

**MINUTES  
BOARD OF ALDERMEN MEETING  
THURSDAY, SEPTEMBER 21, 2017**

**CALL TO ORDER.** Mayor Luke Davis called the regular meeting of the Board of Aldermen to order at 6:04 PM on Thursday, September 21, 2017 at the Fremont Hills Country Club, 1953 Fremont Hills Drive, Fremont Hills, MO.

**PLEDGE OF ALLEGIANCE.** The pledge of allegiance was recited.

**ROLL CALL.** Jeanette Curtiss, City Clerk/Finance Officer called the roll—a quorum was present.

Luke Davis, Mayor	Present		
Ann Littell Mills, Alderman Ward 1	Present	Kevin Jansen, Alderman Ward 1	Present
Bud Addington, Alderman Ward 2	Present	Kerry Nelson, Alderman Ward 2	Present
Alisa Lowry, Alderman Ward 3	Absent	Randy West, Alderman Ward 3	Present

Guests Present: Residents Ruth Benedett, Eric Claussen, Blackie Miller and Sean O’Connell.

City Officials Present: Scott Christensen, City Project Manager; Matt Growcock, City Attorney; and Jeanette Curtiss, City Clerk/Finance Officer

**OPEN FLOOR TO VISITORS\***

No comments to come before the Board.

**Rolling Hills Drive/Greenbriar Drive Intersection Traffic Signage (Christensen).** The Board approved moving this agenda item to this point on the agenda. Eric Claussen is a Traffic Engineer and usually deals with traffic in higher volume situations. The lowest cost approach to this intersection is to put “all-way” stops in, but you tend not to put stop signs in for the purpose of slowing traffic. Claussen’s recommendation would be to add a landscaping island to Greenbriar, and potentially on Rolling Hills as well. Claussen’s second recommendation would be a “speed table”, which is a raised cross walk for golf carts crossing the streets (there is a speed table by the Expo Center in Springfield, by BKD—however, this creates issues for emergency vehicles and snow plows). A “speed cushion” is more accommodating for emergency vehicles. A lot of the problem is traffic coming/going from Greenbriar—yield sign is there now for Greenbriar traffic. Claussen volunteered to sketch out a design. We have asked that the patrolling officers to watch this intersection for speeding—Officer Whitaker indicated they have issued 1 ticket and 4 warnings at that intersection for speeding. In summary, the City has 3 options for this area—speed table, islands and 3 way stop. It was decided to table this discussion until the next meeting.

**CONSENT AGENDA:**

**Approval of August 24, 2017 Tax Levy Hearing Minutes (Davis).** A motion to approve the August 24, 2017 tax levy hearing minutes was made by Ann Littell Mills, with Bud Addington seconding the motion. The motion was unanimously approved.

**Approval of August 24, 2017 Regular Meeting Minutes (Davis).** A motion to approve the August 24, 2017 regular meeting minutes was made by Kerry Nelson, with Kevin Jansen seconding the motion. The motion was unanimously approved.

**Approval of September 7, 2017 Special Meeting Minutes (Davis).** A motion to approve the September 7, 2017 special meeting minutes was made by Randy West, with Bud Addington seconding the motion. The motion was unanimously approved.

**Resolution #202-2017 Amending 2017 Budget (Curtiss).** Jeanette Curtiss presented proposed amendments to the 2017 budget. A motion to approve Resolution #202-2017 amending the 2017 budget was made by Randy West, with Kerry Nelson seconding the motion. The motion was unanimously approved.

**Bill #296-2017/Ordinance #296-2017 Contract for Street Cleaning Services (Curtiss).** Bill #296-2017, contract with Z Lawn for street cleaning services, was read in its entirety on the first reading. A motion to approve Bill #296-2017 on the first reading was made by Ann Littell Mills, with Kevin Jansen seconding the motion. The motion was approved by roll call vote with the ayes being: Bud Addington, Kevin Jansen, Ann Littell Mills, Kerry Nelson and Randy West—there were no nay votes. A motion to dispense with the second reading was made by Ann Littell Mills, with Kerry Nelson seconding the motion. The motion was approved by roll call vote with the ayes being: Bud Addington, Kevin Jansen, Ann Littell Mills, Kerry Nelson and Randy West—there were no nay votes. A motion to adopt Bill #296-2017 as Ordinance #296-2017 was made by Ann Littell Mills, with Kerry Nelson seconding the motion. The motion was approved by roll call vote with the ayes being: Bud Addington, Kevin Jansen, Ann Littell Mills, Kerry Nelson and Randy West—there were no nay votes. Christensen reported Scapes will clean the stormwater drains about the same dates as the street cleaning.

**Bill #297-2017/Ordinance #297-2017 Contract For Stormwater Improvement Project (Curtiss)** Due to changes in the scope of the project, the ordinance will not be passed at this time.

**Approval of Treasurer's Report and Expenses To Be Paid (Curtiss).** Jeanette Curtiss presented the Treasurer's Report and expenses to be paid from the general fund of \$19,417.50 and \$17,558.51 from the sewer fund. A motion to approve the Treasurer's Report and expenses to be paid was made by Randy West, with Bud Addington seconding the motion. The motion was unanimously approved.

## **REPORTS FROM COMMITTEES**

**Planning and Zoning.** Planning and Zoning reviewed church plans without the driveway off Calabash--extremely well designed. To address drainage off the parking lot—they are adding gutters and

downspouts that will run along the south side of the building to Fremont Road—at least half of the water flow will be diverted to Fremont Road. Scapes will clean easement area and rip rap down to the storm inlet at the bottom of the hill—200 ft. or so. Church will also enclose trash can storage area, landscaping will be approved later when driveways are reworked. They are currently going to widen the north driveway—south entrance will be moved further south. There is no construction shown on the residential lots. The church is on city sewer—new facility will be adding 4 more restrooms—not increasing the # of people using their facilities. The Board discussed not charging the church since there was not going to be an additional sewer connection—we would charge the refundable builders deposit/\$2,000 deposit. Nabholz is the contractor, and the church hopes to be in their new facility after Easter.

## **Sewer**

**Infiltration (Christensen).** Ace Piping ran cameras through sewer lines at CC Hwy. and didn't find anything indicating infiltration. There is a pipe from one manhole to another that looked like a seal maybe isn't sealing properly—this company does pipe lining and can seal the 12" pipe—we would like to seal a couple hundred feet. This side of CC and running under the highway are a couple sections where water could be coming through. Christensen will get pricing for next meeting. Pipes were flushed when the camera went through them.

Blackie Miller entered the meeting at this time.

**Beautification.** There was nothing to report to the Board.

## **Streets**

### **Stormwater Project Update (Christensen)**

One party would not sign the temporary easement. A alternate option is for a 2 ft./3 ft. grate cut into the street and curb, and run the pipe under the street to the connection. Contractor estimates the cost to be an additional \$8,000. This option will result in the same benefit to the neighbors but will cost the city more money. Davis, Littell Mills and Jansen will approach the property owner who would not sign the agreement to see if they would reconsider.

**Website (Nelson).** Nelson reported the logo needs to be determined before working on updates to the website.

## **OLD BUSINESS**

**Natural Gas Installation—Progress Report (Christensen).** The boring machine is broken. The crew has currently been relocated to Republic. We are experiencing problems with MGE not marking their gas lines for MO One Call locates.

**New City Logo Selection (Lowry).** After reviewing the logo options, Randy West made a motion to approve Option #1, using the 1986 establishment date, with Kevin Jansen seconding the motion. The motion was approved with the aye votes being: Kevin Jansen, Ann Littell Mills and Randy West—the nay votes were Bud Addington and Kerry Nelson.

**AED Equipment (Curtiss).** The ambulance district will be looking at granting AED's to ten nonprofit organizations in the county—the city would not be one of those recipients. A motion to move forward with the purchase of a fully automatic AED was made by Randy West, with Ann Littell Mills seconding the motion. The motion was unanimously approved.

**Additional Street Lights (Jansen).** The Board was asked to check the streets for existing lights being out so we can get them illuminated before Halloween. They were also asked to check for dark spots on City streets for possible added street lighting. Jansen will have a proposal for our next meeting.

**Boundary Fence Painting/Repair (Christensen).** Christensen contacted 6 companies for our boundary fence painting and repairs (2 contractors and 4 fence companies) and most were not interested in quoting cleaning and painting a fence. Anchor Fence and Carnahan White said they would give a quote, but we only received one from Carnahan White—they were told we needed a budgetary number to clean and prepare for repaint—chemical solvents, sanding, priming—quoted \$22 per foot. 1,000 feet, east will run to the new fence in Cassidy (Cassidy fence doesn't need painting)—3314 Winged Foot, or roughly halfway down for 500 ft. on the west of CC Hwy. entrance. We will need to clear the fence of brush and trees (probably a day's worth of work). MoDOT's long-term plan for CC is to have as an avenue--lane down the middle of the highway with sidewalks—more foot traffic in this area. Jansen made a motion to have Scapes clean out a 500 ft. section of fence east and west side of the CC Hwy. fence and put out bids for up to 1,000 feet to clean/repair/prime/paint the fence, with Ann Littell Mills seconding the motion. The motion was unanimously approved. Randy West will get pricing for other options along CC Hwy. (green wall or bricked fence).

**Golf Cart Path Progress Update (Davis).** The Fair Haven board was supposed to have met tonight but there were not enough board members to hold a meeting. There could be a change in that Fair Haven might contribute money to pave the entire path up to the fence on the Fair Haven side.

## **NEW BUSINESS**

**Property Tax Comparison (Nelson).** Nelson prepared a comparison of property tax liabilities using different scenarios (i.e. resident of Fair Haven in Ozark Schools/Nixa Schools/City of Nixa, with that of Fremont Hills residents—this comparison was made a part of the board packet). Nelson prepared this comparison as a result of hearing from different people that Fremont Hills residents pay a lot more in taxes, which is not that great a difference. It was suggested we put this on our website.

**Security Cameras (Davis).** Mayor Davis explained the footage obtained from each of the cameras at our three entrances (handout was made a part of the board packet). He would recommend we add a bullet camera to the double barrel entrance (will have to watch storage capacity if a camera is added). Estimate cost to be \$300 plus someone to install. With recent incidents, he would like to get these connected online so it's not such a burden to pull the footage.

**City Office Space—Move In Date (Curtiss).** The projected move in date is Monday, October 2, 2017. We will put temporary signage on the front door. We will need to make an addendum to the contract for the move in date.

**Property Nuisances—Homes in Need of Maintenance (Curtiss).** There are two homes in violation of our property nuisance ordinance. One is on Fremont Hills Drive—front porch and landscaping issues and the second is on Winged Foot Drive—pool/mosquito nuisance and landscaping issues. Letters will be sent to these property owners. Recently, the most frequent ordinance violation has been for landscaping/weeds.

**Rolling Hills Drive/Greenbriar Drive Intersection Traffic Signage (Christensen).** Discussed earlier in the meeting after Board approved moving the topic up on the agenda.

**2018 Budget Workshop—Set Date (Curtiss).** After general discussion, the date of Thursday, October 5, 2017 was selected for the 2018 budget workshop. The entire Board will be in attendance, and we will provide dinner.

**Security Patrol For Halloween—Tuesday, October 31, (Curtiss).** After general discussion, it was decided to have one officer on their regular patrol from 6-8 and one officer from 8-10 (this will be a part of our regular schedule and not extra time for patrol).

#### **ADJOURNMENT**

A motion to adjourn was made by Kerry Nelson, with Kevin Jansen seconding the motion. The motion was approved, and the meeting adjourned at 8:52 PM.

CITY OF FREMONT HILLS

By: \_\_\_\_\_

Luke Davis, Mayor

ATTEST:

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Jeanette Curtiss, City Clerk/Finance Officer