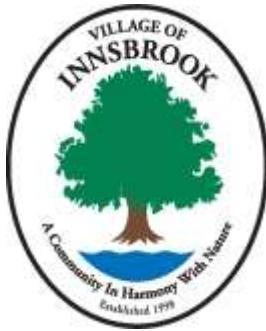


THE VILLAGE NEWS



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VILLAGE HALL HOURS

Monday - Friday
8:00 am - 4:00 pm

Village Hall Is Closed
Select Holidays.
Please Check Website
For Closures.

Please Be Bear Aware

The Village of Innsbrook hosted a "Bear Aware" program in September, presented by the MO Department of Conservation (MDC). This program covered the history of black bears in Missouri and what precautions people should take when living or partaking in recreational activities in bear country. Residents should stay alert to avoid confrontation, make noise, travel in a group when possible, keep dogs on a leash, and if you see a bear, leave it alone. Prevent problems with bears around your property, by keeping food sources inaccessible. Don't leave pet food sitting outside, store garbage, recyclables and compost inside a secure building, keep grills and smokers clean and store them inside, don't use birdfeeders from March through November, and use electric fencing around beehives, chicken coops, vegetable gardens and other potential food sources. Literature is available to the public at Village Hall and on the Village website on the "Resident Information" page.

Warren County Extension Council Vacancy

URGENT The Village of Innsbrook is currently seeking a representative to appoint to the Warren County Extension Council. The Council, comprised of elected and appointed citizens, provide the county educational program, manage finances of extension operations, provide personnel to carry out extension activities, and elect and organize the local extension council. The Council normally meets at 7pm on the fourth Monday of each month, at the extension center. Please visit the Village website for more information. Contact the Village Administrator if you are interested in this opportunity to serve your community.

Weather Warnings

Although tornados can occur any time of the year, for Missouri, the peak tornado season is mid-March through late June. Due to the topography of the area, The Village of Innsbrook does not have storm sirens, so residents must rely on other resources. Warren County Emergency Management offers the CodeRED Weather Warning system. Once a resident signs up, they can receive Emergency Notifications and Severe Weather Warnings on their home phone or mobile phone, including text messages. There is no charge for this service. Visit www.warrencountyema.com to register or call 636-456-3786 for assistance. Another option is to purchase an NWR SAME receiver. The purchaser must program the county or area into the receiver. The NWR will then send an alert only of weather and other emergencies for the county's or area's programmed. NOAA Radio Stations that cover Warren County are WNG 728 Bellflower, MO **162.425 Mhz** and KDO80 St. Louis, MO **162.550 Mhz**. Warren County's SAME Code is **029219**. Please be prepared before severe weather strikes.

INNSBROOK BOARD OF TRUSTEES

**Board of Trustees
Meetings**

2nd Tuesday of month
5:00 pm



**Innsbrook
Village Hall
1835 Highway F**



**MORIDES
Transportation
Referral Service in
Missouri**

MORIDES is a listing of multiple Missouri public transportation resources for people who need a ride to work, medical appointments and more.

Call
844-836-RIDE (7433)
or click
www.mrides.org

| Trustee | Email | Phone | Term |
|--------------|--------------------------|--------------|-----------|
| Jeff Thomsen | jsthomsen@centurytel.net | 636-745-8086 | 2017-2019 |
| Trish Dunn | innsbrooklady@yahoo.com | 636-745-3067 | 2017-2019 |
| Jerry Rust | rust1102@hotmail.com | 636-745-3426 | 2017-2019 |
| Ted Sator | tedsator@aol.com | 636-579-6324 | 2018-2020 |
| Tom Stevener | twstevener@gmail.com | 636-791-2086 | 2018-2020 |

Vehicle Sales Tax

Missouri residents have 30 days from the date of purchase, to title and pay sales tax on a newly purchased vehicle. It was discovered that some taxes over the past years have been incorrectly credited to Warren County, or Wright City since we share the same 63390 zip code. Innsbrook residents, upon the purchase and payment of sales tax to the Missouri Department of Revenue for a newly acquired motor vehicle, trailer, or motorcycle/motor tricycle, please make certain that the motor vehicle sales taxes are being credited to the Village of Innsbrook and not Wright City, or another municipality. When titling your new vehicle you shall pay Missouri State sales tax (4.225%), Warren County sales tax (2.5%) and Innsbrook sales tax (0.875%), a total tax due of 7.6% on the net purchase price. Please note, you should not be paying sales tax to Wright City or Warrenton. This information should be noted on your tax receipt. Please contact the Missouri Department of Revenue directly if the information on your tax receipt is incorrect.

Nuisance Ordinance No. 248

The Village of Innsbrook Board of Trustees amended the Village public nuisance ordinance on May 15, 2018 relating to the use of property and on-site wastewater treatment systems. The revised bill was voted on during the May 15, 2018 Board of Trustees meeting. The amended ordinance will hold property owners or occupants accountable if more than one incident within a sixty day period of acts or conditions which have occurred or continue to occur, whether by the owner, occupants, or persons frequenting or congregating about the property. Certain conditions include peace disturbance, loud noise emitted from electronic equipment, parked vehicles that create a traffic safety risk, or parked on any other surface other than pavement or gravel, and any act done or made to damage or injure any inhabitants of the Village or their property. The ordinance also refers to non-functioning or malfunctioning on-site wastewater treatment systems.

Whenever a written complaint is filed with the Village Administrator of the existence of a public nuisance, the Village Administrator will verify that the alleged nuisance exists. After which, enforcement shall commence by providing notice to the owner of the property and, if the property is not owner-occupied, to any occupant of the property. The property owner will then have a minimum of ten days to abate the nuisance. If, after proper notice is served, the alleged nuisance is not satisfactorily resolved the Village Attorney may proceed with filing information with the Warren County Circuit Court, Village of Innsbrook Municipal Division. Residents are urged to contact the Warren County Sheriff's Department to file a report if the public nuisance violation is currently being witnessed, by calling their Non-Emergency number at (636) 456-7088. However, always contact 9-1-1 in an emergency situation.

The full ordinance can be viewed by members of the public, on the Village website or requesting a copy from the Village Administrator during regular business hours. The original Ordinance No. 158, establishing public nuisance offenses, was implemented on March 13, 2012.

PLANNING AND ZONING COMMISSION

Allen Huddleston
Bob Grah

Mike Gambill
Bud Oldani

Bob Vogler
Janet Postlewait

**Planning &
Zoning Meetings**

1st Wednesday
of month

5:00 pm

**Innsbrook
Village Hall
1835 Highway F**

Short-Term Rental Tax

Many people rent out their vacation homes on a short-term basis. Websites like homeaway.com, airbnb.com or VRBO.com can make renting your vacation home a very easy process. However, you might be surprised to learn that most states require people who rent out their vacation homes, to charge and collect state sales or lodging taxes on the income they earn from short-term rentals.

Sales and/or lodging taxes are only due on income owned from "short-term rentals." Thus, for example, a landlord who rents out a home on an annual basis need not pay these taxes. What constitutes a short-term rental varies from state to state. In Missouri, any rental less than 30 days is considered short term.

These taxes are completely separate from income tax and are not collected by the IRS. In Innsbrook, they are collected by the Missouri Department of Revenue. Like all sales taxes, they are paid by the person who purchases the goods or services (the vacation home renter), not the person who provides them (the vacation home owner). Your role is limited to collecting the taxes and remitting them to the State. The amount of local taxes varies, as does how they are calculated. They can be based on a flat fee, rental percentage, number of guests, number of nights guests stay, type of property involved, or a combination of any of these. In Missouri, the tax is equivalent to four percent (4%) on the amount of sales or charges [RSMo. 144.020.1(6)]. The taxes are typically due monthly or quarterly. The due dates can vary depending on the amount of tax owed. For example, if you rent out your vacation home for one month and earn \$2,000 in total revenue for the month and your sales tax rate is 4%, you'll have to charge your renters \$80 in sales taxes. You must collect and remit the funds to the Missouri Department of Revenue. Sales tax rates and procedures vary from state to state. If you rent your vacation home through Airbnb, it may collect and remit the sales taxes due for you. Otherwise, you'll need to do it yourself. You'll need to register your home with your state sales tax agency and, possibly, with your county. Alternatively, you can pay a sales tax service company, to collect and pay these taxes for you.

Many vacation home owners are unaware that they need to pay sales tax on short-term rentals, and simply don't collect them. Some go years without collecting such taxes. If you're in this boat, contact your state and/or county sales tax agency to find out what you should do. Coming forward voluntarily may help lower your tax bill because many sales tax agencies will waive the penalties due when you do so.

Stephen Fishman, J.D.. 2018. Must I Collect Sales Tax When Renting My Vacation Home on a Site Like Airbnb?. [https://www.nolo.com/legal-encyclopedia/sales-tax-due-when-you-rent-out-your-vacation-home.html]. Accessed December 18, 2018.

Resident Addresses

All Resident's of the Village of Innsbrook should be using "**Innsbrook, MO 63390**" as their mailing address, not Wright City, MO. Even though we share the same zip code (63390), these are two separate municipalities, with two different tax rates. Which can result in an overpayment of taxes of Village Residents, and a loss of sales tax revenue for the Village of Innsbrook.



PUBLIC NOTICE

Three (3) Trustee seats with the Village of Innsbrook, Missouri are to be filled during the Municipal Election to be held on Tuesday, April 2, 2019, after filing a Declaration of Candidacy.

**Opening Date
for Filing:
Tuesday,
December 11,
2018 at 8:00a**

**Closing Date
for Filing:
Tuesday,
January 15,
2019 at 5:00p**

Visit the Village Website or Village Hall for more information.



**Village of Innsbrook
1835 Highway F
Innsbrook, MO 63390**

**Visit the Village of Innsbrook
website for the latest news!
www.villageofinnsbrook.org**

UPCOMING DATES:

JANUARY, 2019

- 01 - New Year's Day Holiday
- 02 - Tentative P&Z Meeting, 5:00pm
- 08 - Board of Trustees Meeting, 5:00pm
- 15 - Candidate Filing Closes at 5pm
- 21 - Martin Luther King, Jr. Holiday

FEBRUARY, 2019

- 06 - Tentative P&Z Meeting, 5:00pm
- 12 - Board of Trustees Meeting, 5:00pm
- 18 - President's Day Holiday

MARCH, 2019

- 06 - Tentative P&Z Meeting, 5:00pm
- 11-14 Village Hall Closed (Training)
- 19 - Board of Trustees Meeting, 5:00pm

APRIL, 2019

- 02 - General Election Day, 6am-7pm
- 03 - Tentative P&Z Meeting, 5:00pm
- 09 - Board of Trustees Meeting, 5:00pm
- 15 - Tax Day
- 19 - Good Friday Holiday

MAY, 2019

- 01 - Tentative P&Z Meeting, 5:00pm
- 14 - Board of Trustees Meeting, 5:00pm
- 27 - Memorial Day Holiday

JUNE, 2019

- 05 - Tentative P&Z Meeting, 5:00pm
- 11 - Board of Trustees Meeting, 5:00pm

Mailing Address Label

Attach Here

Communication

In an effort to increase communication between the Village of Innsbrook and its residents, the Village would like to have your email address on file. If you choose to participate, please send an email to innsbrookcity@centurytel.net with "Email List" as the subject. Please state your full name and Innsbrook address in the body of the email along with a list of all email addresses you choose to add to the system.

Services Available at Village Hall

NOTARY SERVICES: Are offered FREE of charge to residents at Village Hall during regular business hours.

SMALL MEETING ROOM AVAILABLE: To all Village of Innsbrook residents, free of charge, during regular business hours. Please contact Village Hall to confirm room availability. This meeting room seats 6-8 people maximum.

KEEP UPDATED ON EVENTS IN THE VILLAGE: Visit the Village of Innsbrook website www.villageofinnsbrook.org often to stay up to date on office closures, current issues, meetings and events in the Village.

VILLAGE OF INNSBROOK

❧ "A Community in Harmony with Nature"

❧ *Carla Ayala, Village Administrator/Clerk* ❧

Phone (636)745-8844 ☎ **Fax (636)745-7755** ☎ **Email: innsbrookcity@centurytel.net**