

AN ORDINANCE AUTHORIZING THE EXECUTION OF VARIOUS DOCUMENTS
RELATED TO THE LAKEPORT VILLAGE REDEVELOPMENT AREA.

WHEREAS, the City of Osage Beach, Missouri (the "City"), and Lakeport Village LLC (the "Developer") entered into a Redevelopment Agreement dated as of August 31, 2023, concerning the redevelopment of approximately 24 acres of real property located at the northeast corner of Jefferies Road and U.S. Route 54 in the City into a family-friendly resort and entertainment district (the "Redevelopment Project"), as more fully described in the Lakeport Village Tax Increment Financing Redevelopment Plan; and

WHEREAS, the City, the Developer, the Lakeport Village Community Improvement District and the Lakeport Village Transportation Development District entered into a Cooperation and Transportation Project Agreement dated as of December 7, 2023, concerning the development of a community improvement district project and a transportation development district project, both of which are within the scope of the Redevelopment Project; and

WHEREAS, to further facilitate the development of the Redevelopment Project, the Board of Aldermen desires to approve an Amended and Restated Redevelopment Agreement (the "Redevelopment Agreement") and an Amended and Restated Cooperation and Transportation Project Agreement (the "Cooperation Agreement");

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

Section 1. Approval of Redevelopment Agreement. The Board of Aldermen hereby approves the Redevelopment Agreement, in substantially the form attached as Exhibit A, with such changes therein as shall be approved by the officers of the City executing the same. The Mayor is hereby authorized and directed to execute, on behalf of the City, the Redevelopment Agreement, and the City Clerk is hereby authorized and directed to attest to the Redevelopment Agreement and to affix the seal of the City thereto.

Section 2. Approval of Cooperation Agreement. The Board of Aldermen hereby approves the Cooperation Agreement, in substantially the form attached as Exhibit B, with such changes therein as shall be approved by the officers of the City executing the same. The Mayor is hereby authorized and directed to execute, on behalf of the City, the Cooperation Agreement, and the City Clerk is hereby authorized and directed to attest to the Cooperation Agreement and to affix the seal of the City thereto.

Section 3. Further Authority. The officers, agents and employees of the City are hereby authorized and directed to execute all documents and take such actions as they may deem necessary or advisable to carry out and perform the purposes of this Ordinance.

Section 4. Severability. The sections of this Ordinance shall be severable. If any section of this Ordinance is found by a court of competent jurisdiction to be invalid, the

remaining sections shall remain valid, unless the court finds that: (a) the valid sections are so essential to and inseparably connected with and dependent upon the void section that it cannot be presumed that the Board of Aldermen has or would have enacted the valid sections without the void one; and (b) the valid sections, standing alone, are incomplete and are incapable of being executed in accordance with the legislative intent.

Section 5. Effective Date. This Ordinance shall be in full force and effect from and after the date of passage and approval of the Mayor.

READ FIRST TIME: July 17, 2025 READ SECOND TIME: July 2, 2025

I hereby certify that Ordinance No. 25.49 was duly passed on July 2, 2025 by the Board of Aldermen of the City of Osage Beach. The votes thereon were as follows:

Ayes:	6	Nays:	0
Abstentions:	0	Absent:	0

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

July 2, 2025
Date

Tara Berreth
Tara Berreth, City Clerk

Approved as to form:

Cole Bradbury
Cole Bradbury, City Attorney

I hereby approved Ordinance No. 25.49.

Michael Harrison
Michael Harrison, Mayor

July 2, 2025
Date

Tara Berreth
Tara Berreth, City Clerk

EXHIBIT A

AMENDED AND RESTATED
REDEVELOPMENT AGREEMENT

(On file in the office of the City Clerk)

EXHIBIT B

AMENDED AND RESTATED
COOPERATION AND TRANSPORTATION PROJECT AGREEMENT

(On file in the office of the City Clerk)