



# Christian County Commission

100 West Church St, Room 100  
Ozark, MO 65721

<http://ChristianCountyMO.iqm2.com>

July Term

~ Minutes ~

Thursday, July 6, 2017

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
Ralph Phillips	Eastern Commissioner	Present	8:50 AM
Hosea Bilyeu	Western Commissioner	Present	8:50 AM
Krista Cronin	Deputy Clerk	Present	8:50 AM
Malinda Young	Secretary	Present	8:50 AM

## 2. Establish Quorum

### Motion/Vote - 8:50 AM Christian County Commission

Discussion - 07-6-17-1 Approve Agenda

Presiding Commissioner Weter noted the presence of a quorum, and then there was brief discussion about the 9:00 a.m. item. It was noted that Auditor Hart received the Range Farm LLC Independent Contractor Agreement last Thursday and is implying that she's not comfortable with the Commission accepting the agreement. Presiding Commissioner Weter entertained a motion to approve the agenda for today, July 6, 2017 as published.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Hosea Bilyeu, Western Commissioner
<b>SECONDER:</b>	Ralph Phillips, Eastern Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

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

Minutes & Financials Approval - 07-6-17-2 Approve Minutes & Financials

Presiding Commissioner Weter said there are no minutes to discuss, and then entertained a motion to approve the closed session minutes (per RsMO 610.021.2) from July 3, 2017.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Phillips, Eastern Commissioner
<b>SECONDER:</b>	Hosea Bilyeu, Western Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

### Motion/Vote - 8:57 AM

Approve Minutes

Presiding Commissioner Weter entertained a motion to approve the regular session minutes from July 3, 2017.

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Hosea Bilyeu, Western Commissioner
<b>SECONDER:</b>	Ralph Phillips, Eastern Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

## II. Agenda

### **Motion/Vote - 9:00 AM Christian County Purchasing Director Leo Snelling**

Discussion - 07-6-17-3 07-6-17-3 : Range Farm LLC Independent Contractor Agreement

Attendees: Leo Snelling - Director of Purchasing

The Commission met to discuss the independent contractor agreement from Range Farm LLC for the demolition of the property located at 204 S 2nd St in Ozark, Missouri. There was discussion, and Presiding Commissioner Weter entertained a motion to approve signing the agreement pending the Auditor's sign off.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Phillips, Eastern Commissioner
<b>SECONDER:</b>	Hosea Bilyeu, Western Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

### **Motion/Vote - 9:15 AM Christian County Purchasing Director Leo Snelling**

Discussion - 07-6-17-4 Arborist Services Bid Opening-Historic Courthouse Trees

Attendees: Leo Snelling - Director of Purchasing, Hannah Smith - Christian County Headliner

The Commission met to open bids for arborist services for the historical courthouse trees. There were no bids received. Presiding Commissioner Weter entertained a motion to republish the request for bids for arborist services.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Phillips, Eastern Commissioner
<b>SECONDER:</b>	Hosea Bilyeu, Western Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

### **Motion/Vote - 9:30 AM Highway Administrator-Miranda Beadles**

Discussion - 07-6-17-5 Quarterly Update

Attendees: Miranda Beadles - Highway Administrator, Hannah Smith - Christian County Headliner, Leo Snelling

Late Arrival: Todd Wiesehan - Resource Management Director

The Commission met with presenter Miranda Beadles for her quarterly update. Ms. Beadles presented her second quarter update. There was discussion about requisitions, and Ms. Beadles said that they're still having issues with late payments, which is affecting their overall budget. Ms. Beadles said they're receiving phone calls from vendors that they're on notice, and they've had several vendors say that they don't want to do business with Christian County anymore because invoices are being paid late. Presiding Commissioner Weter asked Ms. Beadles to send him written documentation on the matter, and then entertained a motion to enter the report by Miranda Beadles, Christian County Highway Administrator, into the record.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Hosea Bilyeu, Western Commissioner
<b>SECONDER:</b>	Ralph Phillips, Eastern Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

**Motion/Vote - 9:45 AM Christian County Commission**

Discussion - 07-6-17-6 Surface Transportation Program Advance Funding Letter  
Attendees: Miranda Beadles - Highway Administrator, Hannah Smith - Christian County Headliner, Todd Wiesehan - Resource Management Director

The Commission met with presenter Miranda Beadles regarding the Surface Transportation Program advance funding letter. There was discussion, and it was noted that the Ozarks Transportation Organization (OTO) proposed that we use the authorized funding (from the Federal Highway Administration) to reduce Christian County's debt on the Highway 65/CC interchange, which will allow Christian County's obligation to be retired in 2018 rather than 2023. Presiding Commissioner Weter entertained a motion to authorize signing and agreeing to this project.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Phillips, Eastern Commissioner
<b>SECONDER:</b>	Hosea Bilyeu, Western Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

**Motion/Vote - 10:00 AM Dan Modglin**

Discussion - 07-6-17-7 Zoning Concerns-Red Fern Estates  
Attendees: Miranda Beadles - Highway Administrator, Hannah Smith - Christian County Headliner, Todd Wiesehan - Resource Management Director, Dan Modglin, Marcella Klinger

The Commission met with presenter Dan Modglin regarding zoning concerns in Red Fern Estates. Discussion was held, and Mr. Modglin voiced his concerns about noise disturbances, lowered property values, and limited access to his street because of two different businesses (417 Express Delivery and Steve's TV Repair) in his neighborhood. There was discussion about a homeowner's association, and a suggestion was made that Ozark Special Road District put up some no parking signs in the area. Mr. Wiesehan said he's been talking to the owner of 417 Express Delivery since 2015 regarding issues, and

he will continue to talk to them. It was suggested that documentation be kept on violations as evidence, which would encourage the Prosecutor to take it to court if needed.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

**Motion/Vote - 10:30 AM Christian County Resource Management Director Todd Wiesehan**

Discussion - 07-6-17-8 Rezoning Case Number 2017-0130 Lot Four Lindberg Business Park

Attendees: Todd Wiesehan - Resource Management Director, Mark Austin, Captain Richard Ramage

The Commission met with presenter Todd Wiesehan regarding Rezoning Case # 2017-0130 for Lot 4 of Lindberg Business Park. Mr. Wiesehan presented the Commission with a packet, and discussion was held. Eastern Commissioner Phillips moved to approve an order that would make the change to the zoning map. (The Christian County Commission voted unanimously to approve the request to rezone the tract of land in question from C-1 to M-1)

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Phillips, Eastern Commissioner
<b>SECONDER:</b>	Hosea Bilyeu, Western Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

**Motion/Vote - 11:00 AM Sheriff**

Discussion - 07-6-17-9 Bid Opening-Kitchen Steamer for Jail

Attendees: Captain Richard Ramage, Rick Spencer, Leo Snelling

The Commission met with presenter Leo Snelling to open bids for a kitchen steamer for the jail. One bid was received, which was from Fellers Food Service Equipment, LLC. Presiding Commissioner Weter entertained a motion to consider Captain Ramage's recommendation on Thursday, July 13, 2017.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Phillips, Eastern Commissioner
<b>SECONDER:</b>	Hosea Bilyeu, Western Commissioner
<b>AYES:</b>	Ray Weter, Ralph Phillips, Hosea Bilyeu

**III. Adjournment**

The meeting was closed at 11:02 AM

**11:02 AM**

Adjourn

Presiding Commissioner Weter said we are adjourned.



Ray Weter

Presiding Commissioner, Ray Weter



Hosea Bilyeu

Western Commissioner, Hosea Bilyeu



Ralph Phillips

Eastern Commissioner, Ralph Phillips