

**BOARD OF ALDERMEN MEETING
THURSDAY, NOVEMBER 15, 2018**

CALL TO ORDER. Mayor Luke Davis called the regular meeting of the Board of Aldermen to order at 6:32 PM on Thursday, November 15, 2018 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
Ben York, Alderman Ward 2	Present	Kerry Nelson, Alderman Ward 2	Present
Alisa Lowry, Alderman Ward 3	Present	Randy West, Alderman Ward 3	Present

Guests Present: Ruth Benedett, Jack and Dorothy Johnston, Bud Addington, Brad Thomas, Jim Brookhart and Russ and Sue Pignon.

City Officials Present: Scott Christensen/City Project Manager, Jordan Needham III/Communications, Matt Growcock/City Attorney and Jeanette Curtiss/City Clerk--Finance Officer.

OPEN FLOOR TO VISITORS*

Request to Remove Gate Between 12th/14th Additions (Addington)

Addington gave a brief history on the 12th addition and the gate separating the 12th and 14th additions. He, along with others in the 12th and 14th additions, would like to have it removed as it currently can block part of 3 driveways when open, feels it's a nuisance and is a safety issue for emergency vehicles and trucks. He thought he would start with the City for direction on how to go about getting it removed. Jim Brookhart, 12th addition HOA President indicated this request does not reflect the position of the 12th addition HOA— the proposal failed due to lack of a majority (there are still security concerns and possible damage to streets due to continued construction). The request to remove the gate came from someone in the 14th addition, and Mr. Brookhart feels they will be taking up the issue again in the future. In 2007, the HOA was organized for the 12th addition. Recently two reflective signs were put on the gate, with the original intent of the gate—emergency vehicles only. Brad Thomas, President of the 14th addition HOA, agreed with Mr. Addington—they don't feel the gate serves any purpose and there is currently no construction. He is aware of emergency services forcing removal of a gate in another area--Thomas feels the gate belongs to the 14th addition, the same as the key entry gate to get in. Russ Pignon, 14th Addition resident, commented that their HOA voted unanimously to get rid of the gate, but they want to also be good neighbors. Christensen researched his records and could not find anything that says the City was involved in the construction of the gate. The City can't take a position on this issue because this is not a City street--this is an HOA issue—statements made in the past by City officials are not binding on the City unless they are an ordinance or contract that would bind future boards. Growcock recommended the 14th addition make certain they know who owns the gate before taking it down. Removal of the gate should be the HOAs' decision and not an issue that should be decided upon by the City.

CONSENT AGENDA:

Approval of October 18, 2018 Regular Meeting Minutes (Davis)

A motion to approve the October 18, 2018 regular meeting minutes was made by Kerry Nelson, with Alisa Lowry seconding the motion. The motion was unanimously approved.

Approval of Treasurer's Report and Expenses To Be Paid (Curtiss)

A motion to approve the Treasurer's Report and expenses to be paid from the general fund of \$45,880.70 and from the sewer fund of \$18,220.32 was made by Ann Littell Mills, with Kerry Nelson seconding the motion. The motion was unanimously approved. The added expenses on the revised expense report for the sewer fund are not reflected in the balance sheet or P & L.

Contract Extension—WWTP Operator (Curtiss)

Rob Dyer has agreed to extend his contract for an additional year under the same terms, conditions and rates as in 2018. A motion to approve a one-year contract extension was made by Randy West, with Alisa Lowry seconding the motion. The motion was unanimously approved.

Contract Extension—Snow Removal (Curtiss)

Jon Hilton/Scapes has agreed to extend his contract for snow removal for an additional year under the same terms, conditions and rates as in 2018. A motion to approve a one-year contract extension was made by Randy West, with Kerry Nelson seconding the motion. The motion was unanimously approved.

"Letter of Concurrence" For Annexation of Portion of CC Hwy. by City of Ozark (Davis)

We are the adjoining property owner to a stretch of land/highway the City of Ozark wants to annex (a letter from the City of Ozark was made a part of the board packet). MoDOT and the City of Ozark would like comments from us on the proposed annexation--we are asked to give "consent" to the annexation. We have no recourse to prevent the City of Ozark from annexing this section of CC Hwy. We need to evaluate a long-term plan in light of this issue. A motion to approve the City of Ozark's annexation of a portion of CC Hwy. and provide them with a "Letter of Concurrence" was made by Randy West, with Kerry Nelson seconding the motion. The motion was unanimously approved.

Resolution #212-2018 Amending 2018 Budget (Curtiss)

Resolution #212-2018 amending the 2018 budget was read. The Board had no questions regarding the recommended budget amendments. Kerry Nelson motioned to approve Resolution #212-2018 amending the 2018 budget-- Ann Littell Mills seconded the motion. The motion was unanimously approved.

Kevin Jansen entered the meeting at this time: 7:27 PM.

Christmas Holiday Lighting (Mills)

Mills reported a \$700 difference between the original discussion for additional holiday lighting and the full package to do all the entrances. It is still under the \$5,000 threshold for putting out

for bid (the cost of tear down will be in next year's budget). The trees are multicolored and the plan is to have them installed before Thanksgiving. A motion to accept the full package bid of \$4,597.00 was made by Alisa Lowry, with Ann Littell Mills seconding the motion. The motion was approved with one abstention from Kevin Jansen.

OLD BUSINESS

2019 Budget Draft (Curtiss)

There were no changes to be made in the 2019 budget draft.

Request for Water Expenses/Irrigation System Damage Reimbursement From Interlochen Drainage Improvement (Christensen)

The Board discussed options for payment of the expenses requested for reimbursement--\$748.94 for water and \$394.50 for damage to irrigation system (total request of \$1,143.44). In June the Stadnik's were reimbursed \$122.00 for water. Total to date is \$1,265.44. It was decided to pay these items, and no additional future expenses, providing the Stadnik's sign a release from requesting additional reimbursements. We will go back to the contractor if no release is signed. We should consider a contract with property owners on future projects done in easements on private property. Ann Littell Mills motioned to pay this request from the Stadnik's, contingent upon receiving a release, Alisa Lowry seconded the motion. The motion was approved, with one nay vote being Kerry Nelson.

NEW BUSINESS

Stormwater Committee Project Prioritization (West)

The committee met and discussed reprioritizing stormwater projects. West reported on a few new projects: Canterbury Drive across to Interlochen and the corner of Oakmont and Interlochen (south end). Shaffer reviewed these areas and provided estimates on the projects. The Southern Hills project that was initially identified is not flooding the street like the two new projects. The Board will consider the two new projects for 2019.

Christian County Cost Share Project Application--Stormwater (Christensen)

The cost share application is due the end of December. We will be submitting a request for the two newest stormwater projects.

Declarations of Candidacy—April 2, 2019 Election (Curtiss)

December 11, 2018 is the first date for candidate filing. Aldermen up for re-election are Jansen, Nelson and West. More information on filing will be sent to the residents and published in the newspaper.

REPORTS FROM COMMITTEES

Planning and Zoning

A spec home was approved at Winged Foot/Spyglass. When digging for the foundation they discovered there was a pond in this area at one time and decided not to build on this lot. Today

the lot was roughly graded back to a level state, and we are of the understanding it has been sold to another builder.

Sewer

We are looking at an alarm system for the plant (computer is an XP system and have to upgrade to Windows--would have to go back to manufacturer for the software--estimate \$10,000). If we replaced the computer with a touch screen, we estimate costs to be \$5,000, which includes communications. We will have to get internet to the plant. The Cassidy lift station would communicate to the main plant. We need to add this item to the 2019 budget.

Sewer Averaging/Sewer Rates/Meeting With MRWA Representative (Curtiss)

We met with Gary Webber/MRWA and provided him with data to review our rates—we plan to meet with him again in early December to discuss his evaluation and then a final presentation to the Board at our December meeting.

Beautification of CC Hwy. (York)

Nothing to report.

Streets

Street sweeping was been completed.

Closed Session

A motion to go into closed session pursuant to RSMo 610.02(1) legal actions was made by Kerry Nelson, with Randy West seconding the motion. The motion was unanimously approved by roll call vote, with the ayes being: Kevin Jansen, Ann Littell Mills, Alisa Lowry, Kerry Nelson, Randy West, and Ben York—there were no nay votes.

Adjourn

A motion to adjourn was made by Kerry Nelson, with Ben York seconding the motion. The motion was approved and the meeting adjourned at 8:30 PM.

CITY OF FREMONT HILLS

By: _____

Luke Davis, Mayor

ATTEST:

Jeanette Curtiss, City Clerk/Finance Officer