

Local business

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"There has been a renewed interest in development and hopefully it pans out. You know what they say – the best time to buy is in an economic downturn. There's a lot of money out there but the smart 'players' are just waiting until the opportune time to make their moves. Hopefully they make them soon in Lake Ozark because that will create numerous jobs," he said.

Patterson said he and many others were hoping that Judge B.C. Drumm soon would announce that the city of Osage Beach will be allowed to provide developer John Q. Hammons with \$3.5 million in Tax Increment Financing (TIF) to build Chateau on the Lake, a European-style, 15-story,

320-room waterfront hotel, 100,000-square-foot convention center and spa slated for 30 acres off Passover Road.

"Once that happens, things will pick up everywhere," he said, adding that they expected Judge Drumm to announce his decision any day.

The TIF was approved by the board of aldermen more than two years ago. However, soon after passage, attorney John Curran filed a lawsuit on behalf of Four Seasons Marina Rentals Inc. and Four Seasons Lakesites Inc. challenging the "blighted" designation given to the land. After numerous delays, the case finally made it to the Camden County Circuit Court Monday, Dec. 16. Proceedings wrapped up Thursday, Dec. 19.

As the Lake Churns

Better Lucky Than Smart?

I'd like to think I'm smart enough to know when I've gotten lucky. The past 60 days have been some of the most challenging in my life. At the onset of the new year, I resolved my partnership in my real estate company, started a new company, lost my mother to COPD in January and, like so many of you, have battled a slow economy and down real estate market.

The outpouring of sympathy, well wishes, support and assistance from friends, family and acquaintances in the business community has been incredible as well as humbling. The offers of assistance from agents in competing companies has been amazing. I am truly blessed and very lucky indeed to be surrounded by people so generous and caring and I appreciate each kindness.

The increase in new business since the start of the year has been both exhilarating and at times, overwhelming. Homes sales are up over last year and interest rates are still extremely attractive. Congress extended the First-Time Home Buyer Tax Credit of up to \$8,000 to first-time home buyers until April 30, 2010 and expanded the credit to grant up to \$6,500 credit to current home owners purchasing a new or existing home by April 30, 2010. Again, I have gotten very lucky to have such key items in play at such a crucial time in my business.



Real Estate and Lake News with C. Michael Elliott

C. Michael Elliott and Associates new real estate offices are located at 3738 Highway 54 in Osage Beach next to U.S. Mortgage. The offices are under construction and we are on target to move in this month. My wife and business partner, Karen, and I will host an open house on Saturday, April 17th from Noon to 4 p.m. and hope you will be able to stop by and visit us and meet our staff and sales agents.

If you would like a detailed sales report on your specific property type or neighborhood, or would like to ask a lake real estate question, contact C. Michael Elliott & Associates at 866.Your.Lake or cme@yourlake.com. View thousands of lake area listings at www.YourLake.com. You can also log your opinions on Michael's real estate blog, www.AsTheLakeChurns.com.

Ozark Coast Kiwanis and Christmas For Kids Donate \$4,500 to Camp Wonderland

The Kiwanis Club of Ozark Coast and the Christmas for Kids Committee donated \$4,500 to Camp Wonderland. Presenting the check to Allen Moore, chief executive officer of Camp Wonderland were Kiwanis members Katie Karr, Jennifer Hoose, and Dave Creel president respectively of Ozark Coast Kiwanis.

Camp Wonderland, located in Rocky Mount, is a camp for children, teenagers and adults who are physically and mentally challenged. The Camp offers a respite from daily care giving for family members and healthcare workers. It also offers a personal development experience for volunteers and staff. For more information,

go to www.wonderlandcamp.org.

The Kiwanis Club of Ozark Coast has served Osage Beach, Lake Ozark, and surrounding areas since 1988. The Club meets weekly at noon at JB Hook's on Business 54 in Lake Ozark.

For more information, see www.ozarkcoastkiwanis.org.

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