OF THE BOARD OF ALDERMEN

Alderman Ross and Alderman Marose would like to give a salute to all the veterans. Happy Veterans Day and enjoy the holiday.

Alderman Rucker would like to thank the City for the opportunity to attend the MML conference.

STAFF COMMUNICATIONS

City Administrator Woods – As a reminder, City Hall will be closed Thursday and Friday next week for the Veterans Day holiday. As a result of the holidays coming up, the deadlines will be earlier and tighter for the agenda items and packets.

Police Chief Davis – Gave accommodation awards to Ofc Austin and CPL McCrorey for their lifesaving efforts on September 17. The Veterans Day parade is Saturday afternoon. The Osage Beach Parkway will be shut down during the parade.

City Planner Patterson – Encourages everyone to come out to the parade on Saturday afternoon.

Assistant City Administrator Mike Welty – Would like to offer his gratitude to the Board for a smooth budget workshop this year. It was a very positive experience.

ADJOURN REGULAR MEETING

There being no further business to come before the Board, the meeting adjourned at 6:46 pm. I, Brenda Parry, performed the duties for the 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 November 4, 2021, and approved November 18, 2021.

Brenda Parry

John Olivarri/Mayor

MINUTES OF THE SPECIAL BUDGET WORKSHOP OF THE BOARD OF ALDERMEN
OF THE CITY OF OSAGE BEACH, MISSOURI
October 26, 2021

The Board of Aldermen of the City of Osage Beach, Missouri, met to conduct a Special Budget Workshop on Tuesday, October 26, 2021, at 5:00 p.m. The following were present confirmed by roll call: Mayor John Olivarri, Alderman Phyllis Marose, Alderman Bob O'Steen, Alderman Kevin Rucker, Alderman Richard Ross, and Alderman Becker. Tara Berreth, City Clerk was present and performed the duties of that office. City Administrator Jeana Woods. Additional Staff – Human Resource Specialist Cindy Leigh, Building Official Ron White, Parks Manager Nicole Stacy, Assistant City Administrator Mike Welty, City Treasurer Karri Bell, Police Chief Todd Davis, IT Manager Mikeal Bean, City Attorney Ed Rucker, and City Planner Cary Patterson.

NEW BUSINESS

Budget Workshop 2 of 3 - Monday, October 26, 2021

General Fund Departments

Discussion on new personnel changes, O & M and Capital Equipment

Building Inspections

Second full time Building Inspector – Keep in the budget.

Capital Investments

I-Plan Table – Electronic Workstation – putting \$10,000 (5,000 for building and 5,000 engineering)

Alderman Rucker made a motion the guidelines that have been presented be followed. This motion was seconded by Alderman O'Steen. Motion 4 aye and 1 nay.

Ford Explorer replacement –

Alderman O'Steen made a motion to replace the Ford Explorer for the Building Inspections Department. This motion was seconded by Alderman Marose. Motion passes unanimously by a voice vote.

Building Maintenance

Parking Lot

Alderman Rucker made a motion to proceed with the parking lot in the budget with staff bringing back how to be funded.

Motion dies for lack of second.

Alderman Marose made a motion to keep all remaining capital items requested in the budget. This motion was seconded by Alderman O'Steen. Motion passes with unanimously with voice vote.

Parks Department

Alderman Ross made a motion to leave in Peanick Park softball fencing, baseball pitching mounds, 2 - 61" mower, shed additions (2-1 lean to addition and 1 new), pickup truck, irrigation pump (Osage Beach City Park), Osage Beach City Park Lake access box culvert reconstruction, Peanick Park Parking addition and Osage Beach City Park Parking addition. This motion was seconded by Alderman O'Steen. Motion passes unanimously with a voice vote.

Alderman Marose made a motion to leave in the budget the hiring of the park's positions. This motion was seconded by Alderman Ross. This motion passes unanimously with a voice vote.

Police Department

Alderman Marose made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

911 Center Department

Alderman Ross made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman O'Steen. Motion passes unanimously with a voice vote.

IT Department

Alderman O'Steen made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Becker. Motion passes unanimously with a voice vote.

Economic Development

Requesting to add an Economic Specialist. With an estimated salary of \$50,000.

Alderman Ross made a motion to add an Economic Specialist position. This motion was seconded by Alderman Marose. Motion passes 4 aye and 1 nay,

Alderman Becker made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Marose. Motion passes unanimously with voice vote.

City Clerk Department

Alderman Ross made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Becker. Motion passes unanimously with a voice vote.

Ambulance Fund

Alderman O'Steen made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote.

ADJOURN

There being no further business to come before the Board, the meeting adjourned at 8:15pm. 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 October 26, 2021, and approved November 18, 2021.

Tara Berreth/City Clerk

John Olivarri/Mayor

MINUTES OF THE SPECIAL BUDGET WORKSHOP OF THE BOARD OF ALDERMEN
OF THE CITY OF OSAGE BEACH, MISSOURI
October 28, 2021

The Board of Aldermen of the City of Osage Beach, Missouri, met to conduct a Special Budget Workshop on Thursday, October 28, 2021, at 5:00 p.m. The following were present confirmed by roll call: Mayor John Olivarri, Alderman Phyllis Marose, Alderman Bob O'Steen, Alderman Kevin Rucker, Alderman Richard Ross, and Alderman Becker. Tara Berreth, City Clerk was present and performed the duties of that office. City Administrator Jeana Woods. Additional Staff – Human Resource Specialist Cindy Leigh, Assistant City Administrator Mike Welty, City Treasurer Karri Bell, Police Lieutenant Tim Taylor, IT Manager Mikeal Bean, City Attorney Ed Rucker, Airport Manager Ty Dinsdale, Public Works Operations Manager Kevin Crooks and Cochran Engineering Dave Van Leer.

NEW BUSINESS

Budget Workshop 3 of 3 - Thursday, October 28, 2021

Transportation Fund

Alderman Ross made a motion to leave all capital items requested in the budget as presented with the increase in cost for the purchase of the full-size van. This motion was seconded by Alderman Becker. Motion passes unanimously with a voice vote.

Water Fund

Alderman Marose made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Rucker. Motion passes unanimously with a voice vote.

Sewer Fund

Alderman O'Steen made a motion to approve the personnel that is requested. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

Alderman Rucker made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

Alderman Rucker made a motion to \$500,000 to O & M for repair in system. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote.

Airport Funds - Lee C Fine Airport

Alderman O'Steen made a motion to add a part-time position. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

Alderman Ross made a motion to change the jet fuel truck to \$100,000 instead of \$200,000. This motion was seconded by Alderman Ross. Motion passes 4 ayes to 1 nay with a voice vote.

Alderman O'Steen made a motion to approve the remaining capital items as requested in the budget as presented. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

Airport Funds - Grand Glaize Airport

Alderman Becker made a motion to leave all capital items requested in the budget as presented. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

Human Resources

Two issues to discuss:

1. Number of employees below mid-point of the pay range
2. Starting salary of level 8

The City has a performance-based compensation plan. For the model presented to us by CBIZ to be effective several processes should be reviewed. The salary compression of our current plan developed over years of time. The following are my recommendations to correct the current compression and alleviate the problem in the future:

- Adjust the pay plan structure the recommended 3.83% - budgeted in 2022
- Move employees below minimum to minimum for each pay plan level – budgeted in 2022
- Increase the premium added to the merit increase percentages City wide.
 - 3.83% will add an additional \$59,000 to the budget plus retirement and payroll taxes (15%)
 - 5.00% will add an additional \$98,000 to the budget plus retirement and payroll taxes (15%)

Length of time in position

100 full-time budgeted positions

82 filled positions

37 employees with less than 2 years in position

12 employees with 2 to 4 years in position

17 employees with 4 to 8 years in position

16 employees with 9+ years in position

72% of employees in 2022 will have less than 5 years in position (includes vacancies)

Employee Count Detail before pay adjustments

Performance	Quartile in Range			
	First	Second	Third	Fourth
4	2	1	1	0
3	28	7	6	1
2	49	5	0	0
1	0	0	0	0
Total Employees:	100			

Employee Count Detail after pay adjustments – 3.83%

Performance	Quartile in Range			
	First	Second	Third	Fourth
4	1	1	2	0
3	19	13	4	6
2	46	6	2	0
1	0	0	0	0
Total Employees:	100			

**Employee Count Detail after pay adjustments –
5%**

Performance	Quartile in Range			
	First	Second	Third	Fourth
4	1	1	2	0
3	18	14	4	6
2	39	13	2	0
1	0	0	0	0
Total Employees:	100			

- Increase the merit increase percentages in future years to stay ahead of pay plan structure adjustments
- Increase the probation percentage from 2% to 3%
- Staff will focus closely on all elements of the pay plan:
 - How long it should take to meet the mid-point of a pay level
 - Should current employees' salaries be adjusted when pay plan levels for a position change
 - Consider starting salary range based on experience
 - Keep pulse with immediate surrounding employers starting wages

Alderman O'Steen made a motion to give a 7% employee pay adjustments. This motion was seconded by Alderman Ross. Motion passes unanimously with a voice vote.

ADJOURN

There being no further business to come before the Board, the meeting adjourned at 8:20 p.m. 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 October 28, 2021, and approved November 18, 2021.

Tara Berreth/City Clerk

John Olivarri/Mayor

**CITY OF OSAGE BEACH
BILLS LIST
November 18, 2021**

Bills Paid Prior to Board Meeting	\$	245,955.60
Payroll Paid Prior to Board Meeting	\$	117,762.23
SRF Transfer Prior to Board Meeting	\$	-
TIF Transfer Dierbergs	\$	-
Bills Pending Board Approval	\$	58,216.50
Total Expenses	\$	421,934.33

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
NON-DEPARTMENTAL	General Fund	MO DEPT OF REVENUE	OCT CVC COLLECTIONS	413.54
		FAMILY SUPPORT PAYMENT CENTER	Case #01450465	328.15
		MO DEPT OF REVENUE	State Withholding	3,545.38
		MO TREASURER BUDGET DIRECTOR	OCT PEACE OFFICER TRAINING	58.00
		INTERNAL REVENUE SERVICE	Fed WH	10,499.49
			FICA	6,752.24
			Medicare	1,579.18
		ICMA	Loan Repayment	100.00
			Loan Repayment	216.20
			Loan Repayment	233.04
			Loan Repayment	143.78
			Loan Repayment	175.08
			Loan Repayment	216.93
			Loan Repayment	182.34
			Loan Repayment	277.41
			Retirement 457 &	1,594.91
			Retirement 457	855.00
			Loan Repayments	30.01
			Loan Repayments	243.15
			Loan Repayments	84.90
			Loan Repayments	247.78
			Loan Repayments	90.93
			Loan Repayments	176.79
			Loan Repayments	174.78
			Retirement Roth IRA %	45.86
			Retirement Roth IRA	615.00
		CITIZENS AGAINST DOMESTIC VIOLENCE	OCT CADV COLLECTIONS	116.00
		HSA BANK	HSA Contribution	393.18
			HSA Family/Dep. Contributi	1,773.69
		SHERIFFS RETIREMENT SYSTEM	OCT COLLECTIONS	18.00
		ONE TIME VENDOR	Bond Refund:190049124-01	115.50
			Bond Refund:191166558-01	335.50
			Bond Refund:190048688-01	10.00
			Bond Refund:190048689-01	20.00
			TOTAL:	31,661.74
Mayor & Board	General Fund	ONE TIME VENDOR MT UNION CEMETERY	CONTRIBUTION-R. RUSSELL SI	75.00
			TOTAL:	75.00
City Administrator	General Fund	INTERNAL REVENUE SERVICE	FICA	543.85
			Medicare	127.19
			Retirement 401%	90.46
			Retirement 401	542.74
			CITY ADMIN CELL PHONE	88.94
			HSA Contribution	37.50
			HSA Family/Dep. Contributi	150.00
			TOTAL:	1,580.68
City Clerk	General Fund	INTERNAL REVENUE SERVICE	FICA	169.23
			Medicare	39.58
			Retirement 401%	28.45
			Retirement 401	170.72
			HSA Family/Dep. Contributi	75.00
			TOTAL:	482.98
City Treasurer	General Fund	INTERNAL REVENUE SERVICE	FICA	555.62

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			Medicare	129.94
		ICMA	Retirement 401%	91.83
			Retirement 401	550.92
		HSA BANK	HSA Contribution	37.50
			HSA Family/Dep. Contributi	<u>150.00</u>
			TOTAL:	1,515.81
Municipal Court	General Fund	INTERNAL REVENUE SERVICE	FICA	78.93
			Medicare	18.46
		ICMA	Retirement 401%	13.34
			Retirement 401	80.02
		HSA BANK	HSA Family/Dep. Contributi	<u>75.00</u>
			TOTAL:	265.75
City Attorney	General Fund	INTERNAL REVENUE SERVICE	FICA	362.67
			Medicare	84.82
		ICMA	Retirement 401%	59.32
			Retirement 401	355.92
		HSA BANK	HSA Family/Dep. Contributi	<u>75.00</u>
			TOTAL:	937.73
Building Inspection	General Fund	INTERNAL REVENUE SERVICE	FICA	317.21
			Medicare	74.19
		ICMA	Retirement 401%	52.70
			Retirement 401	316.21
		AT&T MOBILITY-CELLS	BLDG DEPT CELL PHONE	88.94
			BLDG DEPT CELL PHONE	23.24
		HSA BANK	HSA Contribution	37.50
			HSA Family/Dep. Contributi	<u>112.50</u>
			TOTAL:	1,022.49
Building Maintenance	General Fund	ALLIED SERVICES LLC	CITY HALL TRASH SERVICE	203.04
		INTERNAL REVENUE SERVICE	FICA	56.60
			Medicare	13.24
		SHANNON D PAINTER	CITY HALL JANITORIAL SERVI	<u>1,470.00</u>
			TOTAL:	1,742.88
Parks	General Fund	WALMART COMMUNITY/SYNCB	BINDERS	22.41
			MISC PARKS	49.88
		ALLIED SERVICES LLC	PARK TRASH SERVICE	163.36
		INTERNAL REVENUE SERVICE	FICA	391.83
			Medicare	91.64
		ICMA	Retirement 401%	34.59
			Retirement 401	365.82
		AT&T MOBILITY-CELLS	PARKS DEPT CELL PHONES	44.47
			PARKS DEPT CELL PHONES	46.23
		HSA BANK	HSA Contribution	<u>150.00</u>
			TOTAL:	1,360.23
Human Resources	General Fund	WALMART COMMUNITY/SYNCB	SNACKS FOR HEALTH FAIR	250.86
			GAMES-MENTAL HEALTH ACTIVI	425.14
		INTERNAL REVENUE SERVICE	FICA	149.86
			Medicare	35.05
		ICMA	Retirement 401%	25.52
			Retirement 401	153.14
		HSA BANK	HSA Family/Dep. Contributi	75.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		STROKE DETECTION PLUS	STROKE SCREENINGS- HEALTH	3,415.00
			TOTAL:	4,529.57
Police	General Fund	INTERNAL REVENUE SERVICE	FICA	2,855.98
			Medicare	667.94
		ICMA	Retirement 401%	324.37
			Retirement 401	2,877.29
		SCHWENN, DAVID MATTHEW	MEALS PREV TERR ACTS- SCHW	70.00
		AT&T MOBILITY-CELLS	POLICE DEPT CELL PHONES	397.00
		HSA BANK	HSA Contribution	300.00
			HSA Family/Dep. Contributi	1,125.00
			TOTAL:	8,617.58
911 Center	General Fund	INTERNAL REVENUE SERVICE	FICA	793.66
			Medicare	185.62
		ICMA	Retirement 401%	120.75
			Retirement 401	724.51
		CHARTER COMMUNICATIONS HOLDING CO LLC	MOSWIN INTERNET 10/21-11/2	89.98
		AT&T MOBILITY-CELLS	911 CENTER CELL PHONES	44.47
		HSA BANK	HSA Contribution	75.00
			HSA Family/Dep. Contributi	150.00
			TOTAL:	2,183.99
Planning	General Fund	INTERNAL REVENUE SERVICE	FICA	207.80
			Medicare	48.59
		ICMA	Retirement 401%	35.06
			Retirement 401	210.41
		HSA BANK	HSA Family/Dep. Contributi	112.50
			TOTAL:	614.36
Engineering	General Fund	INTERNAL REVENUE SERVICE	FICA	122.71
			Medicare	28.70
		ICMA	Retirement 401%	0.32
			Retirement 401	126.28
		AT&T MOBILITY-CELLS	ENG DEPT CELL PHONES	44.47
			ENG DEPT CELL PHONES	23.24
		HSA BANK	HSA Family/Dep. Contributi	76.43
			TOTAL:	422.15
Information Technology	General Fund	INTERNAL REVENUE SERVICE	FICA	146.29
			Medicare	34.21
		ICMA	Retirement 401%	24.66
			Retirement 401	147.95
		AT&T INTERNET/IP SERVICES	CITY HALL INTERNET 10/19/2	1,684.69
		AT&T MOBILITY-CELLS	IT DEPT CELL PHONES	44.47
			IT DEPT CELL PHONES	3.53
		HSA BANK	HSA Family/Dep. Contributi	75.00
			TOTAL:	2,160.80
Economic Development	General Fund	WALMART COMMUNITY/SYNCB	SCREWS & CURLING RIBBON	54.44
			MATERIALS FOR 2021 FALL FE	109.25
			TOTAL:	163.69
NON-DEPARTMENTAL	Transportation	MO DEPT OF REVENUE	State Withholding	192.51
		INTERNAL REVENUE SERVICE	Fed WH	620.61
			FICA	646.31

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			Medicare	151.17
		ICMA	Retirement 457 &	372.88
			Retirement 457	69.00
		HSA BANK	HSA Contribution	50.00
			HSA Family/Dep. Contributi	<u>278.31</u>
			TOTAL:	2,380.79
Transportation	Transportation	WALMART COMMUNITY/SYNCB	HANDY JOHN TANK TREATMENT	25.88
			HDMI CABLE	2.08
			LAMP, LIGHT BULBS, WALL CL	9.21
			BRUSH & DISH DRYING RACK	2.58
		ALLIED SERVICES LLC	TRANS TRASH SERVICE	54.27
		INTERNAL REVENUE SERVICE	FICA	646.32
			Medicare	151.17
		ICMA	Retirement 401%	57.95
			Retirement 401	635.40
		PETTY CASH	GLOVES	7.10
			7/16 SPRING BOLT	10.00
			SPIDER SPRAY	5.46
			TRUCK WASHES	8.00
		CARD SERVICES 0248	HITCH PINS	7.98
			BIBS	89.99
			WORKBOOTS- M. PHILLIPS	174.99
		STOCKMAN CONSTRUCTION CORP	MACE RD PH 2B IMPROV OB21-	102,118.52
		AT&T MOBILITY-CELLS	TRANS DEPT CELL PHONES	366.63
		HSA BANK	HSA Contribution	37.50
			HSA Family/Dep. Contributi	350.25
		SHANNON D PAINTER	PW-TRANS JANITORIAL SERVIC	287.78
		MENARDS	FLOOR FOR TRAILER	<u>274.05</u>
			TOTAL:	105,323.11
NON-DEPARTMENTAL	Water Fund	MO DEPT OF REVENUE	State Withholding	394.13
		INTERNAL REVENUE SERVICE	Fed WH	947.84
			FICA	746.91
			Medicare	174.69
		ICMA	Retirement 457 &	287.16
			Retirement 457	59.01
			Loan Repayments	59.57
		HSA BANK	HSA Contribution	37.50
			HSA Family/Dep. Contributi	44.80
		ONE TIME VENDOR	06-0750-02	139.80
			02-0820-03	16.25
			04-4530-02	48.56
			07-0100-01	152.09
			07-0110-01	<u>14.90</u>
			TOTAL:	3,123.21
Water	Water Fund	WALMART COMMUNITY/SYNCB	HDMI CABLE	2.08
			LAMP, LIGHT BULBS, WALL CL	9.21
			BRUSH & DISH DRYING RACK	2.59
		ALLIED SERVICES LLC	WATER TRASH SERVICE	54.27
		GOEHRI, GEORGE	NOV INSURANCE PREMIUM	55.10
		INTERNAL REVENUE SERVICE	FICA	746.91
			Medicare	174.70
		ICMA	Retirement 401%	113.50
			Retirement 401	741.92

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		PETTY CASH	ALCOHOL FOR WATER SAMPLES	9.37
			TRUCK WASH	7.00
			GLOVES	7.10
			UPS SHIPPING	12.76
			SPIDER SPRAY	5.46
		AT&T MOBILITY-CELLS	WATER DEPT CELL PHONES	257.42
			WATER DEPT CELL PHONES	58.05
		HSA BANK	HSA Contribution	112.50
			HSA Family/Dep. Contributi	161.28
		STOUFER, TOMMIE L	MILEAGE REIMB 10/30-11/5/2	114.24
		SHANNON D PAINTER	PW-WATER JANITORIAL SERVIC	287.78
		MENARDS	HEATERS FOR WELL HOUSES	899.93
			TOTAL:	3,833.17
NON-DEPARTMENTAL	Sewer Fund	MO DEPT OF REVENUE	State Withholding	237.99
		INTERNAL REVENUE SERVICE	Fed WH	564.54
			FICA	550.07
			Medicare	128.65
		ICMA	Retirement 457 &	148.20
			Retirement 457	33.00
			Loan Repayments	59.57
		HSA BANK	HSA Contribution	20.00
			HSA Family/Dep. Contributi	69.80
			TOTAL:	1,811.82
Sewer	Sewer Fund	WALMART COMMUNITY/SYNCB	HDMI CABLE	2.08
			LAMP, LIGHT BULBS, WALL CL	9.21
			BRUSH & DISH DRYING RACK	2.58
		ALLIED SERVICES LLC	SEWER TRASH SERVICE	54.27
		INTERNAL REVENUE SERVICE	FICA	550.06
			Medicare	128.65
		ICMA	Retirement 401%	79.15
			Retirement 401	556.66
		PETTY CASH	SEWER POSTAGE	10.75
			GLOVES	7.10
			TRUCK WASH	7.00
			SPIDER SPRAY	5.46
			HANDY JOHN CLEANER	9.61
		AT&T MOBILITY-CELLS	SEWER DEPT CELL PHONES	289.80
			SEWER DEPT CELL PHONES	116.12
		AMEREN MISSOURI	GRINDER PUMPS & LIFT STATI	2,240.58
			500 ST MORITZ S/P 9/16-10/	19.83
			HAWTHORN DR L/S 9/22-10/21	54.19
			5676 ROCKWOOD L/S 9/22-10/	13.83
			GRINDER PUMPS & LIFT STATI	4,408.99
			GRINDER PUMPS & LIFT STATI	9,209.18
			5874 HWY 54 9/27-10/26/21	12.56
			1075 RUNABOUT 9/26-10/25/2	15.38
			GRINGER PUMPS & LIFT STATI	3,419.90
			GRINDER PUMPS & LIFT STATI	6,449.57
		HSA BANK	HSA Contribution	75.00
			HSA Family/Dep. Contributi	312.04
		SHANNON D PAINTER	PW-SEWER JANITORIAL SERVIC	287.78
		TOLER, TRENT	MILEAGE REIMB 10/23-10/29/	206.08
		MCEACHERN, BLAINE	MILEAGE REIMB 10/16-10/22/	292.32
		WAZIR, MALIK	MILEAGE REIMB 9/18-9/24/21	103.04

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
TOTAL:				28,948.77
NON-DEPARTMENTAL	Ambulance Fund	MO DEPT OF REVENUE	State Withholding	392.00
		INTERNAL REVENUE SERVICE	Fed WH	814.93
			FICA	802.84
			Medicare	187.77
		ICMA	Loan Repayment	134.33
			Loan Repayment	85.51
			Retirement 457 &	140.23
		ALL-CAL COLLECTION SERVICES INC	COLLECTION FEES	338.75
		LACLEDE COUNTY CIRCUIT CLERK	20LA-AC00700	48.10
		HSA BANK	HSA Family/Dep. Contributi	45.00
TOTAL:				2,989.46
Ambulance	Ambulance Fund	INTERNAL REVENUE SERVICE	FICA	802.84
			Medicare	187.77
		ICMA	Retirement 401%	89.16
			Retirement 401	534.97
		AT&T MOBILITY-CELLS	AMB DEPT CELL PHONES	44.47
		HSA BANK	HSA Family/Dep. Contributi	300.00
TOTAL:				1,959.21
NON-DEPARTMENTAL	Lee C. Fine Airpor	MO DEPT OF REVENUE	State Withholding	125.19
		INTERNAL REVENUE SERVICE	Fed WH	231.54
			FICA	402.13
			Medicare	94.05
		ICMA	Retirement 457 &	11.95
			Retirement 457	62.99
			Loan Repayments	74.35
			Loan Repayments	30.39
TOTAL:				1,032.59
Lee C. Fine Airport	Lee C. Fine Airpor	WALMART COMMUNITY/SYNCB	ICE	30.60
			TRASH BAGS	14.82
		ALLIED SERVICES LLC	LCF TRASH SERVICE	52.63
		AMEREN MISSOURI	LCF RUNWAY LTS 9/28-10/27/	31.15
			AP FIREHOUSE 9/28-10/27/21	33.12
		INTERNAL REVENUE SERVICE	FICA	402.13
			Medicare	94.05
		ICMA	Retirement 401%	35.72
			Retirement 401	296.83
		DISH NETWORK	SERV 10/29-11/28/21	84.56
		AT&T MOBILITY-CELLS	LCF AP CELL PHONES	22.24
		CRAWFORD, MURPHY & TILLY INC	LCF APRN 20-046B-1 8/28-10	32,104.41
		HSA BANK	HSA Contribution	37.50
			HSA Family/Dep. Contributi	120.00
		SHANNON D PAINTER	GG- JANITORIAL SERVICES	219.37
TOTAL:				33,579.13
NON-DEPARTMENTAL	Grand Glaize Airpo	MO DEPT OF REVENUE	State Withholding	22.80
		INTERNAL REVENUE SERVICE	Fed WH	74.50
			FICA	133.56
			Medicare	31.24
		ICMA	Retirement 457	30.00
TOTAL:				292.10

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
Grand Glaize Airport	Grand Glaize Airpo	CITY OF OSAGE BEACH	957 AIRPORT RD 9/20-10/21/	121.08
		ALLIED SERVICES LLC	GG TRASH SERVICE	52.63
		AMEREN MISSOURI	GG AP HANGAR 9/27-10/26/21	37.60
			GG TBLC EXT D 9/27-10/26/2	126.61
			GG AP SHOP 9/27-10/26/21	14.75
			957 AIRPORT RD 9/27-10/26/	10.49
			GG AP TBLC EXT D 9/27-10/2	16.48
			GG AP HANGAR 9/27-10/26/21	18.84
			GG AP SLEEPY 9/27-10/26/21	77.03
		INTERNAL REVENUE SERVICE	FICA	133.56
			Medicare	31.24
		ICMA	Retirement 401k	9.40
			Retirement 401	137.24
		AT&T MOBILITY-CELLS	GG AP CELL PHONES	22.24
		HSA BANK	HSA Family/Dep. Contributi	105.00
		SHANNON D PAINTER	LCF- JANITORIAL SERVICES	430.62
			TOTAL:	1,344.81

===== FUND TOTALS =====

10	General Fund	59,337.43
20	Transportation	107,703.90
30	Water Fund	6,956.38
35	Sewer Fund	30,760.59
40	Ambulance Fund	4,948.67
45	Lee C. Fine Airport Fund	34,611.72
47	Grand Glaize Airport Fund	1,636.91

	GRAND TOTAL:	245,955.60
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TOTAL PAGES: 7

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
Mayor & Board	General Fund	CAMDENTON AREA CHAMBER OF COMMERCE ONE TIME VENDOR RED CARPET TROPHY	ANNUAL CHAMBER DINNER	125.00
			AWARD FOR GARY PREWITT	<u>168.00</u>
			TOTAL:	293.00
Municipal Court	General Fund	AMAZON CAPITAL SERVICES INC	DOCUMENT SCANNER	<u>872.46</u>
			TOTAL:	872.46
Building Inspection	General Fund	CINTAS CORPORATION	BLDG DEPT UNIFORM RENTAL	<u>4.18</u>
			TOTAL:	4.18
Building Maintenance	General Fund	PRAIRIEFIRE COFFEE & ROASTERS BUTLER SUPPLY CO	COFFEE & HOT CHOCOLATE	146.68
			REPLACEMENT LIGHTS	19.84
			REPLACEMENT LIGHTS	84.00
			REPLACEMENT LIGHTS	248.00
		AB PEST CONTROL INC	CH PEST CONTROL	135.00
			BLDG DEPT UNIFORM RENTAL	0.92
		CH FLOOR MATS	CH FLOOR MATS	55.95
			ELEVATOR OPERATING CERTIFI	25.00
			BATHROOM TOWELS	33.41
			CLOROX WIPES	<u>29.52</u>
			TOTAL:	778.32
Parks	General Fund	CINTAS CORPORATION	PARKS DEPT UNIFORM RENTAL	<u>9.00</u>
			TOTAL:	9.00
Human Resources	General Fund	LAKE REGIONAL OCCUPATIONAL MEDICINE CBIZ HUMAN CAPITAL SERVICES INC 1138 INC LAKE REGIONAL PHARMACY	PRE EMPLOYMENT TESTING	20.00
			2022 PAY PLAN CONSULTANT	12,600.00
			PRE EMPLOYMENT TESTING	92.00
			FLU SHOTS	<u>819.00</u>
			TOTAL:	13,531.00
Police	General Fund	PURCELL TIRE & RUBBER CO O'REILLY AUTOMOTIVE STORES INC LAKE CLEANERS INC STAPLES BUSINESS ADVANTAGE	FLAT REPAIR- PD 26	21.40
			HEADLIGHT BULB- PD 27	7.31
			UNIFORM REPAIR- H. STARNES	4.00
			PRNTR LABELS,PCKNG TAPE,TO	<u>109.55</u>
			TOTAL:	142.26
911 Center	General Fund	STAPLES BUSINESS ADVANTAGE	WINDEX CLNR & SPRAYER	<u>22.80</u>
			TOTAL:	22.80
Planning	General Fund	LAKE SUN LEADER 81525 & 1586450	AFF OF PUB- BOA CASE #345	<u>67.50</u>
			TOTAL:	67.50
Engineering	General Fund	CINTAS CORPORATION	ENG DEPT UNIFORM RENTAL	<u>2.25</u>
			TOTAL:	2.25
Information Technology	General Fund	ELECTRONICS UNLIMITED FORWARD SLASH TECHNOLOGY LLC	NETWORK OUTAGE SUPPORT	85.00
			MAINT & SUPPRT BARRACUDA	2,592.00
			SWITCH & FIREWALL INSTALL	2,280.00
			NOV MANAGED SERVICES	<u>5,167.00</u>
			TOTAL:	10,124.00
Emergency Management	General Fund	OUTDOOR WARNING CONSULTING LLC	OUTDOOR WARNING SYSTM RELO	<u>11,005.00</u>
			TOTAL:	11,005.00
Transportation	Transportation	CAPITAL MATERIALS LLC	GRAVEL- DUDE RANCH	741.51

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		MEEKS BUILDING CENTER	LUMBER FOR PARKS	52.33
		GRAINGER INC	PARTS FOR SALT SPREADER #5	65.98
		RP LUMBER INC	REBAR	54.90
		FASTENAL CO	PARTS FOR SIGNS	253.78
		GB MAINTENANCE SUPPLY	PAPER TOWELS	9.90
		D&R MATERIALS	TOPSOIL	52.50
		ECONO SIGNS & BARRICADE LLC	ROUND DELINEATOR POST	480.61
		O'REILLY AUTOMOTIVE STORES INC	WIPER BLADES & GLASS CLNR-	52.75
			RET AIR FILTER- TRK #55	1.66-
			POWER TORQUE CREEPER	69.99
			TOGGLE SWITCH- TRK 66	5.99
			WIPER BLADES- TRK 54	60.77
			COPPER PLUG- WEEDEATER	10.78
			DIESEL EXHAUST FLUID- BACK	23.98
			WINDOW MOTOR ASSEMBLY- JEE	73.53
			COPPER PLUG- WEEDEATER	10.78
		PRAIRIEFIRE COFFEE & ROASTERS	COFFEE, CREAM, SUGAR	35.15
			COFFEE, CREAM, SUGAR	43.40
		CROWN POWER & EQUIPMENT	PARTS FOR KUBOTA TRACTOR	790.37
			PARTS FOR WEEDEATORS	143.72
			PARTS FOR KUBOTA TRACTOR	44.46
			PARTS FOR ALL WEEDEATORS	58.00
		CORE & MAIN LP	NITRILE GLOVES	96.48
		SOUTHWEST STONE SUPPLY INC	2" CREEK ROCK	101.04
			2" CREEK ROCK	101.04
		ALPHAGRAPHICS OF OSAGE BEACH	BUSINESS CARDS-LONG & ROBI	37.90
			BUSINESS CARDS-LONG & ROBI	41.10
		CINTAS CORPORATION	TRANS DEPT UNIFORMS	134.38
			TRANS DEPT FLOOR MATS	7.04
		DREDGING INC DBA SCOTTS CONCRETE	CONCRETE-MEADOW LN/ MAPLE	381.00
			CONCRETE- CITY PARK	458.50
			CONCRETE- SILVER LEAF RD	790.00
		AMAZON CAPITAL SERVICES INC	GRNDR TOOL, ATTCHMNT SKIDS	412.56
		OWEN SANDBLASTING LLC	SANDBLAST & BATTERIES-BCKT	1,169.55
		NGS HOLDINGS INC	REFLECTIVE VINYL SIGNS	1,222.06
			TOTAL:	8,086.17
Water	Water Fund	GB MAINTENANCE SUPPLY	PAPER TOWELS	9.90
		HACH CO	CHLORINE & FLUORIDE TESTER	851.16
		O'REILLY AUTOMOTIVE STORES INC	BATTERIES- TRK 52	22.97
		POSTMASTER	NOV 2021 UTILITY BILL POST	480.00
		PRAIRIEFIRE COFFEE & ROASTERS	COFFEE, CREAM, SUGAR	35.15
			COFFEE, CREAM, SUGAR	43.40
		CORE & MAIN LP	RED HYDRANT PAINT	75.10
		CINTAS CORPORATION	WATER DEPT UNIFORMS	91.11
			WATER DEPT FLOOR MATS	7.04
		STEVE DURBIN	SVC CALL- COLUMBIA WELL	250.00
			TOTAL:	1,865.83
Sewer	Sewer Fund	GRAINGER INC	METAL BOX,SOUNDER,SMOKE CA	289.84
		GB MAINTENANCE SUPPLY	PAPER TOWELS	9.89
		O'REILLY AUTOMOTIVE STORES INC	BATTERY & CORE CHARGE- TRK	153.41
			AIR CHUCK- TRK 67	7.03
			BRAKE CLEANER- SHOP	8.97
		CONSOLIDATED ELECTRICAL DISTR, INC	CONDUIT- L/S KK-37	362.96
		POSTMASTER	NOV 2021 UTILITY BILL POST	480.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		PRAIRIEFIRE COFFEE & ROASTERS	COFFEE, CREAM, SUGAR	35.15
			COFFEE, CREAM, SUGAR	43.40
		BULLOCK SEPTIC PUMPING LLC	PUMPOUT- ROCKWAY	576.00
			PUMPOUTS	1,010.00
		CORE & MAIN LP	PARTS FOR ROCKWAY PRESSURE	419.56
			PARTS FOR CITY PARK SEWER	198.50
		JCI INDUSTRIES INC	PUMP REPAIRS	2,800.00
		MO DEPT OF NATURAL RESOURCES	WW-B CERT #12746- ROBINETT	45.00
		CINTAS CORPORATION	SEWER DEPT UNIFORMS	149.35
			SEWER DEPT FLOOR MATS	7.05
		AMAZON CAPITAL SERVICES INC	BTRY,SCRWDVRS,PLIERS,REE	208.80
			START COMPACITORS- INVENTO	143.88
			TOTAL:	6,948.79
Ambulance	Ambulance Fund	STRYKER SALES CORP	STORAGE FLAT OPTION	156.45
		AMERICAN RESPONSE VEHICLES INC	TORQUE HINGE	29.45
		PINNACLE EMERGENCY VEHICLES LLC	RPLCMNT BATTERY PCK-150 E	60.75
		DOUGLAS G WILSON DO PC	OCT MEDICAL DIRECTOR SVC	1,000.00
		MCKESSON MEDICAL SURGICAL MN SUPPLY IN	MEDICAL SUPPLIES	23.75
			MEDICAL SUPPLIES	76.70
			MEDICAL SUPPLIES	55.44
			TOTAL:	1,402.54
Lee C. Fine Airport	Lee C. Fine Airpor	NAEGLER OIL CO	LCF EQUIP CHRG & SATELLITE	46.00
		CROWN POWER & EQUIPMENT	BOLT FOR RED TRACTOR	6.25
		FOUR SEASONS PLUMBING, LLC	REP LEAK IN WELL HOUSE @ L	150.40
		CINTAS CORPORATION	LCF UNIFORM RENTAL	8.85
		DBT TRANSPORTATION SERVICES LLC	NAVAID MAINT 11/1-1/31/202	2,800.00
			TOTAL:	3,011.50
Grand Glaize Airport	Grand Glaize Airpo	NAEGLER OIL CO	GG EQUIP CHRG & SATELLITE	46.00
		CINTAS CORPORATION	GG UNIFORM RENTAL	3.90
			TOTAL:	49.90

===== FUND TOTALS =====

10	General Fund	36,851.77
20	Transportation	8,086.17
30	Water Fund	1,865.83
35	Sewer Fund	6,948.79
40	Ambulance Fund	1,402.54
45	Lee C. Fine Airport Fund	3,011.50
47	Grand Glaize Airport Fund	49.90

GRAND TOTAL: 58,216.50

City of Osage Beach

Agenda Item Summary

Date of Meeting: November 18, 2021
Originator: Mike Welty, Assistant City Administrator
Presenter: Mike Welty, Assistant City Administrator

Agenda Item:

Bill 21-76 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to sign a contract with Meyer Electric for improvements at multiple Lift Stations for an amount not to exceed \$68,246.00. *Second Reading*

Requested Action:

Second Reading of Bill #21-76

Ordinance Referenced for Action:

Board of Aldermen approval required for purchases over \$25,001 per Municipal Code Chapter 135; Article II: Purchasing, Procurement, Transfers, and Sales.

Deadline for Action:

None

Budgeted Item:

Yes

Budget Line Information (if applicable):

Budget Line Item/Title: 35-00-773114 Lift Station Improvements

FY2021 Budgeted Amount:	\$551,000
FY2021 Expenditures to Date (10/25/21):	(\$ 182,779)
FY2021 Available:	\$368,221
FY2021 Requested Amount:	\$68,246

Department Comments and Recommendation:

The purchase of the pumps, electrical panels, and communication equipment needed for this project were approved for purchase at the 08/19/21 Board of Aldermen meeting. The attached contract is for the installation of this equipment.

The City received three bids for this work. The bid tab and the winning bidder's bid form are attached. Meyer Electric was the low bidder. The City has worked closely with Meyer Electric for a few years now. They are the City's current street light and signal

maintenance repair contractor. We have a good working relationship with them and see no problem with them doing this work.

Stations being rehabed:

Huff N Puff = 2 new pumps/new 3 phase panel/wet well mixer/transducer control system with floats.

The Ledges = New pump/new single phase to three phase conversion panel/New cellular Scada system/wet well mixer/transducer control system with floats.

Indian Point= 2 new pumps/new 3 phase panel/wet well mixer/transducer control system with floats.

Additional Notes:

The Ledges = Traditional scada will not work in this location. Instead, we will use cellular scada. After the first year, there is an ongoing yearly budget impact of \$360.00 for the cell service.

Even though we took steps to order all the equipment needed well in advance, we are still having issues with getting it all delivered timely. At this time, it is unlikely that this work will be done by the end of the year. Work will likely begin in January once all the parts and pieces arrive.

I recommend Approval.

City Attorney Comments:

Per City Code 110.230, Bill 21-76 is in correct form.

City Administrator Comments:

The first reading was read and approved at the November 4, 2021 Board of Aldermen meeting. I concur with the department's recommendation.

AN ORDINANCE OF THE CITY OF OSAGE BEACH, MISSOURI, AUTHORIZING THE MAYOR TO CONTRACT OB20-004B WITH MEYER ELECTRIC, CO. FOR IMPROVEMENTS AT MULTIPLE LIFT STATIONS WITH A NOT TO EXCEED AMOUNT OF \$68,246.00

BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF OSAGE BEACH, MISSOURI, AS FOLLOWS, WIT:

Section 1. The Board of Aldermen hereby authorizes the City Administrator or Mayor to execute contract OB20-004B, with Meyer Electric, CO for improvements at multiple lift stations in a form substantially similar on content attached to this ordinance as Exhibit "A."

Section 2. Total expenditures or liability authorized under this Ordinance shall not exceed Sixty-Eight Thousand Two Hundred Forty-Six Dollars (\$68,246.00).

Section 3. The City Administrator is hereby authorized to take such further actions as are necessary to carry out the intent of this Ordinance and Contract.

Section 4. This Ordinance shall be in full force and effect from date of passage and approval by the Mayor.

READ FIRST TIME: November 4, 2021

READ SECOND TIME:

I hereby certify that the above Ordinance No. 21.76 was duly passed on _____, by the Board of Aldermen of the City of Osage Beach. The votes thereon were as follows.

Ayes:

Nays:

Abstentions:

Absent:

This Ordinance is hereby transmitted to the Mayor for her signature.

Date

Tara Berreth City Clerk

Approved as to form:

Edward B. Rucker, City Attorney

I hereby approve Ordinance No. 21.76.

Date

John Olivarri, Mayor

ATTEST:

Tara Berreth, City Clerk

**Bid Tabulation
Lift Station Improvements
Osage Beach Project No. OB21-004B
October 21, 2021**



City of Osage Beach
1000 City Parkway • Osage Beach, MO 65065
Phone [573] 302-2000 • Fax [573] 302-0528 • www.OsageBeach.org

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Item	Description	Unit	Quantity	Engineer's Estimate		Meyer Electric		RC Contracting		Stockman Const.	
				Unit Price (\$)	Total Cost (\$)	Unit Price (\$)	Total Cost (\$)	Unit Price (\$)	Total Cost (\$)	Unit Price (\$)	Total Cost (\$)
1	Mobilization/Demobilization/Start-Up/Permits/Bonds	LS	1	\$ 3,000.00	\$ 3,000.00	\$ 1,750.00	\$ 1,750.00	\$ 3,000.00	\$ 3,000.00	\$ 1,500.00	\$ 1,500.00
2	Station 10-4 Improvements	LS	1	\$ 22,500.00	\$ 22,500.00	\$ 24,614.00	\$ 24,614.00	\$ 37,700.00	\$ 37,700.00	\$ 36,340.00	\$ 36,340.00
3	Station 22-1 Improvements	LS	1	\$ 22,750.00	\$ 22,750.00	\$ 23,514.00	\$ 23,514.00	\$ 36,700.00	\$ 36,700.00	\$ 33,310.00	\$ 33,310.00
4	Station 496D Improvements	LS	1	\$ 16,750.00	\$ 16,750.00	\$ 13,368.00	\$ 13,368.00	\$ 17,600.00	\$ 17,600.00	\$ 20,300.00	\$ 20,300.00
5	Force Account	LS	1	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00
TOTAL BASE BID					\$ 70,000.00		\$ 68,246.00		\$ 100,000.00		\$ 96,450.00

**Bid Tabulation
Lift Station Improvements
Osage Beach Project No. OB21-004B
October 21, 2021**

Item	Description	Unit	Quantity
1	Mobilization/Demobilization/Start-Up/Permits/Bonds	LS	1
2	Station 10-4 Improvements	LS	1
3	Station 22-1 Improvements	LS	1
4	Station 496D Improvements	LS	1
5	Force Account	LS	1

TOTAL BASE BID

Station 10-4, Station 22-1, & Station 496D Improvements

BID FORM

To: Honorable Mayor and Board of Aldermen
City of Osage Beach, Missouri

Gentlemen:

THE UNDERSIGNED BIDDER, having examined the Instructions to Bidders, Contract Forms, Drawings, Specifications, General Conditions, Supplementary Conditions, and other related Contract Documents attached hereto and referred to herein, and any and all Addenda thereto; the location, arrangement, and construction of existing railways, highways, streets, roads, structures, utilities, and facilities which affect or may be affected by the Work; the topography and condition of the site of the Work; and being acquainted with and fully understanding (a) the extent and character of the Work covered by this Bid Form; (b) the location, arrangement, and specified requirements of and for the proposed structures and miscellaneous items of Work appurtenant thereto; (c) the nature and extent of the excavations to be made, and the type, character and general condition of the materials to be excavated; (d) the necessary handling and rehandling of excavated materials; (e) all existing and local conditions relative to construction difficulties and hazards, labor, transportation, hauling, trucking and rail delivery facilities; and (f) all local conditions, laws, regulations, and all other factors and conditions affecting or which may be affected by the performance of the Work required by the Contract Documents.

HEREBY PROPOSE and agrees, if this Bid is accepted, to enter into agreement in the form attached hereto, and to perform all Work and to furnish all required materials, supplies, equipment, tools and plant; to perform all necessary labor; and to construct, install, erect and complete all Work stipulated in, required by, in accordance with the Contract Documents and other terms and conditions referred to therein (as altered, amended, or modified by any and all Addenda thereto) for the total bid price.

Bidder hereby agrees to commence Work under this Contract on the thirtieth day after the Effective Date of the Agreement or, if a Notice to Proceed is given, on the day indicated in the Notice to Proceed. A Notice to Proceed may be given at any time within thirty days after the Effective Date of the Agreement.

Bidder acknowledges receipt of the following Addenda, which have been considered in the preparation of this Bid:

No. 1 Dated October 18, 2021
No. _____ Dated _____

Bidder agrees, if the bid is accepted, to perform all the work described in the Project Manual including all Addenda, for the following prices.

ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1	Mobilization/Demobilization/Start-Up/Permits/Bonds	LS	1	\$1,750.00	\$1,750.00
2	Station 10-4 Improvements	LS	1	\$24,614.00	\$24,614.00
3	Station 22-1 Improvements	LS	1	\$23,514.00	\$23,514.00
4	Station 496D Improvements	LS	1	\$13,368.00	\$13,368.00
5	Force Account	LS	1	\$5,000.00	\$5,000.00
Total Base Bid:					\$68,246.00

TOTAL BID IN WRITING: Sixty-Eight Thousand, Two Hundred Forty-Six Dollars and no/100

(See Next Page for Station Line Itemization)

Station 10-4, Station 22-1, & Station 496D Improvements

Station 10-4 Line Items

ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1	Removal of Existing Electrical Equipment	LS	1	\$1,307.00	\$1,307.00
2	Electrical Panel & Meter Rack Construction	LS	1	\$2,801.00	\$2,801.00
3	Electrical Conduit from Transformer to Meter	LS	1	\$3,268.00	\$3,268.00
4	Asphalt Pavement Repair	LS	1	\$467.00	\$467.00
5	Installation of New Station Panel (Purchased by City)	LS	1	\$1,400.00	\$1,400.00
6	New Disconnect Switch	EA	2	\$1,634.00	\$3,268.00
7	New Electric Meter Socket	EA	1	\$467.00	\$467.00
8	Installation of New Electrical Panel & Wiring	LS	1	\$4,668.00	\$4,668.00
9	Electrical Conduit to Wet Well	LS	1	\$747.00	\$747.00
10	Transformer Replacement (By Ameren)	LS	1	\$0.00	
11	Installation of New ABS/Sulzer Model XFP100J Pump (Purchased by City)	EA	1	\$2,334.00	\$2,334.00
12	Installation of Submersible Pressure Transducer	LS	1	\$1,400.00	\$1,400.00
13	Fall Thru Prevention on Wet Well Hatch	LS	1	\$1,867.00	\$1,867.00
14	3-inch Vent	LS	1	\$467.00	\$467.00
15	Site Clean Up & Restoration	LS	1	\$153.00	\$153.00
TOTAL FOR STATION 10-4:					\$24,614.00

Station 22-1 Line Items

ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1	Removal of Existing Electrical Equipment	LS	1	\$1,186.00	\$1,186.00
2	Electrical Panel & Meter Rack Construction	LS	1	\$2,541.00	\$2,541.00
3	Electrical Conduit from Transformer to Meter	LS	1	\$2,117.00	\$2,117.00
4	Installation of New Station Panel (Purchased by City)	LS	1	\$423.00	\$423.00
5	New Disconnect Switch	EA	2	\$1,482.00	\$2,964.00
6	New Electric Meter Socket	EA	1	\$423.00	\$423.00
7	Installation of New Electrical Panel & Wiring	LS	1	\$4,235.00	\$4,235.00
8	Electrical Conduit to Wet Well	LS	1	\$678.00	\$678.00
9	Transformer Replacement (By Ameren)	LS	1	\$0.00	
10	Installation of New ABS/Sulzer Model XFP101G Pump (Purchased by City)	EA	2	\$2,117.00	\$4,235.00
11	Installation of Submersible Pressure Transducer	LS	1	\$1,270.00	\$1,270.00
12	Installation of AP500 Wet Well Mixing Unit & Electrical (Purchased by City)	LS	1	\$1,186.00	\$1,186.00
13	Fall Thru Prevention on Wet Well Hatch	LS	1	\$1,694.00	\$1,694.00
14	3-inch Vent	LS	1	\$423.00	\$423.00
15	Site Clean Up & Restoration	LS	1	\$139.00	\$139.00
Station 22-1 Bid:					\$23,514.00

Station 10-4, Station 22-1, & Station 496D Improvements

Station 496D Line Items

ITEM	DESCRIPTION	UNIT	QUANTITY	UNIT PRICE	EXTENDED PRICE
1	Removal of Existing Add-A-Phase & Electrical Equipment	LS	1	\$1,500.00	\$1,500.00
2	Installation of New Phase Perfect & Electrical Panel (Purchased by City)	LS	1	\$5,000.00	\$5,000.00
3	Installation of New Sulzer/ABS model PE100/2 Pump (Purchased by City)	EA	1	\$2,500.00	\$2,500.00
4	Installation of Submersible Pressure Transducer	LS	1	\$1,500.00	\$1,500.00
5	3-inch Vent	LS	1	\$500.00	\$500.00
6	Portable Hoist Socket Base Mount	LS	1	\$804.00	\$804.00
7	Installation of AP500 Wet Well Mixing Unit & Electrical (Purchased by City)	LS	1	\$1,400.00	\$1,400.00
8	Site Clean Up & Restoration	LS	1	\$164.00	\$164.00
Station 496D Bid:					\$13,368.00

Station 10-4, Station 22-1, & Station 496D Improvements

It is mutually understood and agreed by and between the parties of this Contract, in signing the Agreement thereof that time is of the essence in this Contract. In the event that the Contractor shall fail in the performance of the Work specified and required to be performed within the period of time stipulated therefore in the Agreement binding said parties, after due allowance for any extension of time which may be granted under provisions of the General Conditions, the Contractor shall pay unto the Owner, as stipulated, liquidated damages and not as a penalty, the sum stipulated therefore in the Contract Agreement for each and every consecutive calendar day that the Contractor shall be in default.

In case of joint responsibility for any delay in the final completion of the Work covered by the Agreement; where two or more separate Agreements are in force at the same time and cover work on the same project and at the same site, the total amount of liquidated damages assessed against all contractors under such Agreement for any one day of delay in the final completion of the Work will not be greater than the approximate total of the damages sustained by the Owner by reason of such delay in completion of the Work, and the amount assessed against any Contractor for such one day of delay will be based upon the individual responsibility of such Contractor for the aforesaid delay as determined by and in the judgment of the Owner.

The Owner shall have the right to deduct said liquidated damages from any moneys in its hands, otherwise due or to become due to said Contractor, or sue for and recover compensation for damages for nonperformance of the Agreement at the time stipulated herein and provided for.

The undersigned hereby agrees to enter into Contract on the attached Agreement Form and furnish the necessary bond within fifteen (15) consecutive calendar days from the receipt of Notice of Award from the Owner's acceptance of this Bid, and to complete said Work within the indicated number of consecutive calendar days from the thirtieth day after the Effective Date of the Agreement, or if a Notice to Proceed is given, from the date indicated in the Notice to Proceed.

If this Bid is accepted and should Bidder for any reason fail to sign the Agreement within fifteen (15) consecutive calendar days as above stipulated, the Bid Security which has been made this day with the Owner shall, at the option of the Owner, be retained by the Owner as liquidated damage for the delay and expense caused the Owner; but otherwise, it shall be returned to the undersigned in accordance with the provisions set forth on page IB-5, paragraph 6.0 Bid Security.

Dated at Jefferson City, Missouri this 21st day of October, 2021.

LICENSE or CERTIFICATE NUMBER, if applicable _____

FILL IN THE APPROPRIATE SIGNATURE AND INFORMATION BELOW:

IF AN INDIVIDUAL: _____
Signature and Title

Typed or Printed Name

Doing Business As _____
Name of Firm

Business Address of Bidder: _____
Telephone No. _____

Station 10-4, Station 22-1, & Station 496D Improvements

IF A PARTNERSHIP:

Name of Partnership

Member of Firm (Signature)

Member of Firm (Typed or Printed)

Business Address of Bidder: _____

Telephone No. _____

IF A CORPORATION:

Meyer Electric Company, Inc.

Name of Corporation

By

Leon J. Keller
Signature & Title

President

Leon J. Keller

Typed or Printed Name

ATTEST:

Travis Kay
Secretary or Assistant Secretary Signature

(CORPORATE SEAL)

Travis Kay

Typed or Printed Name

Business Address of Bidder:

3513 North Ten Mile Drive

Jefferson City, MO 65109

Telephone No. **(573) 893-2335**

If Bidder is a Corporation, supply the following information:

State in which Incorporated:

Missouri

Name and Address of its: President **Leon J. Keller - 3513 North Ten Mile Drive, Jefferson City MO 65109**

Secretary **Travis Kay - 3513 North Ten Mile Drive, Jefferson City, MO 65109**

AGREEMENT

THIS AGREEMENT, made and entered into this _____ day of _____, 20____, by and between the **City of Osage Beach**, Party of the First Part and hereinafter called the **Owner**, and **Meyer Electric Company** a Missouri Corporation Party of the Second Part and hereinafter called the **Contractor**.

WITNESSETH:

THAT WHEREAS, the City of Osage Beach has caused to be prepared, in accordance with law, specifications, plans, and other contract documents for the work herein described and has approved and adopted said documents, and has caused to be published, in the manner and for the time required by law, an advertisement for and in connection with the construction of the improvements, complete, in accordance with the contract documents and the said plans and specifications; and

WHEREAS, the Contractor, in response to such advertisement, has submitted to the Owner, in the manner and at the time specified, a sealed bid in accordance with the terms of said advertisement.

WHEREAS, the Owner, in the manner prescribed by law, has publicly opened, examined and canvassed the bids submitted in response to the published advertisement therefor, and as a result of such canvass has determined and declared the aforesaid Contractor to be the lowest responsive and responsible Bidder for the said work and has duly awarded to the said Contractor a contract therefor, for the sum or sums named in the Contractor's bid, a copy thereof being attached to and made a part of this contract.

NOW, THEREFORE, in consideration of the compensation to be paid to the Contractor and of the mutual agreements herein contained, the Parties to these presents have agreed and hereby agree, the Owner for itself and its successors, and the Contractor for its, his, or their executors and administrators, as follows:

ARTICLE I. That the Contractor shall (a) furnish all tools, equipment, supplies, superintendence, transportation, and other construction accessories, services and facilities; (b) furnish all materials, supplies and equipment specified and required to be incorporated in and form a permanent part of the completed work except the items specified to be furnished by the Owner; (c) provide and perform all necessary labor; and (d) in a good, substantial, and workmanlike manner and in accordance with the provisions of the General Conditions and Supplementary Conditions of this contract which are attached hereto and make a part hereof, and in conformance with the contract plans and specifications designated and identified therein, execute, construct, and complete all work included in and covered by the Owner's official award of this contract to the said Contractor, such award being based on the acceptance by the Owner of the Contractor's bid for the construction of the improvements.

ARTICLE II. That the Contractor shall construct, complete as designated and described in the foregoing Bid Form and attached specifications and in accordance with the Advertisement for Bids, Instructions to Bidders, Bid Form, Bonds, General Conditions, Supplementary Conditions, detailed specifications, plans, addenda, and other component parts of the contract documents hereto attached, all of which documents form the contract and are fully a part hereto as if repeated verbatim here.

ARTICLE III. That the Owner shall pay to the Contractor for the performance of the work described as follows:

Station 10-4, Station 22-1, & Station 496D Improvements

and the Contractor will accept as full compensation thereof, the sum (subject to adjustment as provided by the contract) of **Sixty Eight Thousand Two Hundred Forty Six dollars and zero cents (\$68,246.00)** for all work covered by and included in the contract award and designated in the foregoing Article I. Payment therefor shall be made in the manner provided in the General Conditions and Supplementary Conditions attached hereto.

ARTICLE IV. That the Contractor shall begin assembly of materials and equipment within fifteen (15) days after receipt from the Owner of executed copies of the contract and that the Contractor shall complete said work within **thirty (30)** consecutive calendar days from the thirtieth day after the Effective Date of the agreement, or if a Notice to Proceed is given, from the date indicated in the Notice to Proceed.

Owner and Contractor recognize time is of the essence of this agreement and that Owner will suffer financial loss if the work is not completed within the time specified above, plus any extensions thereof allowed in allowance with Article 11 of the General Conditions. Owner and Contractor agree that as liquidated damages for delay, but not as a penalty, Contractor shall pay Owner Five Hundred dollars (\$ 500.00) for each and every calendar day of each section that expires following the time specified above for completion of the work.

ARTICLE V. This Agreement will not be binding and effective until signed by the Owner.

IN WITNESS WHEREOF, the Parties hereto have executed this contract as of the day and year first above written.

SIGNATURE:

ATTEST:

Owner, Party of the First Part

City Clerk

By _____
Name and Title

(SEAL)

*

LICENSE or CERTIFICATE NUMBER, if applicable _____

SIGNATURE OF CONTRACTOR:

IF AN INDIVIDUAL OR PARTNERSHIP

Contractor, Party of the Second Part

By _____
Name and Title

IF A CORPORATION

ATTEST:

Contractor, Party of the Second Part

Secretary

By _____
Name and Title

(CORPORATE SEAL)

STATE OF _____
COUNTY OF _____

On This _____ day of _____, 20____, before me appeared _____
to me personally known who, being by me duly sworn, did say that he is the _____ of _____
_____ and that the seal affixed to said instrument is the corporate seal of
said corporation by authority of its board of directors, and said _____ acknowledged said
instrument to be the free act and deed of said corporation.

(SEAL)

My commission Expires: _____

Notary Public Within and For Said County and State

City of Osage Beach

Agenda Item Summary

Date of Meeting: November 18, 2021
Originator: Mike Welty, Assistant City Administrator
Presenter: Mike Welty, Assistant City Administrator

Agenda Item:

Bill 21-77 - An ordinance of the City of Osage Beach, Missouri, amending Section 510.030 of the City Ordinances, to create procedures for accepting streets into the city public road system, directly by the Board of Aldermen when certain conditions have been met. *First Reading*

Requested Action:

First Reading of Bill #21-77

Ordinance Referenced for Action:

Board of Aldermen approval required per Section 110.230. Ordinances, Resolutions, Etc. – Generally and Section 110.240 Adoption of Ordinances.

Deadline for Action:

None

Budgeted Item:

No

Budget Line Information (if applicable):

Not Applicable

Department Comments and Recommendation:

This is a change to section 510.030; Procedures for accepting new streets into City inventory. This bill currently states that all roadways must go through the Planning Commission for approval before they are forwarded to the Board of Aldermen for approval. I am proposing a change to this ordinance that would allow certain roadways to by-pass the Planning Commission when they meet the following criteria.

1. The street meets city design guidelines or design guidelines have been waived by the Board of Aldermen,
2. The street has been previously created on a plat by the Recorder of Deeds for Miller or Camden County,

3. Construction improvements were previously approved by the Board of Aldermen.

As stated in red on the attached document, in order for a street to by-pass the Planning Commission and come straight to the Board of Aldermen for approval, all three of these conditions must be met.

I recommend approval.

City Attorney Comments:

Per City Code 110.230, Bill 21-77 is in correct form.

City Administrator Comments:

This is a requested change in ordinance related to circumstances that have materialized recently regarding acceptance of certain roadways, under specific conditions. I concur with the department's recommendation.

AN ORDINANCE OF THE CITY OF OSAGE BEACH, MISSOURI, AMENDING SECTION 510.030 OF THE CITY ORDINANCES, TO CREATE PROCEDURES FOR ACCEPTING STREETS INTO THE CITY PUBLIC ROAD SYSTEM, DIRECTLY BY THE BOARD OF ALDERMEN WHEN CERTAIN CONDITIONS HAVE BEEN MET.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF OSAGE BEACH, AS FOLLOWS:

Section 1. That Section 110.300 is hereby amended with amendments as set forth below with new material set out in red to read as follows:

- A. All applications shall be submitted on forms provided by the City.
- B. All applications shall be reviewed by the Planning Commission and forwarded to the Board of Aldermen with their recommendations.
- C. Exceptions: Roads considered for acceptance into city inventory are not required to go through the Planning Commission for approval and may be brought directly to the Board of Aldermen for approval when all the following conditions are met:
 - i. The road meets city design guidelines standards, or the Board of Aldermen has previously waived application to city design guideline standards for the road in question,
 - ii. The road has been previously created in a plat recorded with the Recorder of Deeds for either Camden or Miller County,
 - iii. The construction improvements have previously been approved by the Board of Aldermen.
- D. The Board of Aldermen shall direct the City Clerk to schedule a public hearing for the purpose of receiving comments concerning the application.
- E. After consideration of the comments and documentation received during the public hearing, the Board of Aldermen may approve the application if they are of the opinion, it is in the best interest of the city.

Section 2. Severability

The chapters, sections, paragraphs, sentences, clauses and phrases of this ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this ordinance shall be declared unconstitutional or otherwise invalid by the valid judgment or degree of any Court of any competent jurisdiction, such unconstitutionality or invalidity shall not affect any of the remaining phrases, clauses, sentences, paragraphs, or sections of this ordinance since the same would have been enacted by the Board of Aldermen without the incorporation in this ordinance of any such unconstitutional or invalid phrase, clause, sentence, paragraph or section.

Section 3. Repeal of Ordinances not to affect liabilities, etc.

Whenever any part of this ordinance shall be repealed or modified, either expressly or by implication, by a subsequent ordinance, that part of the ordinance thus repealed or modified shall continue in force until the subsequent ordinance repealing or modifying the ordinance shall go

into effect unless therein otherwise expressly provided; but no suit, prosecution, proceeding, right, fine or penalty instituted, created, given, secured or accrued under this ordinance previous to its repeal shall not be affected, released or discharged but may be prosecuted, enjoined and recovered as fully as if this ordinance or provisions had continued in force, unless it shall be therein otherwise expressly provided.

Section 4. That this Ordinance shall be in full force and effect from and after the date of passage and approval of the Mayor.

READ FIRST TIME: _____ READ SECOND TIME: _____

I hereby certify that Ordinance No.21.77 was duly passed on _____ by the Board of Aldermen of the City of Osage Beach. The votes thereon were as follows:

Ayes:

Nays:

Abstentions:

Absent:

This Ordinance is hereby transmitted to the Mayor for his signature.

Date

Tara Berreth, City Clerk

Approved as to form:

Edward B. Rucker, City Attorney

I hereby approve Ordinance No.21.77.

John Olivarri, Mayor

Date

Tara Berreth, City Clerk

Section 510.030. Procedures. [R.O. 2006 §510.030; Ord. No. 95.32 §3(21-3), 9-21-1995; Ord. No. 05.15 §1, 4-7-2005; Ord. No. 06.43 §3, 9-7-2006]

- A. All applications shall be submitted on forms provided by the City.
- B. All applications shall be reviewed by the Planning Commission and forwarded to the Board of Aldermen with their recommendations.
 - a Exceptions: Roads considered for acceptance into city inventory are not required to go through the Planning Commission for approval and may be brought directly to the Board of Aldermen for approval when all the following conditions are met:
 - i The road meets city design guidelines standards, or the Board of Aldermen has previously waived application to city design guideline standards for the road in question,
 - ii The road has been previously created in a plat recorded with the Recorder of Deeds for either Camden or Miller County,
 - iii The construction improvements have previously been approved by the Board of Aldermen.
- C. The Board of Aldermen shall direct the City Clerk to schedule a public hearing for the purpose of receiving comments concerning the application.
- D. After consideration of the comments and documentation received during the public hearing, the Board of Aldermen may approve the application if they are of the opinion, it is in the best interest of the city.

City of Osage Beach
Agenda Item Summary

Date of Meeting: November 18, 2021
Originator: Jeana Woods, City Administrator
Presenter: Jeana Woods, City Administrator

Agenda Item:
Motion for Direction

Requested Action:
Not Applicable

Ordinance Referenced for Action:
Not Applicable

Deadline for Action:
Not Applicable

Budgeted Item:
Not Applicable

Budget Line Information (if applicable):
Not Applicable

Department Comments and Recommendation:
Not Applicable

City Attorney Comments:
Not Applicable

City Administrator Comments:
During the Citizen's Comments at the November 4, 2021 Board of Aldermen meeting, Michael Harmison, owner and operator of Harmison's Hometown Fundraising and Harmacy's Cheese Store, spoke to the Board of Aldermen about his current situation regarding Certificate of Occupancy, requesting the Board to grant "an 18-month temporary occupancy permit". Mr. Harmison currently has a temporary Certificate of Occupancy valid through November 19, 2021, issued by the Building Official.

Following Mr. Harmison's comments at the November 4, 2021 Board of Aldermen

meeting, the Mayor directed Mr. Harmison to contact the City Administrator and arrange the request to be included in an upcoming Board of Aldermen meeting agenda.

Direction by the Board of Aldermen may be necessary in such circumstances beyond department/staff authorization. Unless specifically outlined in the City's Code of Ordinances, authority of the City Administrator, department management, or other City staff is limited to the perimeters of the City's Code of Ordinances.

Good evening. My name is Michael Harmison, and I am the owner of Harmison's Hometown Fundraising and Army's Cheese Store and more located right down the road on the West End of Osage Beach in Ward 2. I am asking that tonight an Alderman will make a motion, a 2nd Alderman will 2nd the motion and it is voted on to grant me an 18-month Temporary Occupancy Permit for my new 6,000 square foot building behind Army's Cheese Store. I am asking for this permit to serve as occupancy for the storage of and shipping of Fundraising & Cheese Store items, cold and frozen rental storage as well as utilizing a 2,400 square foot area for assembly of no more than 100 people.

After living in Iowa for most of my life, I moved to Osage Beach and purchased this property in May of 2014 and opened Army's Cheese Store & More in May of 2015 on what many call "The Dead End" of Osage Beach. I also operate Harmison's Hometown Fundraising out of this same property. I have been in the Fundraising business for 32 years and pre-covid, Harmison's worked with around 300 non-profit organizations nationwide by providing them with cheese, sausage, snacks, cookie dough and other various items to sell to earn needed funds. Most of our customers are the FFA organization, formally known as Future Farmers of America whose colors are prominently known as Blue and Yellow. My nickname in college was Army and that is the short history of how Army's cheese store got its name and why the colors are blue and yellow. This year Harmison's is on track to work with around 160 organizations nationwide and post covid we will only continue to grow, and Army's Cheese Store is consistently setting sales records year after year and has truly become a destination area for vacationers and a regular shopping store for locals.

It was my hope and plan that both businesses would thrive and grow and be a leader of turning the so called "Dead End" into a flourishing area once again. I believe this is happening and why I decided to invest 3 quarters of million dollars into the new facility. The new facility is phase 1 of a 2-phase plan with the second phase being a new Army's Cheese Store built connected to this facility and the existing Army's coming down and that entire area paved all the way to the business 54 for plenty of parking and allow us to solicit tour bus agencies for trips to Army's and Osage Beach. The current Army's has a footprint of 1,000 square feet and the new Army's is estimated at 2,400 square feet. It is my intention to have this 2nd phase completed for a Grand Opening Memorial Day 2023.

At the completion of the facility, occupancy was denied because the parking area was not paved or concreted per city code. Unfortunately, I was not aware of this code and after learning of the code hoped that since this was only the completion of the 1st phase and that much of the 2nd phase (The new Army's Cheese Store) would be built on top of the paved or concreted area that the City of Osage Beach would grant me an 18 month, either variance or at least a temporary occupancy. This made sense to me knowing that both businesses were successful, and that success was financially contributing to the Osage Beach.

I simply had to keep Army's open during the summer tourist season and with fundraising starting up in the Fall, I explained to several employees and elected officials of Osage Beach that I really didn't want to spend \$25,000.00 on pavement that I would have to tear up in a year and that I couldn't close for a week while the payment was being installed. To my surprise and disappointment, I was ultimately told that the only way for me to receive a Temporary Occupancy that I would have to have plans drawn up and approved by the city and that I sign off on the project to install pavement. I followed all the requirements placed on me and contracted with Capital Paving to install the necessary area and committed to paying approximately \$25,000.00 in pavement that will need to be removed for the completion of the new Army's in the next 18 months. This Temporary Certificate of Occupancy is only valid until 11/19/2021 and I am still waiting to hear when this project can be completed because of they are currently so back logged.

As you can see by these photos, the current parking and driving area is highly efficient for both vehicles as well as walking. The ramp shown here allows for vehicles to be driven inside the facility for letting out and picking up those with special needs. You can also see plenty of parking space to the side and in front of the new facility as well as in front of Army's and a circle drive for entering and exiting. You can also see the area of the existing Army's that will become a parking lot with plenty of parking. Inside this facility there is an 854 square foot refrigerator, an 854 square foot freezer, 2 loading docks, 3 stall woman's restroom (ADA Compliant), 1 ADA Compliant men's stall and 2 urinals. I invite all of you to come out for a personal visit to see this beautiful facility. Please feel free to call me on my cell at 515-991-3214.

The building was designed and built to be used for the fundraising business from October through December with about 75% of our business taking place at that time. Our coolers are filled with cheese and sausage and the freezers are filled with cookie dough. The middle 2,400 square foot area is where we pack school orders, and the loading docks are for shipping. During the non-fundraising season, the plan is offering the only cold and frozen storage facility for rent in this area. We have had lots of interest from restaurants and bars so that they can order frozen product in bulk during the off season to save money and avoid shortages, store at our facility, and come get what they need as they need during the summer. I have also been approached by a Budweiser distributor out of Lebanon about renting the cold storage during the summer month rather than making the trip from the lake back to Lebanon on a regular basis. This building is certainly unique for this area and offers much to the community.

So again, I am asking that tonight an Alderman will make a motion, a 2nd Alderman will 2nd the motion and it is voted on to grant me an 18-month Temporary Occupancy Permit for my new 6,000 square foot building behind Harmacy's Cheese Store. I am asking for this permit to serve as occupancy for the storage of and shipping of Fundraising & Cheese Store items, cold and frozen rental storage as well as utilizing a 2,400 square foot area for assembly of no more than 100 people.

I absolutely love living in Osage Beach and at the beautiful Lake of the Ozarks and will live here for the rest of my life. I am involved in many local organizations and both of my companies have contributed finically to the city as well as local charities. I have several ideas and plans to help make the West End and Osage Beach Great Again and asking for your help tonight. Thank you.

Sincerely,

Michael Harmison