

**VILLAGE OF FOUR SEASONS  
BOARD OF TRUSTEES**

133 Cherokee Road  
Four Seasons, Missouri 65049  
(573) 365-3833

**REGULAR MEETING MINUTES  
WEDNESDAY, JANUARY 8, 2025, AT TIME: 5:30 P.M.**

**CALL TO ORDER/ROLL CALL** – The meeting was called to order at 5:30 pm. Trustees present were Mr. Perdue, Mrs. Ruck, and Mrs. Jones. Mr. Baldrige and the Village Attorney, Mr. Miller, joined via Zoom.

**PLEDGE OF ALLEGIANCE** – Recited by those present.

**APPROVAL OF MINUTES / OPEN SESSION** –

- December 11, 2024 – Regular Session Minutes
  - Motion made by Mrs. Ruck to approve the minutes, seconded by Mr. Perdue, the motion passed with unanimous approval.

**REPORTS FROM COMMITTEES, OFFICERS**

**Tony Baldrige**

- Technology/IT
  - Technology needs will be reevaluated to make sure we have the appropriate infrastructure, phones, security, generator, everything the Village needs to operate efficiently.
  - Reestablish an equipment check list to make sure things are functioning properly.

**Dave Perdue**

- Building Codes/Permits
  - Revenue for the month \$3,380
  - Revenue YTD \$72,845
  - Scheduled Inspections YTD 25
  - New Homes YTD 15
  - Permits YTD 129
- Camden County Sheriff Report
  - Calls for the month of December included domestic assaults, emotionally disturbed persons, harassment calls, identity theft, property damage, unlawful use of a weapon, a motor vehicle crash and trespassing.
  - Several arrests were made for driving while intoxicated and (1) one arrest for drug possession.

- Deputies worked a drive by shooting at a local business. The building was hit (4) four times and they were able to locate shell casings. The video from the business and other cameras in the area identified a possible suspect vehicle. The case is still under investigation.
- Mr. Perdue gave a shout out to the Horseshoe Bend Special Road District (HBSRD) for the great job they did clearing the roads after the snow and ice storm.

**Luanne Ruck**

- ARPA Funds met the budget to the penny in 2024. For 2025 the remaining \$35,000 is obligated as follows: administrative fees, pedestrian trail handrails, and Trillium Park.
- General, Street and Capital funds
  - The Budget vs. Actual report shows the expenses for 2024 ended under budget in all categories with an income total \$166,380. Sales tax income for December is 40% lower compared to the previous year.
  - The Statement of Financial Income and Expense report shows revenue income is down \$50,000 from the previous year due in part to (2) two restaurants closing in 2024. Expenses in the General fund were down but Capital and Street were up. Street is a bit deceptive though because the First-Class money (that the Village receives and then pays to HBSRD) was greater than the previous year. And Capital expense is up because construction started on the new Pavilion, mini splits were added to the sheriff's area, and a new copier/printer was purchased.

**Ranita Jones**

- Emergency Management – Mr. Paul Rader, Emergency Management Coordinator, and Mrs. Jones finished the Hazzard Mitigation questionnaire for the County.
- Horseshoe Bend Special Road District (HBSRD) – not a lot to report. They are slower in the winter months.
- The Water District did not report any frozen meters during the snow/ice storm.

**UNFINISHED BUSINESS**

- Pavilion Update
  - Mr. Newman, Building Official, reported the base rock has been started. It will need more once the retaining wall is installed. We are waiting for bid responses for the retaining wall. When that is complete, we will move forward on submitting the Request for Proposal (RFP's) for the concrete work and the building itself. Things are moving forward as planned.
- Trillium Park – Soft ground cover and cost to remove mulch
  - Still on the schedule for Spring 2025
- Pedestrian Trail Handrails
  - We have two estimates to build/install waiting to verify how they will be built.

## **NEW BUSINESS**

- P & Z meeting report
  - Mr. Perdue gave a recap of the P & Z meeting from January 7, 2025. The P & Z commission made a recommendation to grant the zoning change from commercial (C) to multifamily (R2).
  - Mr. Perdue made a motion to approve the zone change from C to R2, seconded by Mrs. Ruck, after a roll call vote the motion passed unanimously
    - Mrs. Jones – yes      Mrs. Ruck – yes
    - Mr. Perdue – yes      Mr. Baldrige - yes

## **GENERAL DISCUSSION**

- Municode Codification – they had a price change. Attorney Miller suggested Mrs. Glover check into the Self Publish option. Mrs. Glover will research and report back.
- Election – all paperwork has been submitted for the April 5, 2025, election.
- Sergio's on Horseshoe Bend Pkwy. is rumored to be closed.
- Mr. Baldrige asked Major Elkin with the Camden County Sheriff's office if there had been any communication regarding more deputies on Horseshoe Bend Pkwy. Major Elkin said they have discussed it and are waiting for more applicants. Once that happens, they are hoping to bring more officers back to the area.
- Mr. Baldrige wanted to get the Board's feedback on an Economic Development focus in the Village. All agreed it is needed, and Mr. Baldrige will head this up.

## **CITY ATTORNEY UPDATE**

- Attorney Miller is now the Assistant Prosecuting Attorney for the City of Osage Beach now also.

## **CLERKS REPORT**

- Records Retention for 2024 – All trustees approved; Mrs. Glover will call to schedule the shred pick up.

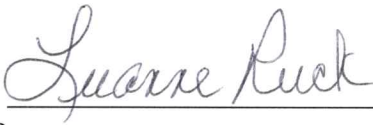
## **ADJOURNMENT**

- Motion made by Mr. Perdue to adjourn the meeting, seconded by Mrs. Ruck, and with all approving, the meeting adjourned at 6:34 p.m.

**DATE OF NEXT MEETING** – February 12, 2025.

Recorded and prepared by:

  
Village Clerk

  
Trustee