

**OFFICIAL  
COMMISSION MINUTES  
AUGUST 12<sup>TH</sup>, 2019 - 8th DAY OF  
THE JULY ADJOURN TERM**

**PRELIMINARY STUDY**

Did not take place.

**PUBLIC COMMENT**

None

*Prayer & Pledge*

**CALL COUNTY COMMISSION MEETING TO ORDER**

Presiding Commissioner Scofield called the meeting to order at 9:05 a.m.

**COMMISSION REMARKS**

None.

**APPROVE ACCOUNTS PAYABLE**

Commissioner Wyatt moved to approve Checks #455833 – 455849 and 455851 - 455903, Warrants #7247 – 7248 and one Journal Entry. Commissioner Williams seconded the motion. The motion passed by vote: Scofield (aye), Williams (aye) and Wyatt (aye).

*Commissioner Wyatt left the room.*

Commissioner Williams moved to approve Check 455890. Presiding Commissioner Scofield second. The motion passed by vote: Scofield (aye), Williams (aye) and Wyatt (absent).

*Commissioner Wyatt re-entered the room.*

**APPROVAL OF PREVIOUS MEETING MINUTES**

Commissioner Williams moved to approve Regular Session Minutes from August 5, 2019 and August 6, 2019. Commissioner Wyatt seconded the motion. The motion passed by vote: Scofield (aye), Williams (aye) and Wyatt (aye).

Commissioner Williams moved to approve Executive Session Minutes from August 5, 2019. Commissioner Wyatt seconded the motion. The motion passed by vote: Scofield (aye), Williams (aye) and Wyatt (aye).

**REAL ESTATE AGREEMENT FOR DALE AVENUE – CONTRACT FOR PURCHASE  
#18-131RB**

Devin Huff, Road and Bridge Administrator, was present. Presiding Commissioner Scofield referenced a letter from their attorney.

Discussion tabled to Executive Session.

**UNIVERSITY OF MISSOURI EXTENSION UPDATE**

Willa Williams, Community Engagement Specialist, updated the Commission on the Extension Office programs.

**MONTHLY BUDGET REPORT**

David Clark, Auditor, presented the Monthly Budget Report to the Commission.

**2020 BUDGET DISCUSSIONS WITH ELECTED OFFICIALS AND DEPARTMENT  
HEADS**

David Clark, Auditor, discussed the 2020 Budget.

Darlene Rea, Chief Juvenile Officer, updated the Commission on the flow of the Juvenile System.

Discussion ensued.

**RECESS: 10:16 A.M.**

**RECONVENE: 10:22 A.M.**

**EXECUTIVE SESSION PER SECTION 610.021. (1)(3) (LEGAL & PERSONNEL)**

*(Taney County Commission Conference Room)*

Present: Presiding Commissioner Scofield, Commissioner Williams, and Commissioner Wyatt.

Also present: Devin Huff, Road and Bridge Administrator, Travis Elliott, Commission Attorney, and Donna Neeley, County Clerk.

Commissioner Williams moved to enter into Executive Session per section 610.021.(1)(3) (Legal & Personnel). Commissioner Wyatt seconded the motion. The motion passed by vote: Scofield (aye), Williams (aye) and Wyatt (aye).

**RECESS EXECUTIVE SESSION: 10:33 A.M.**

**RECONVENE REGULAR SESSION: 10:33 A.M.**

**REAL ESTATE AGREEMENT FOR DALE AVENUE – CONTRACT FOR PURCHASE  
#18-131RB**

Commissioner Williams moved to approve Agreement between Taney County and Macie Johnson for Dale Ave - Road Alignment Contract for Purchase. Commissioner Wyatt second the motion. The motion passed by vote: Scofield (aye), Williams (aye) and Wyatt (aye).

**CONTRACT FOR SALE OF REAL ESTATE**

This Contract made and entered into June 21, 2019, by and between MACIE JOHNSON, known as the "SELLER" and TANEY COUNTY, MISSOURI, known as the "BUYER", wherein it is agreed as follows:

**1. Property.** The SELLER agrees to sell and the BUYER agrees to purchase the following-described property located in Taney County, Missouri, and described as follows:

SEE EXHIBIT A ATTACHED HERETO.

**2. Purchase Price.** In return for the conveyance of said real estate interest by SELLER to BUYER, the BUYER agrees to pay to SELLER the sum of \$10, 581.00, payable in certified funds at closing, plus certain other consideration furnished by BUYER after closing as set forth in paragraph 11.A., below.

**3. Warranty Deed.** SELLER shall convey to BUYER marketable fee simple title by General Warranty Deed, properly executed and conveying said property free and clear of all liens and encumbrances whatsoever, except as herein provided.

**4. Title Insurance.** SELLER shall, promptly deliver to BUYER a commitment to issue an owner's policy of title insurance. Any commitment made hereunder shall be in the amount of the purchase price of the property, naming the BUYER as the insured and issued by a title insurance company licensed to write title insurance in Missouri, which policy shall insure the owner's title to be marketable in fact as called for by this Contract and shall provide that a policy shall be issued immediately after the SELLER'S General Warranty Deed to the BUYER is placed of record. All cost of said title insurance will be paid for by the BUYER.

**5. Marketable Title.** The title to be delivered shall be a marketable title and insurable by said title company and shall be free and clear of all encumbrances including municipal liens and assessments and liability for assessments for improvements now constructed (except as herein stated), this clause to be operative as of the date of this agreement, and the title is to be subject to all existing restrictions of record.

**6. Taxes.** BUYER shall pay all taxes and assessments which are a lien on said property for 2019, and SELLER shall pay all taxes and assessments which are a lien on said property for 2018 and all prior years.

**7. RESERVED.**

**8. Failure to Perform.** If the title is acceptable to BUYER and SELLER refuses or fails to comply with this Contract, the BUYER shall have the right to seek specific performance of this Contract.

Ingrum Law Firm L.L.C., Attorneys at Law, P.O. Box 1105, Branson, MO 65615, Telephone: 417-334-8101

**RECESS REGULAR SESSION: 10:35 A.M.**

**RECONVENE EXECUTIVE SESSION 10:35 A.M.**

**RECESS EXECUTIVE SESSION: 11:53 A.M.**

**RECONVENE EXECUTIVE SESSION 11:57 A.M.**

*See the Executive Session Minutes for any motions made or votes taken.*

## **DAILY STAFF REVIEW & AGENDA REQUESTS**

*(Taney County Commission Conference Room)*

Shanna Tilley, Administrative Assistant, and Donna Neeley, County Clerk.

The Commission met with their staff to review the day's business and go over agenda requests.

Patsy Alexander, GIS Manager, entered the meeting at 12:28 p.m. to discuss disbursement of the cost of the Fly Over to other departments and entities.

## **ADJOURNMENT**

Commissioner Williams moved to adjourn. Commissioner Wyatt seconded the motion. The motion passed by vote: Scofield (aye), Williams (aye), and Wyatt (aye).

## **ADJOURN**

**12:38 P.M.**

*The Minutes taken by Donna Neeley, County Clerk and Kim Lovelace, Deputy Clerk, and typed by Kim Lovelace, Deputy Clerk.*