

**VILLAGE OF FOUR SEASONS
BOARD OF TRUSTEES**

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

**REGULAR MEETING MINUTES
WEDNESDAY, MARCH 12, 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. Weihs, Mrs. Ruck, and Mrs. Jones. Mr. Baldrige participated via Zoom. Village Attorney Miller was also present.

PLEDGE OF ALLEGIANCE – Recited by those present.

PRESENTATION OF THE CITIZENSHIP AWARD

- Mrs. Ruck presented the Citizenship Award to Gary Pillow for his dedication and commitment to the continued beautification of our community.

APPROVAL OF MINUTES / OPEN SESSION

- January 8, 2025 – Regular Session Minutes
- February 26, 2025 – Special Session Minutes
- February 26, 2025 – Closed Session Minutes
 - Motion made by Mrs. Ruck to approve all three (3) minutes, seconded by Mrs. Jones, the motion passed with unanimous approval.

REPORTS FROM COMMITTEES, OFFICERS

Tony Baldrige

- Building Codes/Permits
 - Revenue for the month \$19,200
 - Revenue YTD \$24,310
 - Scheduled Inspections YTD 60
 - New Homes YTD 3
 - Permits YTD 3
- Camden County Sheriff Report
 - Calls for the months of January and February included domestic assaults, emotionally disturbed persons, property damage, motor vehicle crashes, theft and assault.
 - Several arrests were made for driving while intoxicated.
 - Staffing is still being worked out so there haven't been as many deputies on Horseshoe Bend as planned.

Ron Weihs – Nothing to report at this time.

Luanne Ruck

- ARPA Funds - the remaining funds are obligated to the Pedestrian Trail Handrails, and Trillium Park. These projects should get started yet this Spring.
- General, Street and Capital funds
 - The Budget vs. Actual report shows sales tax income is down \$18,000 in General Fund and \$9,000 in Capital fund. But the Building Department is up due to a large Triplex being built.
 - The Statement of Financial Income and Expense report shows revenue income down \$22,000 from the previous year due in part to the two (2) restaurants that closed in 2024 directly affecting Sales Tax Income. Expenses are down as well, partially due to a couple invoices not received yet for the Pavilion project.

Ranita Jones – Nothing to report at this time.

UNFINISHED BUSINESS

- Pavilion Update
 - Bid was approved for the retaining wall, work has begun.
 - The bid request for the Concrete Pad and Sidewalk will be sent out in time for bid opening at the April meeting.
- Pedestrian Trail Handrails
 - The approval was given to move forward on getting them made and installed.
- Storm Sirens
 - Mrs. Jones has reached out to Chief Davis with the Osage Beach Police Department to see if we can get added to their alert system.

NEW BUSINESS

- Deer Harvest Recap – discussion pushed to the April meeting.
- Retirement Fund Options – Mr. Newman, Building Official, researched and compiled option he found for retirement options for fulltime employees. Mrs. Ruck and Mrs. Jones stated continued research needs to be done to verify the best options.
- Gardens and Irrigation RFP – Mrs. Glover, Village Clerk, explained the notice to the paper is what the Trustees received in their packets. Mr. Weihs stated the bid is for the gardens landscaping and irrigation maintenance in addition to maintaining the gardens from Memorial Day to Labor Day. Mr. Weihs will be available to tour the gardens and parks with potential Bidders.

CITY ATTORNEY UPDATE

- Attorney Miller reported the Court Numbers are down and he attributes that to the staffing issues the Camden County Sheriff’s Department is having. He anticipates it will increase after Memorial Day.
- The rest of his time was spent working on gathering information regarding Shepherds Canyon Retreat.

CLERKS REPORT

- CivicPlus offerings – the packet includes information but the deadline for deciding isn't until the end of April. Further discussion will be moved to the April meeting.
- Voice Newsletter – is at the publisher and will be mailed out in the next week. Anyone who does not receive one or would like to get a digital copy of it can send your address or email address to the Village Clerk, info@villageoffourseasons.com to get added to the mailing list.
- CD Rates – three (3) CDs are maturing and the options were included in the packet.
 - Mrs. Ruck made a motion to keep the three (3) at Central Bank and move them to their 7mo at 4.2% APY option and keep the one (1) at First Bank at the Lake and move it to their 7mo at 4.5% APY option. Mr. Weihs seconded, and all approved.

COMMENTS FROM VISITORS

- Several residents spoke regarding their concerns with Shepherds Canyon Retreat operating out of a residential home in their neighborhood.
- Representatives for Shepherds Canyon Retreat also spoke to dispel some misinformation and clarify the type of retreats that are being offered.
- Mr. Baldrige, advised of the process to either request a rezoning or a special use permit both options go through the Planning and Zoning Commission. From there the Commission will make a recommendation and the Board will make the decision. He also asked the Shepherds Canyon Retreat representatives to hold off on any bookings or making building changes until a decision has been made.
- Attorney Miller assured everyone that the Board will make the best decision based on all the facts, what fits within the Villages Comprehensive Plan, and the recommendations from the Planning and Zoning Commission.

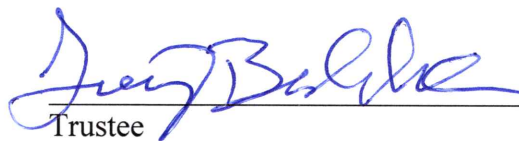
ADJOURNMENT

- Motion made by Mr. Weihs to adjourn the meeting, seconded by Mrs. Ruck, and with all approving, the meeting adjourned at 6:43 p.m.

DATE OF NEXT MEETING – April 9, 2025.

Recorded and prepared by:


Village Clerk


Trustee