

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

November 6, 2012

The Board of Aldermen of the City of Osage Beach, Missouri, met to conduct a special meeting on Tuesday, November 6, 2012, at 6:30 p.m. at City Hall. The following were present: Mayor Penny Lyons, Alderman Fred Catcott, Alderman Lois Farmer, Alderman Steve Kahrs, Alderman John Olivarri, Alderman Kevin Rucker and Alderman Ron Schmitt. Others present were City Administrator Nancy Viselli, Assistant City Administrator Jeana Woods, City Attorney Ed Rucker, City Engineer Nick Edelman, City Treasurer Karri Bell, Superintendent of Public Works Rick King, and Park Manager Brian Willey and City Clerk Diann Warner.

2013 Budget.

Alderman Rucker commented that salaries are not consistent in each department compared to last year. City Administrator Nancy Viselli explained that if an employee left employment their replacement was hired at a lower salary range or an employee on FMLA or short term disability would affect the salary line item in each department. Engineering co-ops are not being hired in the Engineering Department in 2013. She also explained that the insurance line item in each department is incorrect and INCODE is working to resolve this issue.

Parks.

Discussion followed on revenue and expenses, and the equipment that should be purchased to efficiently operate the concession stand at the Osage Beach City Park. Park Manager Brian Willey previously received information about a greaseless fryer that he recommended purchasing to prepare certain types of food. Recently the Osage Beach Fire Protection District conducted an inspection of the kitchen area at the Park and they will not allow any fried food to be prepared without installing a fire suppression hood at a cost of approximately \$18,000. The greaseless fryer that has been budgeted will eliminate the need for the hood.

Following discussion on purchasing an ice machine, Alderman Olivarri asked that the concession report be made available to the Board to be reviewed and evaluated prior to a decision being made.

Discussion followed on properly maintaining the fields at the park. Mr. Willey said maintenance would be done in house in 2013. Sure Cut maintained one field and he documented everything they did to maintain the fields in 2012. Mr. Willey believed it could be done in house to save money. Alderman Kahrs commented that a good maintenance schedule is needed to get more tournaments. Mr. Willey said employees will mirror the maintenance that Sure Cut performed in 2012.

Water.

Assistant City Administrator Jeana Woods said an analysis will be done to determine if an increase is needed based on usage and the number of users. She said a larger increase will occur in 2014. City Administrator Viselli said she expects late fees to decrease in 2013 due to the acceptance of credit cards.

Alderman Kahrs inquired whether workers' compensation and health insurance would be bid out next year. Alderman Rucker suggested that this topic be discussed when reviewing the Human Resources budget.

Discussion followed on replacement of water meters and according to Superintendent of Public

Works Rick King, they are replaced when needed. Generators are needed during power outages and connections are needed. Water lines at Woodland Cove may need to be replaced if water loss begins to occur and if the repairs exceed the cost of replacement.

Sewer.

Assistant City Administrator Jeana Woods said there will be an increase in collections due to an increase in the number of users. She explained the process to disconnect a customer for lack of payment.

Discussion followed on in house engineering in 2013. City Engineer Nick Edelman said the amount charged for in-house engineering depends on the projects he is working on in a certain department. He anticipates more sewer projects to be done in 2013.

Work on lift stations are being done in house due to the lower cost of repairs. Shadow Circle and Eagle Woods are outside the City limits, however if they connect to the sewer system, the pay off would be less than seven years according to Mr. Edelman. Mr. Edelman said Mr. Westenhaver has hired an engineer to determine what it would take to connect to City sewer. It was noted that approximately 90% of the City has sewer service available. Mr. Edelman has a list of areas that are not served.

Discussion followed on odor control. Funds are being budgeted for Mace Road improvements since all easements have been acquired.

Transportation.

Discussion followed on the Key Largo area. The residents and business owners wanted relief as soon as possible, however now they want a study to be conducted. Alderman Olivarri said that many have said it is MoDOT's problem and they would like MoDOT to do the right thing. He added that the City wanted to help out the businesses, however until it is known what will help, he suggested that nothing be done. Mayor Lyons said that safety is no longer an issue at Key Largo rather; people want a road for economic reasons.

MoDOT previously said they promised residents they would make improvements to the Key Largo intersection by Thanksgiving. Alderman Kahrs said the traffic counts may warrant an overpass. City Engineer Edelman said there is not enough traffic to warrant an overpass. Mayor Lyons said an outer road would open up another interchange.

Alderman Olivarri said that MoDOT made a decision on how to route the traffic at Key Largo and the residents are not happy. The City attempted to help but constructing roads will not generate more revenue for the City or the businesses until there is a destination point. He added that if there is a safety issue, it is MoDOT's problem. He said that MoDOT agreed to participate and now they are not committed since they said they would eliminate the slip ramp after the outer road is built.

Alderman Rucker suggested that an item be included on the next regular meeting agenda regarding Key Largo. Alderman Olivarri said a formal response is needed from MoDOT. Mayor Lyons said the City should not do economic development for one part of town. Alderman Kahrs said he believed the City has a responsibility for economic development and that something should be done to get a large development on the west side. Alderman Olivarri said there are many organizations in the area that promote economic development.

Mayor Lyons announced that there is \$1.4 million in the Transportation budget that can be spent since the slip ramp has been eliminated. Alderman Olivarri said that Nichols Road and others could be improved with Nichols Road being a priority. According to City Engineer Edelman, the TEAP study is complete and HR Green recommended a boulevard style road with islands for managing access by combining driveways. Hospital employees are expected to double within the next twenty years. The cost for the Nichols Road improvements is approximately \$1.2 million however it would not be completed in 2013.

Alderman Olivarri suggested that the Engineering Department and capital projects be discussed at the next budget meeting since a decision has been made not to improve Key Largo.

Alderman Rucker said he would like every street to become a City street because many roads are not being maintained or snow plowed. Mayor Lyons suggested discussing this matter with engineering and Superintendent of Public Works Rick King said he would like input because of the manpower that would be needed. He said that this was discussed before and some areas would take a man and a shovel to clear the snow in inclement weather and that some roads are very dangerous during bad weather and snow plows cannot access them.

Alderman Olivarri agreed accepting all roads as City streets is a good goal and a recommendation could be made, however there is not time to complete a study for the 2013 budget. He added that the Board should put the emphasis on major roads. Alderman Rucker said the matter should be addressed in 2013 and money budgeted at a later date if funds are available.

Alderman Rucker moved to evaluate accepting more private roads as City Streets, further, that a recommendation from staff be made to the Board for future consideration. Alderman Olivarri seconded the motion which was voted on and unanimously passed.

Alderman Kahrs announced that he would abstain in future discussions involving Nichols Road.

Superintendent of Public Works King said the cost to maintain a one lane driveway would be three times as expensive as maintaining the Parkway.

Assistant City Administrator Woods said she has applied for a sidewalk grant but there would be no project if the grant is not approved.

Superintendent of Public Works Rick King said included in the 2013 budget are two full time and two part time employees after taking over ownership of the Parkway.

Engineering

City Engineer Nick Edelman said he has not planned for improving any private streets. City Administrator Viselli said that the Engineering budget has changed because the Transportation budget changed.

City Engineer Nick Edelman said that a staff member will be able to acquire right of way next year because training was acquired in 2012.

City Attorney.

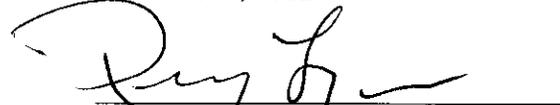
City Attorney Ed Rucker said that Mr. Prewitt filed a law suit for inverse condemnation 1 ½ years

ago and Mr. Prewitt has decided to pursue the lawsuit. Regarding economic development, Mr. Rucker said that developers will come to the City wanting incentives to come here. Mr. Rucker said he appreciated the subscription to West Law.

There being no further business to come before the Board, the meeting adjourned at 9:00 p.m.

I, Diann Warner, 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 special meeting of the Board of Aldermen of the City of Osage Beach, Missouri, held on November 6, 2012.


Diann Warner, City Clerk


Penny Lyons, Mayor

APPROVED
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