

**VILLAGE OF LOCH LLOYD  
BOARD OF TRUSTEES  
November 12, 2025, Regular Meeting Minutes**

**THE VILLAGE OF LOCH LLOYD BOARD OF TRUSTEES MET IN REGULAR SESSION ON NOVEMBER 12, 2025, IN THE BANQUET ROOM OF THE LOCH LLOYD COUNTRY CLUB LOCATED AT 16750 COUNTRY CLUB DRIVE, VILLAGE OF LOCH LLOYD, MISSOURI. MEMBERS PRESENT INCLUDED CHAIRMAN ETHERINGTON, TRUSTEE/CLERK LAFATA, TRUSTEE ELSBERRY, TRUSTEE MURPHY, AND TRUSTEE WORSTELL-BENJAMIN. VILLAGE ATTORNEY ZERR WAS ALSO IN ATTENDANCE.**

**CALL TO ORDER**

Chairman Etherington called the meeting to order at 6:00 p.m.

**PLEDGE OF ALLEGIANCE**

Chairman Etherington invited those in attendance to stand for the pledge of allegiance.

**ROLL CALL**

Chairman Etherington then recognized Village Attorney Zerr who conducted a roll call of the trustees in attendance for confirmation of quorum. Full Board present and quorum achieved. Business may be conducted accordingly.

**APPROVAL OF AGENDA**

Chairman Etherington then opened the floor for a motion to approve the agenda. Chairman Etherington recognized Trustee Lafata who advised that Minutes of the October 22, 2025, meeting were not yet completed for approval. Chairman Etherington recognized Trustee Murphy who motioned to amend the agenda by removing the approval of the October 22, 2025, minutes. Chairman Etherington then recognized Trustee Lafata who seconded the motion.

Chairman Etherington opened the floor for any discussion on the motion. There being no further discussion, Chairman Etherington called for a vote on the motion.

**Motion to amend the agenda to remove the approval of the October 22, 2025 minutes was passed unanimously 5-0, no abstentions, and no objections.**

The motion having passed, Chairman Etherington recognized Trustee Murphy who moved to approve the agenda as amended. Chairman Etherington then recognized Trustee Elsberry who seconded the motion.

Chairman Etherington opened the floor for any discussion on the motion. There being no further discussion, Chairman Etherington called for a vote on the motion.

**Motion to approve the agenda, as amended, was passed unanimously 5-0, no abstentions, and no objections.**

## **APPROVAL OF MINUTES**

Chairman Etherington then opened the floor for consideration of the meeting minutes from September 24, 2025. Chairman Etherington recognized Trustee Murphy who moved to approve and accept the minutes of the September 24, 2025, meeting. Chairman Etherington then recognized Trustee Worstell-Benjamin who seconded the motion.

Chairman Etherington opened the floor for any discussion on the motion. There being no further discussion, Chairman Etherington called for a vote on the motion.

**Motion to approve and accept the minutes of the September 24, 2025, meeting was passed unanimously 5-0, no abstentions, and no objections.**

## **REPORTS FROM COMMITTEES AND OFFICERS**

### **a. Emergency Management – Trustee Murphy (Report Only / No action)**

Chairman Etherington recognized Trustee Murphy who provided a report on the emergency management efforts undertaken within the past two months.

The report from the Trustee Murphy included an analysis and report on the current condition and stocking of the command center (including the medical “go bags”), the identification of block captains, and (with the exception of one) their continued desire to provide service within the community. Trustee Murphy further reported on the distribution of the radios and response kits within the community. Next week, they plan on performing a radio check within the community.

Trustee Murphy is hopeful of simplifying the role of the block captain position moving forward and to distribute materials within the community to notify residents of the emergency preparedness plans. Trustee Murphy then reported on the role of the disaster recovery team which is authorized to assist in clean-up following any emergent event. He recommended that the residents within the community make efforts to be personally prepared for potential emergencies and will be working with the Belton Fire Department and the Cass County Sheriff for training sessions to coordinate efforts between residents and emergency responders. Trustee Murphy is hopeful that with the update of the Village website they will be able to better distribute materials and information to the community.

The committee is currently considering the costs and benefits of acquiring a drone to assist in emergency responses. Trustee Murphy indicated that additional information will be provided as they evaluate the relative costs, benefits, and procedures.

Chairman Etherington inquired as to which individuals have access to the emergency response shed, including how those individuals are identified and chosen. Trustee Murphy provided a response and analysis.

**b. Animal Control – Trustee Worstell-Benjamin (Report Only / No action)**

Chairman Etherington recognized Trustee Worstell-Benjamin who provided a report on efforts undertaken within the past two months to identify assistance or mutual aid with surrounding communities or the county to provide animal control services within the community.

Trustee Worstell-Benjamin provided a report regarding her efforts to meet with representatives of Belton to provide animal control services. She has been unsuccessful in making meaningful headway on the issue. She is looking at alternative options available. She reported that there are concerning reports by residents of animals being attacked within the Village. She indicated that she would welcome input from other members of the Board and/or the community for guidance.

Chairman Etherington recognized Clerk Lafata who noted that if there is an animal attack, the first step for residents would be to contact the Cass County Sheriff's Office who will address them in the field. They will not chase animals on the loose, but an attack will result in a response from the Sheriff.

No action sought. No action taken.

**OLD BUSINESS**

**a. Website Contract – Chairman Etherington (Report only / No action)**

Chairman Etherington then introduced the first item on the agenda under Old Business including a report on efforts to update the Village website. He reported that at the last meeting, the Board of Trustees voted to move forward with using CivicPlus for completion of the new Village website. The Board of Trustees also authorized Village Planner Eckberg to obtain a contract with CivicPlus for the premium design package. Though this package will cost about \$1,000 more per year, the enhanced support, design capabilities, training, and support make it the best choice. Unfortunately, the contract is not yet ready for consideration and approval. It will be postponed until the next meeting. In the meantime, if any members of the public have an interest in serving on a committee to work on the creation of the new website, please contact the Village Clerk or Chairman. They hope to present and approve a contract at the next meeting.

No action sought. No action taken.

**b. CID Intergovernmental Contract – Report by Village Attorney Zerr**

Chairman Etherington then introduced the second item on the agenda under Old Business including a report on potential intergovernmental contract between the North Community Improvement District and the Village for utilization of gas tax funds for road and transportation

improvements. Chairman Etherington then recognized Village Attorney Zerr who provided an update and report.

Village Attorney Zerr indicated that he has been in contact with Mr. David Frantze, the attorney who is representing the CID. He has relayed the information to Mr. Frantze for completion of the research and investigation into the legal considerations and concerns raised by the Board of Trustees during their last meeting. Mr. Frantze is currently working to complete the requested research. Mr. Zerr has provided Mr. Frantze with a draft of the minutes from last month so that he is able to clearly review the motion and instructions from the Board of Trustees including a request for specific caselaw supporting the authorization for such payment. Village Attorney Zerr is hopeful of providing a report next month. Once we are satisfied with the research to support the payment, we can prepare the necessary intergovernmental agreement.

No action sought. No action taken.

c. St. James Court Code Violation / Construction – Report by Clerk Lafata.

Chairman Etherington then introduced the third item on the agenda under Old Business including a report on the current construction and building permit violations for the property on St. James Court. Chairman Etherington recognized Clerk Lafata who reported that he has been in contact with Don Julian Builders.

Clerk Lafata reported that the builder started making progress in October on the project which had sat nearly untouched with pending building permits for nearly three (3) years. They have completed the lower level and all of the metal beams for the flooring on the main level and are framing the first level this week. He is hopeful that within the next two (2) to three (3) weeks they will have it under a roof. He believes that this is good progress.

No action sought. No action taken.

d. Finance Committee (Bill #2025-11-12-01)

Chairman Etherington then introduced the fourth item on the agenda under Old Business regarding the creation and appointments for a standing finance committee. Chairman Etherington provided a background and introduction to the topic. He reminded the Board that they had previously approved the establishment of the Finance Committee at their August meeting. The Committee would be formed by Ordinance with the appointment of members by the Chairman with the advice and consent of the Board. The Village would solicit membership from residents within the community. Clerk Lafata had previously circulated a solicitation of interest to residents and from that solicitation they were able to identify five (5) candidates who have expressed interest in participating: Brittany Kelso; Sheri Stamper; Henry Heimsoth; Corey Smith; and Glenn Etherington.

Chairman Etherington also reported that he had worked with Clerk Lafata and Village Attorney Zerr to draft a Charter for the Committee. Village Attorney Zerr has converted the

Charter to the draft Ordinance that was circulated to all of the trustees and posted prior to the meeting.

Chairman Etherington then opened the floor for discussion regarding the proposed Ordinance. Discussion ensued including comments from Trustee Murphy who is in favor of moving forward and Trustee Elsberry who inquired as to how many Trustees will be appointed to the Committee. Chairman Etherington noted that the Trustees would not be members of the Committee but could attend the meetings as they are able and interested.

There being no further discussion, Chairman Etherington recognized Village Attorney Zerr who read the Ordinance in its entirety as a first reading and then read the Ordinance by title only as a second reading.

Chairman Etherington then recognized Trustee Murphy who moved to approve Ordinance 2025-11-12-01 establishing a Finance Committee for the Village. Chairman Etherington further recognized Trustee Worstell-Benjamin who seconded the motion. There being no further discussion on the matter, Chairman Etherington then called the question for vote on the motion.

**Motion to approve Ordinance 2025-11-12-01 establishing a Finance Committee for the Village was passed unanimously 5-0, no abstentions, and no objections.**

Chairman Etherington then recognized Trustee Murphy who moved to appoint Brittany Kelso, Sheri Stamper, Henry Heimsoth, Corey Smith, and Glenn Etherington as the initial members of the Finance Committee. Chairman Etherington then recognized Trustee Lafata who seconded the motion. There being no further discussion on the matter, Chairman Etherington then called the question for vote on the motion.

**Motion to appoint Brittany Kelso, Sheri Stamper, Henry Heimsoth, Corey Smith, and Glenn Etherington as initial members of the Finance Committee for the Village was passed unanimously 5-0, no abstentions, and no objections.**

## **NEW BUSINESS.**

- a. First Quarter Financials – Report and Presentation by Village Accountant, Teresa Ryan and Clerk Lafata (Report only / No action)

Chairman Etherington then introduced the first topic on the agenda under New Business concerning a report on the first quarter financials by Village Accountant, Teresa Ryan and Clerk Lafata. Chairman Etherington recognized Clerk Lafata and Village Accountant Ryan who presented the current financial statement for the Village. Village Accountant Ryan reminded the trustees that she has no authority over, or access to, any of the Village money or the ability to sign checks.

Clerk Lafata and Village Accountant Ryan presented the financial statements, which had been previously distributed to the trustees. The statements showed higher income than expected through the sales tax as a result of increased activity at the country club. There is a net income in

the general fund of \$75,908. The road fund had collected taxes and net income of \$12,201. In speaking with the club, which is 95% of the sales tax, the amount of expenditures and sales activities has increased due in part to the new pool and activities center.

Chairman Etherington inquired of Ms. Ryan and Clerk Lafata as to the fireworks expenses for \$12,540. Clerk Lafata explained that this expense represents a timing issue in that the Village splits the cost of the fireworks display four (4) ways between the Village, the South HOA, the North HOA and the Club. The Village receives payments from the other three (3) entities in June (last quarter of the fiscal year) and makes the payment in July (first quarter of the fiscal year).

Chairman Etherington then inquired as to further comments or questions on the financials and recognized Trustee Elsberry who commented that the sales and use tax is a new concept that needs to be closely monitored moving forward including the seasonality of it. He suggested that the Village may be operating at a profit and may want to consider in the future lowering the amount and should be looked at in the future by the Finance Committee. Village Accountant Ryan provided a response as to the utilization of the funds for a recommended reserve account. Chairman Etherington agreed that establishing appropriate reserves is one of the first issues that the Finance Committee will need to look at when they convene. Clerk Lafata commented that without the sales and use tax being instituted, the Village would have run out of money by the middle of the year. Trustee Elsberry confirmed this and commented further that the Village has enough money in the bank to cover approximately a year of expenses. Discussion ensued between Trustee Elsberry and Clerk Lafata. Chairman Lafata noted that the financials will all be posted to the website within the next week.

No action sought. No action taken.

b. April 2026 Election Timetable (Report only / No action)

Chairman Etherington recognized Trustee Elsberry who reported that he will be moving out of the community due to work obligations and therefore resigning his position from the Board of Trustees. Village Attorney Zerr received the resignation letter from Trustee Elsberry. Chairman Etherington confirmed that this will then create a vacancy on the Board of Trustees and that the remaining Trustees will need to go through a process to fill the vacancy. Chairman Etherington then recognized Village Attorney Zerr for information on the statutory process to fill vacancies on the Village Board.

Village Attorney Zerr noted that the remainder of the Board of Trustees will appoint a qualified individual to serve the remainder of Trustee Elsberry's current term of office. Based upon prior experience, Village Attorney Zerr recommended taking in applications for potential candidates and then allowing the remaining Board members to interview the qualified candidates in a work session prior to making a final decision and voting on the appointment during an open legislative session of the Board. Chairman Etherington noted that the term of Trustee Elsberry would expire in 2027.

Chairman Etherington then introduced the next topic on the agenda under New Business including a report April 2026 election and recognized Clerk Lafata for the same. Clerk Lafata

confirmed that the election will be on April 7, 2026. There are two (2) seats up for election including Trustee Lafata and Trustee Murphy. The filing date for candidacy will open on December 9, 2025. The filing deadline for candidacy will be December 30, 2025. All of the paperwork for candidacy will need to be in to the Cass County Clerk by January 27, 2026. There are three (3) required forms to be completed.

c. Unified Development Ordinance Timeline

Chairman Etherington then introduced the third topic on the agenda under New Business including a report on the amendment of the unified development ordinance with the Village Planner and a proposed timeline for the same. Chairman Etherington recognized Clerk Lafata who reported that he is working with Village Planner Shires, and Village Attorney Zerr for a timeline and scheduled meetings to move forward on the process.

Village Planner Shires has identified a seven (7) step plan. First will be the drafting of a proposed Ordinance and distribution of the same to members of both the Board of Trustees and the Planning and Zoning Commission. It is anticipated that this will occur the week of January 12, 2026. Mr. Shires has suggested open public meetings and workshops with the members of the Trustees and Planning Commissioners to review and ask questions. There would be two (2) anticipated workshops (tentatively January 19, 2026, and January 26, 2026). The resulting plan will be posted on the Village website for public review and comment the week of February 2, 2026 and February 16, 2026.

After the workshops, there will be notice published in the newspaper for public hearings in front of the Planning Commission the week of March 16, 2026 and the Board of Trustees the last week of March 2026. Clerk Lafata concluded his report.

Chairman Etherington recognized Trustee Elsberry who inquired as to the scope of the proposed amendments to the Unified Development Ordinance. Clerk Lafata responded that the anticipation is to take from other communities and the experiences from both Village Planner Shires and Village Attorney Zerr to do a section-by-section analysis and revision of the entire chapter.

No action sought. No action taken.

d. Village Staffing

Chairman Etherington then introduced the fourth topic on the agenda under New Business including the potential of hiring a part-time staff position to assist the Village Clerk in completing the administrative and operational tasks of the Village. Chairman Etherington commented that the role of the Village Clerk has expanded beyond the scope of a volunteer Trustee. He believes that the Village Clerk puts in 20 to 25 hours a week or more on his duties. It could be a part-time position to begin but will eventually expand into a full-time role with the Village. He suggested that this should be one of the first items identified and evaluated by the Finance Committee.

Chairman Etherington recognized Trustee Murphy who discussed the need for additional help. The creation of a position is something that he would support. Chairman Etherington

recognized Trustee Elsberry who agreed that the need is valid and the Village currently has sufficient cash to pay the expense of an employee. He suggested that there may be a benefit to hiring “contract-work”. He also suggested that they look at the scope of the work which will be undertaken by the employee. Chairman Etherington stated his belief that with a 40% turnover in the Board each year, it was important to create continuity in the operations and administration of the Village governance.

There being no other discussion, Chairman Etherington opened the floor for a motion directing the Finance Committee to evaluate the potential administrative assistant position. Chairman Etherington then recognized Trustee Murphy who moved to instruct the Finance Committee to evaluate the potential position for administrative assistance, including costs, whether the position should be a contract or employee status, and the job description and to report their findings to the Board of Trustees at a future date. Chairman Etherington then recognized Trustee Lafata who seconded the motion. There being no further discussion on the motion, Chairman Etherington called the question for a vote.

**Motion to instruct the Finance Committee to evaluate the potential position for administrative assistance, including costs, whether the position should be a contract or employee status, and the job description and to report their findings to the Board of Trustees at a future date was passed unanimously 5-0, no abstentions, and no objections.**

## COMMENTS FROM VISITORS

Chairman Etherington then opened the next agenda item including comments from members of the public.

Doug Henley, 16313 N. Turnberry and President of the North HOA. Two items, (i) as a resident he applauds the notion of hiring staff for the Village, and (ii) on behalf of the North HOA he wants to emphasize the importance of addressing the animal control issues within the Village. About 5 weeks ago, there was a major dog-on-dog attack on the North side of the Village, and nobody knew exactly what to do. They need to figure out what to do in an attack situation, which is to call a 911 emergency and leads to automatic documentation of an event and allows the Sheriff to decide what should happen to the animal. It should not be left up to residents to negotiate these attacks. In the event of regular animal control (chasing a stray dog down), that’s where we need a contract for animal control for a non-emergency animal situation.

Nila Cliese then recommended that the fire department be allowed to come in and have a “day in Loch Lloyd” giving the residents a chance to meet the department install fire alarms throughout the Village at the residents’ requests.

Sharon Slusher on Heather Lane. She expressed appreciation for Clerk Lafata in continuing to press on the St. James Court home. She inquired as to what the violation was on the property. She was interested in whether they were fined and if so, what the amount was. She also requested that signs be put up at the golf cart path entries.

Chairman Etherington then requested that Clerk Lafata respond and provide an update on the St. James Court property. Clerk Lafata relayed his efforts including the timeline, and the notice of code violation notice for exceeding beyond six (6) months from their last inspection. They were required to clean up the side-yards, install the gas line, and framing of the home. If they failed, they would have been fined \$500.00 per day. They met those items within the deadlines established.

With regard to the Sechrest Development, the Village has sent out progress reports on the former Sechrest property. It is imperative that people not walk, or enter onto the Sechrest property while construction is going on. Safety is of critical concern during construction.

**SUCH OTHER MATTERS AS MAY COME BEFORE TH BOARD**

None.

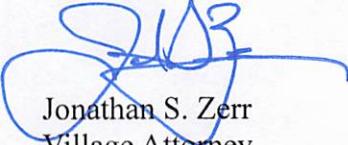
**MEETING ADJOURNED**

There being no further business set on the agenda, Chairman Etherington opened the floor for a motion to adjourn. Chairman Etherington recognized Trustee Murphy who moved to adjourn the regular meeting of the Board of Trustees. Chairman Etherington then recognized Trustee Lafata who seconded the motion. There being no further discussion on the motion, Chairman Etherington called for a vote on the motion.

**Motion passed unanimously 5-0, no abstentions, and no objections.**

Regular meeting of the Board of Trustees adjourned at 6:52 p.m.

Respectfully submitted,



Jonathan S. Zerr  
Village Attorney