

Ste. Genevieve County Commission Minutes

THURSDAY, AUGUST 1, 2024

9TH Day of the July Term. The Commission Met Pursuant to Adjournment. Present were Presiding Commissioner Randy Ruzicka, Associate Commissioners Karen Stuppy and Mark Marberry along with Deputy County Clerk, Michele Gatzemeyer.

THE MEETING WAS CALLED TO ORDER BY PRESIDING COMMISSIONER RUZICKA AT 8:15 A.M.

THE MINUTES OF PREVIOUS MEETING THAT WAS HELD ON THURSDAY, JULY 25, 2024 WERE READ. COMMISSIONER STUPPY MADE A MOTION TO APPROVE SAID MINUTES AS PRESENTED. COMMISSIONER MARBERRY SECONDED THE MOTION. COMMISSIONER STUPPY YEA. COMMISSIONER MARBERRY YEA. ALL IN FAVOR. MOTION PASSED.

THE MINUTES OF PREVIOUS MEETING THAT WAS HELD ON MONDAY, JULY 29, 2024 WERE READ. COMMISSIONER MARBERRY MADE A MOTION TO APPROVE SAID MINUTES AS PRESENTED. COMMISSIONER STUPPY SECONDED THE MOTION. COMMISSIONER MARBERRY YEA. COMMISSIONER STUPPY YEA. ALL IN FAVOR. MOTION PASSED.

Mr. Scott Schmieder, R&B Foreman, appeared before the Commission to provide report for today's meeting. Following were the items reported:

- *Replacement of 'Pipes' taking place throughout the 'County'.

- *Mr. Schmieder advised that he inspected both Sawmill & Hennick Roads. Speed Limit Signs posted on both roads indicating a 25 mph 'speed limit'.

- *Fuel Bid Request needed for R&B Department. 'Low Bid' awarded for most recent purchase to MFA Oil w/the following pricing: "On-Road" Fuel - \$3.173/gallon; "Off-Road" Fuel - \$2.903/gallon; "Gasoline" - \$3.017/gallon. (Copy of 'Fuel Supply Tickets' attached to Commission Record Supplement for this Date.)

- *Local resident that resides on 'Brushy Creek Road' notified the Commission to provide compliment for 'work' recently completed on said road.

Masonry Repair Project 'Update' for the Ste. Genevieve Community Center: Project progressing; Project will continue to be monitored.

Contact made w/Rick Francis, State Representative – District 145, as it relates to 'legislation' passed that removed 'Sales Tax' adversely affecting Ste. Genevieve County as has been reported recently. State Representative Francis informed the Commission that he is not familiar of all specific details surrounding said 'legislation'.

Local resident contacted the Commission that resides on Highway 61 in regards to 'issues' pertaining to 'Spectrum' and issues as a result on said resident's property.

Public Hearing held @ 10:00 A.M. pursuant to the Community Improvement District Act, Sections 67.1401 through 67.1571 of the Revised Statutes of Missouri, as amended "Act". Notification was published in local newspaper.

The purpose of hearing was to consider 'repeal' by the County Commission of orders establishing the Ozora Community Improvement District, which includes approximately 23.3 acres that encompassed the former Ozora Truck & Travel Plaza along w/adjacent hotel complex near the intersection of I-55 and Route 'N' along New Bremen Road. Those in attendance in addition to the Commission were Mark Spykerman – Attorney w/Gilmore Bell as well as Ozora CID/TIF Board Members Ralph Pike, Wayne Kreitler, Dennis Otte, and Ray Gettinger. Following 'Agenda', business conducted was handled as follows:

*Approval of Minutes from prior Ozora C.I.D. Meeting. Minutes reviewed. Ralph Pike made a 'Motion' to accept Minutes as presented. Ray Gettinger seconded the 'Motion'. Ralph Pike yea. Ray Gettinger yea. All in favor. Motion passed.

*Order was presented/reviewed requesting the 'Repeal' of 'Orders Relating to the Formation of the Ozora Community Improvement District'. No public comment was presented. Mr. Spykerman noted that the Department of Revenue must make sure that they close out CID accordingly.

*After careful review of "Order/Resolution" presented, Mr. Ray Gettinger made a 'Motion' to 'Proceed' w/**ORDER REPEALING ORDERS RELATING TO THE FORMATION OF THE OZORA COMMUNITY IMPROVEMENT DISTRICT as presented.** Mr. Wayne Kreitler seconded the 'Motion'. Mr. Gettinger yea. Mr. Kreitler yea. All in favor. Motion passed. (Copy of referenced 'Order' attached to Commission Record Supplement for this Date.)

*Upon 'dissolution' of CID; all assets dissolved to be returned to the 'County'.

*As it pertains to 'Public Comment Period'; it was noted that all present that have served on the Ozora CID/TIF Board deserve a "Thank You" for the service that they have provided to the 'Community' on said 'Board'. There was mention of the structures that have been removed @ said 'site' along with the visual improvement to this area.

*A 'Complete' record of 'Community Improvement District' will be forwarded by Gilmore Bell and will remain on record in County Clerk's Office.

After careful review of 'Order' that was resolved regarding Ozora Community Improvement District w/said 'Board'; the Commission reviewed carefully Resolution No. 2024-1, "A **RESOLUTION REQUESTING THE REPEAL OF ORDERS ESTABLISHING THE OZORA COMMUNITY IMPROVEMENT DISTRICT**". Upon close review of said detail, Commissioner Marberry made a 'Motion' to adopt **RESOLUTION No. 2024-1** as presented. Commissioner Stuppy seconded the 'Motion'. Commissioner Marberry yea. Commissioner Stuppy yea. All in favor. Motion passed. (Copy of 'Resolution' attached to Commission Record Supplement for this Date.)

The 2nd 'Order' reviewed by the Commission was "AN ORDER TERMINATING TAX INCREMENT FINANCING WITHIN THE OZORA AREA REDEVELOPMENT AREA; DISSOLVING THE SPECIAL ALLOCATION FUND RELATED THERETO; AND AUTHORIZING CERTAIN ACTIONS RELATING THERETO." After careful consideration of information presented, Commissioner Stuppy made a

'Motion' to 'Proceed' with the above-mentioned 'Order'. Commissioner Marberry seconded the 'Motion'. Commissioner Stuppy yea. Commissioner Marberry yea. All in favor. Motion passed. (Copy of 'Order' terminating TIF attached to Commission Record Supplement for this Date.)

*It should be duly noted that should there be any TIF Funding remaining, Collector will be responsible to distribute to 'Taxing Entities'.

A 'Motion' was made by Commissioner Stuppy to 'Enter' into 'Emergency Closed Session' Meeting at 10:16 A.M. – pursuant to RSMo 610.021(3) as it relates to 'Personnel'. Commissioner Marberry seconded the 'Motion'. All in favor. Motion passed. Roll was Taken. Commissioner Ruzicka – Aye. Commissioner Stuppy – Aye. Commissioner Marberry – Aye.

A 'Motion' was made by Commissioner Marberry to 'Exit' the 'Emergency Closed Session' Meeting at 10:40 A.M. – pursuant to RSMo 610.021(3) – as it relates to 'Personnel'. Commissioner Stuppy seconded the 'Motion'. Commissioner Marberry yea. Commissioner Stuppy yea. All in favor. Motion passed. Roll was Taken. Commissioner Ruzicka – Aye. Commissioner Marberry – Aye. Commissioner Stuppy – Aye.

Mr. Brad Arnold, Community Center Director, appeared before the Commission to provide report for today's meeting. Following were the items reported:

*Mr. Arnold reported that there are 18 Days remaining on 'Water Park' Schedule w/(4) Private Rentals remaining.

*Mr. Arnold reported that there is 'Control Panel Down' in Domestic Hot Water Heater. Necessary repairs being reviewed.

*Leak in 'All Sports Complex' utility closet; measures being taken for repairs.

*Pump for 'Pool Boiler' not working properly; however, said equipment is 'under warranty'.

*As was previously reported, 'Sports Complex' Compressor repaired; thus air conditioning now being provided by 'main unit'.

*Mr. Arnold reported that 'Loop Pump' issue that he had previously reported on in 'June' has been repaired by Premium Mechanical. (Complication resulting in 'humidity issue'.) Total Cost for necessary repairs that were considered 'Emergency' in nature was amount of \$10,150.56. Had 'repairs' not been completed; pool would have had to be 'shut down'. Issue occurred in June; however, repairs could only be made in July. Due to said 'issue' being of 'Emergency' in nature and 'work' not being placed for 'Bid', Commissioner Ruzicka signed Invoice Detail 26112 accordingly. (Copy of referenced 'invoice' attached to Commission Record Supplement for this Date.)

*Commissioner Marberry reported that he had held 'weekly' Maintenance Meeting with Community Center Maintenance Staff this morning. Following were the 'Findings' reported from said meeting:

*It was noted that main Community Center still needs 'caps' on A.C. Units.

*Lap Pool @ 'Water Park' – In need of sandblasting/repainting.

*Certification of 'Back Flow' under review in effort to see if there is more economical process that can be followed regarding the same.

*Commissioner Marberry to research AED Inspection 'Program'. As additional information becomes available; said detail to be reported.

A 'Motion' was made by Commissioner Marberry to 'Enter' into 'Closed Session' Meeting at 11:28 A.M. – pursuant to RSMo 610.021(1) as it relates to 'Potential Litigation'. Commissioner Stuppy seconded the 'Motion'. All in favor. Motion passed. Roll was Taken. Commissioner Ruzicka – Aye. Commissioner Marberry – Aye. Commissioner Stuppy – Aye.

A 'Motion' was made by Commissioner Marberry to 'Exit' the 'Closed Session' Meeting at 12:03 P.M. – pursuant to RSMo 610.021(1) – as it relates to 'Potential Litigation'. Commissioner Stuppy seconded the 'Motion'. All in Favor. Motion passed. Roll was Taken. Commissioner Ruzicka – Aye. Commissioner Marberry – Aye. Commissioner Stuppy – Aye.

Accounts Payable for Date 8/1/2024 in the amount of \$112,767.51 were reviewed and approved for payment by the Commission.

ADJOURN

A Motion was made by Commissioner Stuppy to adjourn @ 12:05 P.M. Commissioner Marberry seconded the Motion.

Ordered that the Commission adjourn until 8/5/2024.

SUBMITTED BY:

APPROVED BY:

PRESIDING COMMISSIONER