

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

July 17, 2025

The Board of Aldermen of the City of Osage Beach, Missouri, conducted a Regular Meeting on Thursday, July 17, 2025, at 5:30 PM. The following were present in person: Mayor Michael Harmison, Alderman Justin Hoffman, Alderman Bob O'Steen, Alderman Celeste Barela, Alderman Kevin Rucker and Alderman Phyllis Marose. Absent Alderman Rebecca Collins, City Clerk Tara Berreth was present and performed the duties for the City Clerk's office.

Appointed and Management staff present City Administrator Devin Lake, Assistant City Administrator April White, City Attorney Cole Bradbury, Police Chief Todd Davis, City Treasurer Karri Bell, City Planner Cary Patterson, Parks and Recreation Manager Eric Gregory, Public Works Director Jeff Fisher,

CITIZEN'S COMMUNICATIONS

No citizen communications.

APPROVAL OF CONSENT AGENDA

Alderman Rucker made a motion to approve the consent agenda. This motion was seconded by Alderman Barela. Motion passes unanimously with voice vote. Absent Alderman Collins.

UNFINISHED BUSINESS

Bill 25-55 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to sign a contract with Stockman Construction, LLC for the 2025 Rehab of Station 30-5 Project for an amount not to exceed \$243,927.00.
Second Reading

Alderman Marose made a motion to approve the amended second reading of Bill 25-55. This motion was seconded by Alderman Rucker. A roll call was taken to approve the second and final reading of Bill 25-55 and to pass same into ordinance: "Ayes" Alderman Hoffman, Alderman Barela, Alderman O'Steen, Alderman Marose and Alderman Rucker. Bill 25-55 passed and approved as Ordinance 25-55. Absent Alderman Collins.

FINANCIAL UPDATE

City Administrator Devin Lake stated that Sales Tax was under 2.4% from last year. Expenditure is 19% under budget. And overall revenue is 10% under budget.

NEW BUSINESS

Presentation - City's FY2024 Annual Comprehensive Financial Report (Audit) Hood and Associates CPA, PC - Michael Keenan CPA

Michael Keenan presented the FY 2024 Annual Comprehensive Financial Report. (See Attached)

Discussion - Lions Road Roadway petition.

Public Works Director Fisher presented the Board with a petition for Lions Road petition.

Motion to direct Engineering to pursue the design of Lions Rd. in cooperation with the Osage Beach Special Road District.

Alderman Marose made a motion to direct Engineering to pursue the design of Lions Rd. in cooperation with the Osage Beach Special Road District. This motion was seconded by Alderman Hoffman. Motion passes unanimously with a voice vote. Absent Alderman Collins.

Bill 25-56 - An ordinance of the City of Osage Beach, Missouri, establishing a procedure to disclose potential conflicts of interest and substantial interests for certain municipal officials. *First Reading*

Alderman O'Steen made a motion to approve the first reading of Bill 25-56. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote. Absent Alderman Collins.

Bill 25-58 - An ordinance of the City of Osage Beach, Missouri, authorizing the Mayor to execute an agreement between the School of the Osage (District) and the City of Osage Beach (City) for the services of School Resource Officers (SRO's). *First and Second Readings*

Alderman Barela made a motion to approve the first reading of Bill 25-58. This motion was seconded by Alderman Hoffman. Motion passes unanimously with a voice vote. Absent Alderman Collins.

Alderman Hoffman made a motion to approve the amended second reading of Bill 25-58. This motion was seconded by Alderman O'Steen. A roll call was taken to approve the second and final reading of Bill 25-58 and to pass same into ordinance: "Ayes" Alderman Hoffman, Alderman Barela, Alderman O'Steen, Alderman Marose and Alderman Rucker. Bill 25-58 passed and approved as Ordinance 25-58. Absent Alderman Collins,

Discussion to remove the City Engineer position and add a Project Manager position.

Recommendation from the City Administrator and Public Works Director would like to replace the City Engineer position and add a Project Manager. The City of this size does not meet the needs to have a City Engineer on staff. A Project Manager to oversee all contracts and use outside Engineers to still do the design requirements. Staff were directed to provide a job description.

Resolution 2025-20 - A resolution of the Board of Aldermen of the City of Osage Beach, Missouri stating facts and reasons for the necessity to the Fiscal Year 2025 removing City Engineer and adding Project Manager.

Alderman Rucker made a motion to approve Resolution 2025-20. This motion was seconded by Alderman Hoffman. Motion passes unanimously with a voice vote. Roll call vote was taken "Ayes" Alderman Hoffman, Alderman Marose and Alderman O'Steen Alderman Rucker. "Nay" Alderman Barela. Absent Alderman Collins.

Bill 25-59- An ordinance of the City of Osage Beach, Missouri, amending Ordinance No. 24.93 adopting the 2025 annual operating budget by removing and adding job titles within the FY2025 Employee Pay Plan. *First reading*

Alderman Rucker made a motion to approve the first reading of Bill 25-59. This motion was seconded by Alderman Hoffman. Motion passes with a voice vote. "Ayes" 4 "Nays" 1. Absent Alderman Collins.

Bill 25-60 - An ordinance of the City of Osage Beach, Missouri, approving a Funding Agreement for consideration of the Osage Beach Investment Group, LLC proposal for Tax Incentive Support for the Osage Beach Outlet Mall. *First Reading*

Alderman O'Steen made a motion to approve the first reading of Bill 25-60. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote. Absent Alderman Collins.

Motion to Direct the Parks Department to solicit bids for ballfield and concession management for the 2026 season through a Request for Proposals process.

Alderman Rucker made a motion to Direct the Parks Department to solicit bids for ballfield and concession management for the 2026 season through a Request for Proposals process. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote. Absent Alderman Collins.

Discussion of Hwy 42 TAP Grant Project

City Administrator Lake presented 2 options to the board for consideration.

1. Obtain the appraisals and offer the property owners fair market value as required by MoDOT: Estimate that these appraisals will cost \$2,000 maximum, however, not able to estimate the fair market value implications until the appraisals have been received. Once the fair market value offer is made, we must give them a minimum of 30 days to accept or reject the offer. If the offer is rejected, there are other steps to keep this project moving, however, this step must be taken first before other options can be explored. These appraisals will be brought to the Board prior to the offers being made.
2. Back out of the TAP Grant: There is a risk that we will have to pay back the portion of engineering that has already been reimbursed by MoDOT which would equate to the City investing \$70,862 for a project that will not be constructed. Backing out will also put us at risk of not receiving any additional TAP Grant funds for the foreseeable future.

Motion to direct staff to move forward with the appraisals necessary for the Hwy 42 TAP Grant Project.

Alderman O'Steen made a motion to direct staff to move forward with the appraisals necessary for the Hwy 42 TAP Grant Project. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote. Absent Alderman Collins.

STAFF COMMUNICATIONS

City Administrator Devin Lake – Strategic Planning Meeting July 23, 2025, at 9am.

Assistant City Administrator April White – Surplus list has been posted on www.govdeals.com

Police Chief Davis – New police officer will graduate next week. This will put the PD at full staff.

Parks and Rec Manager Eric Gregory – Several events are coming up at the park. Go to the website to get a full list of upcoming events.

MAYOR AND MEMBERS OF THE BOARD OF ALDERMEN COMMUNICATIONS

Alderman O'Steen – Wants direct staff to clean up the Veterans Memorial site. Would like to know if there is an animal Control policy.

Alderman Rucker – Concerns over PB1 with reports that the beaches were closed due to E.coli. I would like to know if there is something that we can do to help with this problem. Staff will investigate this problem and see if something can be done.

Alderman Hoffman made a motion to adjourn at 7:20pm. This motion was seconded by Alderman Marose. Motion passes unanimously with a voice vote. Absent Alderman Collins.

ADJOURN

The meeting adjourned at 7:20pm. 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 July 17, 2025, and approved August 7, 2025.


Tara Berreth, City Clerk


Michael Harrison, Mayor

** All meetings may be viewed on Facebook and YouTube for further details and clarification.