

**BOARD OF ALDERMEN MEETING
THURSDAY, MAY 5, 2022**

CALL TO ORDER. Mayor Luke Davis called the regular semi-monthly meeting of the Board of Aldermen to order at 6:03 PM on Thursday, May 5, 2022, at the Fremont Hills Country Club, 1953 Fremont Hills Drive, Fremont Hills, MO.

PLEDGE OF ALLEGIANCE. The pledge of allegiance was recited.

ROLL CALL. Kay O’Neill, City Clerk/Finance Officer called the roll—a quorum was present.

Luke Davis, Mayor	Present		
Damon Mills, Alderman Ward 1	Present	Sunthosh Parvathaneni, Alderman Ward 1	Present
Talyia Leeper, Alderwoman Ward 2	Present	Kerry Nelson, Alderman Ward 2	Present
Alisa Lowry, Alderwoman Ward 3	Present	Randy West, Alderman Ward 3	Present

Mills attended the meeting virtually.

Guests: Ruth Benedett, Resident; Brandon Bevis, Jeff Johnson, and Steve Campbell, Net Vision

City Officials: Kay O’Neill/City Clerk/Finance Officer

OPEN FLOOR TO VISITORS*

No comments to come before the board.

AGENDA

Net Vision Presentation (Brandon Bevis)

Net Vision reported that they are behind on progress in accordance with our agreement due to supply chain issues, labor shortage, an excessive amount of rain, and avoiding damage to lawns. They have acquired all the conduit and fiber they need and now have the necessary materials going forward. They recently hired a couple of workers and purchased a plow which will increase productivity. Fiber has been blown in the Fremont Park area, and the next phase is the perimeter of the golf course.

Parvathaneni entered the meeting at this time.

Net Vision’s goal was to hook up to the homes as they laid the fiber/conduit, but they were unable to due to a shortage of splice closures which they received yesterday. After receiving the software, they found that the functions and speed did not reflect what was advertised—the software company sent them an update to get the correct gigabit speeds. Every customer has been upgraded and should now be getting the correct speed. Lowry recommended they follow up with their customers to receive feedback and answer any questions. Net Vision stated they are aware of the communication shortcomings, and they are working on this issue. Nelson suggested Net Vision reach out to our internet team to relay information to the residents. Jeff Johnson and Steve Campbell will try to attend future board meetings to provide updates. Parvathaneni recommended they send notification when Suddenlink lines have been cut so it can be communicated to the residents—Taylor will communicate these outages to Batson.

Net Vision reported that the delay in yard repairs is due to rock working its way to the surface. They will work with Batson on communicating to the residents that crews wait one to two weeks for the ground to settle before doing finish work. Requests for repairs should be submitted via the website or a phone call—Christy

receives these and creates a work order for the repairs. She will respond within a day to let the customer know the repair request was received. When a customer notifies them of an issue, Net Vision is onsite to assess within four business days. Irrigation systems not able to be repaired by Net Vision will be outsourced.

Nelson questioned the 40-month fee guarantee based on a 12-month installation schedule as stated in the contract. Davis requested Net Vision provide an addendum to the contract to extend the fee rate schedule due to being behind schedule.

OLD BUSINESS

Flock Security Camera Upgrade (Davis)

Jacob Haskin reviewed the Flock Safety agreement and made a few changes. Davis sent the revised agreement to Lisa at Flock Safety but has not yet received a response.

CWERG Engineering Update (Batson)

Davis relayed that GRE is in the process of reviewing and submitting the final paperwork for the Grant—the remainder due to us is \$3,028. GRE has completed our GIS mapping—we will need a software interface to make the mapping viewable on devices. The licensing fee will be approximately \$20 per month.

Builder's Agreement (Nelson)

Nelson made a few changes to our builder's agreement—Growcock has reviewed and approved the revisions. Nelson shared the revised agreement with the board (via email) to highlight the changes, which includes an increase to \$3,500 for the builder's deposit. A motion to accept the changes to the agreement was made by Lowry, with West seconding the motion. The motion was unanimously approved.

NEW BUSINESS

Workers' Comp Insurance (Dyer)

Nothing to report.

Ward Boundaries (O'Neill)

Population data from the 2020 census and a map showing our current ward boundaries were made a part of the board packet. Josie Brock from Clear Basin completed a study for us in 2017 which resulted in the City making an adjustment to the ward boundaries. She provided us with updated population data resulting from the 2020 census. The board agreed to not make any changes to the boundaries at this time due to the population being close across the wards.

REPORTS FROM COMMITTEES

Planning and Zoning

Nothing to report.

Treatment Plant

Cabinet AC Replacement (Batson)

Batson provided an update on the wastewater treatment plant cabinet AC replacement (made a part of the board packet). Davis relayed that the cabinet AC unit at the plant is failing. This cabinet houses all our equipment (computers, controllers, etc.) and needs to be climate controlled due to the summer heat. This is costly but an important part of the plant. Batson reached out to eight companies, received responses from four of them, and received one bid from Ruben, owner of Action Heating and Air, of \$8,600. Ruben is Rob's 1099 employee and does not carry workers' comp insurance. Growcock informed Davis that in this situation, it is not a significant risk for the City. If Ruben were to get hurt, it would fall on our insurance as we are responsible for any 1099 employees who do not have workers' comp—this cost is estimated to be \$553.84, so the total project would be \$9,153.84. A motion to move forward with accepting the bid for the cabinet AC unit was made by Nelson, with Parvathaneni seconding the motion. The motion was unanimously approved.

Streets

City Signs (Batson)

Batson placed the sign order and is waiting for final approval from Signature Streetscapes. There was a miscalculation for the freight charge—the bid is \$352.20 higher than originally projected. The board previously approved the project without a dollar amount, so there is no need to approve the additional expense. When the product ships, we will get the actual freight cost which may be less than quoted. After Batson receives the final proof and approves it, the approximate ship time is four to six weeks.

Beautification

Cassidy Addition Guardhouse (Batson)

This project is expected to be completed by Friday. The final invoice from Jenkins was received today—Batson will verify the project completion prior to making payment. Scapes will soon begin the landscaping project. Batson met with Jon from Scapes to produce a plan along with a cost estimate.

Closed Session Pursuant to RSMO 610.021(2) Leasing, Purchase, or Sale of Real Estate

A motion to go into closed session pursuant to RSMO 610.021(2) lease was made by Nelson, with Leeper seconding the motion. The motion was approved by roll call vote with the ayes being: Leeper, Lowry, Mills, Nelson, Parvathaneni, and West—there were no nay votes.

ADJOURN

A motion to adjourn was made by West, with Leeper seconding the motion. The motion was unanimously approved. The meeting adjourned at 8:17 PM.

CITY OF FREMONT HILLS

By: _____
Luke Davis, Mayor

ATTEST:

Kay O’Neill, City Clerk/Finance Officer