



Christian County Commission

100 West Church St, Room 100
Ozark, MO 65721

<http://ChristianCountyMO.iqm2.com>

July Term

~ Minutes ~

Thursday, August 25, 2016

8:50 AM

The Christian County Courthouse

I. Convene

The meeting was called to order at 8:50 AM by Presiding Commissioner Ray Weter

| Attendee Name | Title | Status | Arrived |
|------------------|------------------------|---------|---------|
| Ray Weter | Presiding Commissioner | Present | 8:50 AM |
| Bill Barnett | Western Commissioner | Present | 8:50 AM |
| Sue Ann Childers | Eastern Commissioner | Present | 8:50 AM |
| Ashley Hannah | Secretary | Present | 8:50 AM |
| Kay Brown | County Clerk | Present | 8:50 AM |

II. Agenda

Motion/Vote - 8:50 AM Christian County Commission

Discussion - Approve Agenda

Attendees: Ashley McFall and Jeanie McFall.

Presiding Commissioner Ray Weter entertained a motion to approve the agenda as published for Thursday, August 25, 2016.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote - 8:55 AM Kay Brown-Christian County Clerk

Minutes & Financials Approval - Approve Minutes and Financials

Attendees: Ashley Hannah, Gary Day, Jeanie McFall, Judy Dollarhite, Robert Palmer, Hollis Overall, David Widner, Ron Kisse- CEO of Hopedale Development LLC, Patrick and Lynn Kempen, Paulette Overall, Jonica Hope, State Representative of the 140th District Lynn Morris, Auditor Lacy Hart, Treasurer Karen Matthews and reporter Amelia Wigton Christian County Headliner News.

Commissioner Weter said the minutes for Thursday, July 21, 2016 were reviewed and are substantially correct.

Presiding Commissioner entertained a motion to approve the minutes for Thursday, July 21, 2016.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Approve the Closed Session Minutes For August 22, 2016

Commissioner Weter said the closed session minutes for August 22, 2016, have been reviewed and are substantially correct. Presiding Commissioner entertained a motion to approve the closed minutes for Monday, August 22, 2016.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Bill Barnett, Western Commissioner |
| SECONDER: | Sue Ann Childers, Eastern Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Approve the August 22, 2016 Minutes

Commissioner Weter said the regular session minutes for Monday, August 22, 2016, have been reviewed and are substantially correct. Presiding Commissioner entertained a motion to approve the regular session minutes for Monday, August 22, 2016.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Approve Using the Levy Based on January 1- August 31 with 25% Added

Attendees: Ashley Hannah, Gary Day, Jeanie McFall Judy Dollarhite, Robert Palmer, Hollis Overall, David Widner, Ron Kissee - CEO of Hopedale Development LLC, Patrick and Lynn Kempen, Paulette Overall, Jonica Hope, State Representative of the 140th District Lynn Morris, Auditor Lacy Hart, Treasurer Karen Matthews and reporter Amelia Wigton Christian County Headliner News.

The County Commission held the levy hearing today for Christian County General Revenue and for the Common 1 and Common 2 Road Districts. County Clerk Kay Brown presented the possible levy amounts based on the calculations for estimated sales tax revenue from January 1 through June 30, 2016 multiplied by 2 or January 1 through August 31, 2016 with an additional 25 percent added for the remainder of the year. Eastern Commissioner Childers made the motion to select the estimate of sales tax from January 1 through August 31, 2016, with an additional 25 percent added for the remainder of the year.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Common 2 Road District

Attendees: Ashley Hannah, Gary Day, Jeanie McFall Judy Dollarhite, Robert Palmer, Hollis Overall, David Widner, Ron Kissee - CEO of Hopedale Development LLC, Patrick and Lynn Kempen, Paulette Overall, Jonica Hope, State Representative of the 140th District Lynn Morris, Auditor Lacy Hart, Treasurer Karen Matthews and reporter Amelia Wigton Christian County Headliner News.

Currently the levy is at zero. Western Commissioner Bill Barnett said he will leave it at zero.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Bill Barnett, Western Commissioner |
| SECONDER: | Sue Ann Childers, Eastern Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Common 1 Road District

Attendees: Ashley Hannah, Gary Day, Jeanie McFall, Judy Dollarhite, Robert Palmer, Hollis Overall, David Widner, Ron Kissee - CEO of Hopedale Development LLC, Patrick and Lynn Kempen, Paulette Overall, Jonica Hope, State Representative of the 140th District Lynn Morris, Auditor Lacy Hart, Treasurer Karen Matthews and reporter Amelia Wigton Christian County Headliner News.

Eastern Commissioner Childers said that we will hopefully have the money by the end of the year from FEMA for reimbursement on our roads. She said we are making changes from asphalt to concrete so that the roads won't be washed out every time it rains. Commissioner Childers said that she believes with the levy they have now they can make permanent changes to the roads that have been neglected for many years. Mr. Palmer said he appreciated lowering the levy and is fine with the decision. Eastern Commissioner Sue Ann Childers moved to reduce the levy from .2093 to .1047.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote - Kay Brown-Christian County Clerk

Discussion - Property Tax Levy

Attendees: Ashley Hannah, Gary Day, Jeanie McFall Judy Dollarhite, Robert Palmer, Hollis Overall, David Widner, Ron Kissee - CEO of Hopedale Development LLC, Patrick

and Lynn Kempen, Paulette Overall, Jonica Hope, State Representative of the 140th District Lynn Morris, Auditor Lacy Hart, Treasurer Karen Matthews and reporter Amelia Wigton Christian County Headliner News.

Western Commissioner Bill Barnett said we should wait to determine how much was received this year from the levy. Western Commissioner Bill Barnett made a motion to wait, and then withdrew his motion. Presiding Commissioner Ray Weter asked if we are going to maintain the same levy, or adjust the levy. Eastern Commissioner Sue Ann Childers expressed concern about getting rid of the levy, and asked where the money would come from to handle damages from the floods. Presiding Commissioner Ray Weter said if we roll it back to zero we will have to fire Paragon and Piper Jaffrey, and even if we present the bond issue to the public we will still have to pay the bonds. Jeanie McFall asked what is the penalty if it exceeds the amount of the rollback requirement. Treasurer Karen Matthews asked what is the amount of the levy and what is the amount of revenue that was received last year. Robert Palmer said as a general statement sales tax is always higher in the last quarter. Presiding Commissioner Ray Weter said in the past year and all previous years the fourth quarter sales tax is considerably higher. Presiding Commissioner Weter said we can't pick and choose the numbers for estimated revenues. State Representative Lynn Morris said our state budget revenues have decreased by 2% and payments to the entities are late due to the lack of revenues. Treasurer Karen Matthews said no reimbursement has been received because the Circuit Clerk has not sent the State the necessary documentation. Eastern Commissioner Sue Ann Childers made a motion to leave the general revenue tax levy as is so as to take care of all of the departments, and to review it again later.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote - Christian County Commission

Discussion - Christian County Building Development Corporation Memorandum and Order

Attendees: Ashley Hannah, Jonica Hope, Judy Dollarhite, Paulette Overall, Amelia Wigton

The Commissioners met to discuss the Business Development Corporation. This discussion is further refinement of the previous vote to join with various other municipalities to start a business development. There are documents that need to be signed by the municipalities. Christian County will provide office space for the business development specialist. Western Commissioner Barnett said this will be good for the County. Eastern Commissioner Childers moved to sign the memorandum and further develop the process.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote - 10:20 AM

Motion

Attendees: Ashley Hannah, Amelia Wigton

Western Commissioner Barnett moved to authorize Court Order 08-25-2016-01.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Bill Barnett, Western Commissioner |
| SECONDER: | Sue Ann Childers, Eastern Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Motion

Attendees: Ashley Hannah, Jeff Brown, Robert Palmer, Amelia Wigton

Western Commissioner Barnett moved to sign an intergovernmental resolution prepared by the City of Nixa.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Bill Barnett, Western Commissioner |
| SECONDER: | Sue Ann Childers, Eastern Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Memorandum of Understanding

Attendees: Amelia Wigton

Eastern Commissioner Childers moved to sign the memorandum of understanding.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Motion

Attendees: Amelia Wigton

There was a discussion about the memorandum of understanding. Eastern Commissioner Childers moved to amend the motion and wait until they receive the Auditor's approval and signature before signing it.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

New Not For Profit

Attendees: Amelia Wigton

Presiding Commissioner Weter entertained a motion to table all further motions for Court Order 08-25-2016-01 until Monday after the County Counselor and the County Auditor has signed all the documents.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Motion

Attendees: Amelia Wigton

Western Commissioner Barnett moved to authorize Presiding Commissioner Ray Weter to serve as a member of the first board of directors for the Christian County Developmental Center.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Bill Barnett, Western Commissioner |
| SECONDER: | Sue Ann Childers, Eastern Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote -

Recess

Attendees: Amelia Wigton

Eastern Commissioner Childers moved to go into recess until 1:30 p.m.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |

Motion/Vote - 1:35 PM Michelle Bock-Piper Jaffray & Co.

Discussion - Bonding Options for 1106 W Jackson, Ozark

Attendees: Cheryl Mitchell, Brad Erwin from Paragon and Michelle Bock with PiperJaffray and Amelia Wigton reporter for the Christian County Headliner News.

The County Commission met with Brad Erwin from Paragon and Michelle Bock with PiperJaffray to discuss bonding options. Presiding Commissioner Weter said this is more of a construction option for the court expansion. Ms. Bock called for the meeting and said her understanding is to have a revenue source for \$750,000.00 to service debt for the new building, and asked if that number is solely for debt service. Operational costs have expectations of growth. Ms. Bock said she will provide the numbers of what \$750,000.00 will finance, and talked about the financial ability of operating a new facility years down the line. A discussion was held regarding interest rates, financing and construction options, and time lines.

III. Adjournment

The meeting was closed at 3:15 PM

Motion/Vote -

Adjourn

Commissioner Weter entertained a motion to adjourn.

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| RESULT: | ADOPTED [UNANIMOUS] |
| MOVER: | Sue Ann Childers, Eastern Commissioner |
| SECONDER: | Bill Barnett, Western Commissioner |
| AYES: | Ray Weter, Bill Barnett, Sue Ann Childers |


Ray Weter

Presiding Commissioner, Ray Weter


Bill Barnett

Western Commissioner, Bill Barnett


Sue Ann Childers

Eastern Commissioner, Sue Ann Childers