

## **Historic Downtown Branson CID Appointments**

February 19, 2024

Mayor Larry Milton  
Copy: Clerk Hillary Briand  
City of Branson  
110 W. Maddux St.  
Branson, MO 65616

Dear Mayor Milton,

February 6<sup>th</sup> the CID board held their monthly meeting, and a vote was taken regarding some directors whose terms expire 4/18/2024. With a unanimous vote the board has these recommendations.

Minutes are attached for your review.

The Historic Downtown Branson CID requests your cooperation with respect to nominations for the Board of Directors of the Historic Downtown Branson Community Improvement District (“CID”) overseeing policy concerning the downtown trolley operation.

Would you consider these reappointments for the Board of Aldermen meeting on or before March 26, 2024?

### **Recommendations as follows:**

**They would be 2-year terms 4/18/2024 – 4/21/2026**

**Tom Motley, Motley Law  
117 W Pacific St., Branson, MO 65616**

**Jerry Jeschke, J. Jeschke Appraisals  
1015 State Hwy 248 suite E, Branson, MO 65616**  
Designated by CINTAM, LLC, 123 W Pacific St., Branson, MO 65616

Sincerely,



Cris Bohinc, Administrator  
Historic Downtown Branson CID  
120 S Commercial  
Branson, MO 65616

**HISTORIC DOWNTOWN BRANSON  
COMMUNITY IMPROVEMENT DISTRICT**

**MINUTES OF THE BOARD OF DIRECTORS OF THE DISTRICT**

**BOARD MEETING**

**February 6, 2024**

A meeting of the Board of Directors (the “**Board**”) of the Historic Downtown Branson Community Improvement District (the “**District**”) was held on February 6, 2024 commencing at approximately 4:15 p.m. at the offices of the CID, 120 S Commercial, Branson, Missouri 65616, pursuant to notice duly given.

Members of the CID Board who were physically present at the meeting were as follows:

Tom Motley, Kyle Junck and Jerry Jeschke.

Members of the Board who participated by telephone conference were as follows: None.

Other individuals present at the meeting were as follows: Administrator Cris Bohinc and Scott Thompson. Chairman Motley called the meeting to order at 4:37 p.m. A simple majority of the CID Board was present, a quorum was recognized and the meeting commenced.

**PUBLIC COMMENT** Chairman Motley asked if anyone wished to make any comments. There were no public comments.

**FILL THE UNEXPIRED TERM JIM BABCOCK**

Director Jim Babcock passed away. His term expires April 18, 2026. There was discussion on numerous building owners in The District. Chairman Motley will contact the 1<sup>st</sup> one to see if he would be interested in serving on this board.

**DIRECTORS TO NOMINATE TO THE BOA**

Both Directors Tom Motley and Jerry Jeschke are willing to be submitted to the Board of Aldermen for consideration to stay on the board. Other directors thanked them and administrator Bohinc will get the paperwork ready to submit to the clerk. The terms will be from April 18, 2024 to April April 21, 2026.

**CONSENT AGENDA** Chairman Motley/Administrator Bohinc

- a. Minutes January 2, 2024 Regular Meeting
- b. Sales Tax Reports and Rolling 12
- c. Bank Statements and Reconciliations
- d. Petty Cash \$374.72 to reimburse at a future meeting:

*\$6 Intuit Payroll fee December*  
*\$6 Intuit Payroll fee January*  
*\$362.72 Go Daddy to renew Domains*

**Budgeted Bills:**

GPS Insight \$46.08 February monitoring,  
Brent Aitchison \$200 February billboard,  
Joe Reish \$325 February rent,  
Destination Toolbox \$1,148.75 February social media,  
DBBA \$1,700 February public services,  
Cris Bohinc \$175 to reimburse health insurance.

- e. Trolley Stats and Calls January
- f. Social Media Report for January
- g. 941 monthly payments made and filed with EFTPS for February
- h. 2023 Actual Year End Budget filed with City Clerk

The consent agenda is some of the work Administrator Bohinc completes and provides to the Board ahead of the meetings electronically so they can review and be prepared to ask questions. Trolley Stats and Calls for January. For two days, the trolley couldn't run due to the weather. It was below zero many other days as well. There were 231 passengers, which is down 158 over 2023. There were 12 informational calls and no complaints.

Social Media Report for January. Mr. Little provided the report ahead via email for all board members. James wrote, Beginning in September 2023, users started reporting issues and missing data with Twitter Analytics. In January 2024, the Insights tracking tool was removed from free accounts. For the moment, incomplete data is still available at analytics.twitter.com, but this is being phased out in favor of the new analytics.x.com system, which is only available to Pro accounts (\$168/year). We have not been posting on Twitter / X since 2022, but even before then it was not a very useful social network for our purposes. There has been no growth in our follower base since 2019, and even before then we never really got any meaningful engagement, so we see no benefit in paying for a Pro account moving forward. We have included a Twitter report for January, but this will likely be removed in coming months as ongoing tracking becomes unavailable. Content created: "Branson Arts Council at Historic Owen Theatre Offers Exciting 2024 Performances". There are 3141 Facebook followers – up 33, there are 657 Instagram – down 7, and there are 232 Twitter – down 1.

Chairman Motley asked if directors had time to review these items ahead of time, had any questions or wished to discuss any items further. After, a motion was made to approve the consent agenda, items a through h. Motion made by Director Junck. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

**OTHER BILLS**

- a. Thompson Coach – January Services Check Total: \$9,308.65  
(Services, Labor, Fuel & Insurance - \$7,844.03 and

Maintenance & Repairs - \$1,464.62)

A motion was made to approve the bill as audited by Director Junck. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

b. **Market Branson – January BVTV Commercials \$3,906** (*\$126/day x 31 days*)

A motion was made to approve the Market Branson bill for TV commercials by Director Junck. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

c. **The Vacation Channel – January Commercials \$2,429.16** (*\$78.36/day x 31 days*)

A motion was made to approve The Vacation Channel bill for TV commercials by Director Junck. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

### **NEW TROLLEY Balance due \$128,455.50**

The new trolley is complete and ready for Hometown Trolley to deliver. The balance of is now due: \$128,455.50. The trolley cost was \$169,774.00 plus extended warranty \$1,500.00 = Total \$171,274.00. The District paid 25% down \$42,818.50 in April 2023. The trolley purchased was a 2023 CAFDSG – Carriage 178 – Ford E450 6.8L Gasoline Straight Rail Trolley from Hometown Trolley. Add the extended warranty (an additional 2 years, making it a 3-year warranty) for \$1,500. This trolley has 22 seats plus room for 10 standees – it is a 24’ without ADA, as all the other trolleys provide ADA. A motion was made to approve the final payment for the new trolley by Director Junck. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

### **GPS UNIT**

The new unit for 2023 Trolley is **\$115.50** to GPS Insight. A motion was made by Director Junck to pay for the new unit. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

### **CAPITAL IMPROVEMENTS**

**Awbery Bathroom** *remodel coop with the City* - Due on completion **\$40,270.78**

Work began Thursday, February 1<sup>st</sup> and will last approx. 3 weeks. A motion was made by Director Junck to pay **\$40,270.78** to Four Brothers Interiors & Design, LLC upon completion. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

**Landscaping** *coop with the City* - First payment(s) **\$36,225** & **\$2,075**

The total cost of the landscaping will be \$53,660. \$36,225 is to remove existing plants, add topsoil, mulch, purchase and plant new shrubs and perennials. \$2,075 is the labor to clean up and prepare beds and install all new plants. \$15,360 balance is for maintenance March through December 2024. Parks Director Shook will ask Opie’s for monthly invoices for the maintenance. After review, a motion was made by Director Junck to pay the first two payments as discussed and pay the remaining

balance monthly. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

### **REORDER CHRISTMAS LIGHT FIXTURES**

\$17,212.00 plus shipping would be the cost for 10 new fixtures plus 1 storage rack. This includes the seasonal 15% discount of fixtures if ordered by March 31<sup>st</sup>. **50% DEPOSIT DUE \$8,606.10 if ordered.** *(This is \$157.42 more per fixture than the 2023 price that had a higher quantity. The actual shipping cost last year was \$2824.42 for 37 fixtures and 4 racks.)* A motion was made by Director Junck to order 10 new fixtures and 1 storage rack and pay the 50% deposit to take advantage of the 15% savings. Seconded by Director Jeschke. There was no further discussion. All in favor. Motion carried.

### **QUICKBOOKS SUBSCRIPTION**

Administrator Bohinc wanted to let the board know that the Quickbooks Desktop Plus will renew automatically for \$649 around March 1<sup>st</sup>. It comes out of the debit card.

### **AUDIT OF 2023 UNDERWAY**

Administrator Bohinc said the audit is well underway and she will meet KPM in person February 26<sup>th</sup> for the next phase of the audit.

### **PROCESS FOR THE CID WHEN IT SUNSETS**

Administrator Bohinc provided what she knew so far to try and get the tax reinstated once it sunsets. It's quite a process to start this over from the beginning. Because this District has a cooperative agreement with the city, Chairman Motley suggested asked Attorney Lauber to the next CID meeting to speak with this board about the process.

### **OTHER**

Administrator Bohinc will contact Jim Barber to suggest some classic films that the District may choose to sponsor throughout the year for certain times/holidays.

### **ADJOURN**

4:59 p.m. Meeting adjourned.

Respectfully submitted,

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Jerry Jeschke, Secretary/Treasurer