

PLEDGE OF ALLEGIANCE Led by Mayor Pro Tem, Kelly Petty

PUBLIC HEARING REZONE 10 WEST CHERRY

Date: May 27, 2025. Mayor Pro Tem opened at 6:30 p.m.

Mayor Pro Tem Petty read Notice of Public Tax Levy Hearing (attached)

Present: Tim Cooke, Kelly Petty, Mark Stewart, Franklin Hodges, Ben Lord

The public hearing will proceed as follows: The petitioner will step up to the podium, state name and be recognized by the Mayor Pro Tem. The petitioner will be given 5 minutes to speak. Those in favor of and those opposed will be given 3 minutes to speak each. Maximum time limit for Public Hearing will be 30 minutes. Public Hearing will remain open at a minimum of 15 minutes.

Petitioner Evan Fullerton: Not in attendance.

Jeffrey McConnell 5666 UU Road – I believe building a duplex falls into the category of moderate growth *inaudible* so I don't see a problem with it so I would hope that most of Fair Grove would be in favor of it. Thank you!

Petty – This rezoning request is to change 10 West Cherry from R-1 to R-2 for a duplex. There are no other duplexes on this street but there are other duplexes within a certain distance from this lot. Just for additional information since our Petitioner is not yet here.

Gwen Wilson, 24 West Cherry – I'm the immediate neighbor to the west of this property. I'm just concerned about the lot size, putting a duplex in is going to really overwhelm the lot size. I'm not necessarily pro or against but I'm just concerned what value that might do to my property having such proximity to my lot. Thank you!

Hodges – I had a question for you. Has that house really been nobody in it for a year or so?

Wilson – Yes.

Hodges – I mean, I was told that.

Wilson – I bought my property in November and I've always called it the abandoned house to my family and friends. So yes. Evan is doing a great job keeping the lawn mowed down. He's beating me on how fast he gets it done but no one's lived in it at least since I bought my house.

Hodges – Okay. That's what I was told. I was talking to some people and they said well nobodies living there and it's just running down maybe.

Board of Alderman Minutes

81 S. Orchard Blvd.

May 27, 2025

Page 2 of 37

Wilson – It is. Absolutely. I completely agree with a tear down and rebuild. A duplex though, I'm just concerned about the lot size.

Petty – If no one else would like to speak, were you just moving, Eric? Okay, we will close the public hearing....

Davis – Leave the public hearing.

Petty -.... Leave the public hearing and go ahead and open up our Board of Aldermen meeting.

Left public hearing at 6:34 p.m.

In Favor: 1

Opposed: 0

Back to Public Hearing at 6:49

Petty – Would anyone else like to speak on this public hearing?

Stewart – I assume he's not going to make it?

Cooke – It doesn't look that way.

Closed Public Hearing at 6:51 p.m.

OPEN MEETING

Roll call taken by Mayor Pro Tem, Kelly Petty

Ben McMains ABSENT, Ben Lord PRESENT, Franklin Hodges PRESENT, Mark Stewart PRESENT, Tim Cooke PRESENT, Kelly Petty PRESENT

Call to order at 6:34 p.m.

Approve Agenda. Motion by Cooke to approve agenda. Second Stewart

Lord AYE, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

PUBLIC FORUM (Agenda Items Only)

Jeffrey McConnell – Here I go again. This Board of Adjustments that's on Old Business, where I come from, I've never heard of such a thing. Could you explain to everybody here that might not be familiar either, exactly what it is and what powers they have?

Petty – That is a fantastic question. When we get to that on the agenda item, I do plan on reading from our Ordinance the powers and duties for the Board of Adjustments.

McConnell – Okay, well that doesn't answer my questions then.

Petty – They are, they hear appeals from any order, decision, requirement or interpretation made by an any administrative official of the City. Applications for variances. Questions involving interpretations of the Zoning Map, including disputed district boundary lines and lot lines. Any other matter the Board is required to act upon by any other City ordinance.

McConnell – Right. So they can make a decision and they could overturn an earlier decision made by the Aldermen? Do they have the power? No, they do not have the power.

Davis – I do not believe so, no.

McConnell – That's my question. I hope that an appointed Board doesn't have the right to override an elected officials decision.

Davis – That's correct.

McConnell – If they override, if they approve an appeal, does it come back to...

Petty – Yes it does.

McConnell – Okay. I just want to make sure that nobody overrides our elected officials. That's all. And everybody understands that?

Petty – Thank you, sir. Anything else for Public Forum?

OLD BUSINESS

PLANNING AND ZONING APPOINTMENTS

Petty – I'm going to read the authority the Planning and Zoning Commission has and then we will invite our applicants up to speak to share who they are and why they wish to serve on the Commission.

Authority: 1. Conduct studies and recommend to the Board of Aldermen plans, goals and objectives relating to the growth, development and redevelopment of the City.

2. Prepare and recommend to the Aldermen policies ordinances and administrative procedures for carrying out plans.

3. Prepare and recommend to the Aldermen regulations and requirements governing the coordinated development of land. Recommendations may be made, among other things, for the coordination of streets within subdivisions with other existing or planned streets, or with other features of the Comprehensive Plan for adequate open spaces for traffic, recreation, light and air; for distribution of population and traffic; for requirements as to the extent and manner of installation of all utility facilities and recommended manner of enforcement.
4. Hold public hearings on rezoning applications and amendments to the Zoning map and make recommendations to the Aldermen if approval or disapproval.
5. Make recommendations to the Aldermen on conditional use permit applications and planned developments.
6. Conduct study and make recommendations to the Aldermen on modifications and amendments to the Zoning Regulations.
7. Carry out other work and activity as requested by Aldermen.
8. Review plans for construction, exterior alterations, reconstruction and demolition within the Historic Business District and to make written findings of fact and submit findings together with recommendations to the Aldermen.

Applications: Dennis Roe

Reappointments: John Hayes (expires 09/2025), Don Brite (expired 09/2023), Travis Lee (expired 09/2023)

4-Year Terms

Petty – First up for Planning and Zoning reappointments we have Mr. John Hayes whose term expires in September of 2025.

John Hayes – Thanks for inviting us tonight. So, just for the other Aldermen, I don't know if you shared this with everybody, Kelly. We went back and did some serious digging on the appointments and basically to get everything right, we are supposed to be renewed every 4 years. Out of everybody on the Board, there's basically only 3 of us that are in compliance right now. The other 3, I, myself, was supposed to be renewed by the Board of Aldermen in August 2022. That wasn't done so I was under the assumption at the time that it sort of auto renewed with the positions and it just wasn't taken care of. So basically, what I'm asking is for myself, Don Brite who was actually due to be renewed in September of 2023 and Travis Lee was due to be renewed in September of 2023 as well. So basically, I'm asking for myself and the other two to be renewed and obviously the only other application we've got which is for Dennis Roe. Thank you!

Petty – Thank you. Mr. Dennis Roe.

Dennis Roe – This is an original letter (attached) written July 3, 2017, introducing myself to the Board because I was new to the community then. I will just go through this quickly. I moved to Fair Grove in 2017. We actually bought our house in 2016 and my first summer in 2017 here, I met Roger Miller who was on the Park Board. He was giving away some playground equipment my wife was interested in so I went over to get it and we got to talking about the city. He was on the Park Board and in our discussion he brought up that there are openings for the city. I said well I'll look into that. Then I also met my neighbor, Steve Mallard, and he was serving as an Alderman. He encouraged me to look into openings in the city so I did apply for Planning and Zoning in July 2017. I started serving in August 2017. Fast forward to 2019, I took another step and ran for Alderman and no one ran against me and I won. Imagine that. So, I served 6 years as Alderman and one of the benefits of being previously Planning and Zoning and then Alderman was Aldermen has to assign a person to Planning and Zoning and they asked me and I said yes, I've already done that. So I finished my Alderman term so I cannot be on Planning and Zoning anymore so I've reapplied and here I am. I am very interested in continuing to serve on Planning and Zoning. I was very involved in the Fair Grove Comprehensive update. Our previous Mayor, Tommy Voorhis, he was very much aware of that. One of the things I like about Planning and Zoning is if you understand the codes and if you use Diamond Maps, which is a system that Steve Short was an expert of, it shows where all of the water and sewer lines are and we had a person, Darrell Link owned 10 acres off of Saddle Club and he wanted to divide it into two lots. Well he had problem getting sewer to it and I said, well, if you divide it off of Arabian Avenue, that connects to Walker Lane, you can get sewer to both lots. So it helped him move forward with that process so I kind of look at the big picture and come up with a solution if there is one and that helped him move forward. I just wanted to give that as an example of something that I've done. Any questions for me?

Stewart – No, sir.

Petty – Thank you, Dennis.

Roe – Thank you!

Petty – The third application we have is for Travis Lee who was not able to attend tonight but did send an email expressing his interest to join the Board or the Planning and Zoning Commission. Would you guys like for me to read it?

Stewart – I've read it.

Petty – You read it?

Cooke – I think you should read it for everyone.

Petty – (reads attached email) So at this time, we can make recommendations, nominations for the Board to approve. Is there further discussion that you guys would like to have before those recommendations are made?

Hodges – Are you talking about voting them in?

Petty – Yes.

Hodges – I'd like to talk about it because a lot of them, I don't know who they are really. I'd like to see them.

Petty – For these? The ones we just listened to?

Hodges – Yeah. I don't know if I know Travis Lee or not.

Petty – So we did extend, when we sent these invitations, we said that we would accept emails in lieu of their presence if they were not able to attend.

Hodges – It's my fault then.

Stewart – Here's the plus about doing it tonight is to get them up to par for their next meeting.

Hodges – Okay.

Stewart – That would be the benefit of at least getting three of them appointed tonight.

Hodges – Okay.

Stewart – We have a total of 3 or 4?

Petty – 3 for Planning and Zoning.

Stewart – Okay.

Petty – I would recommend all 3 of them to accept their applications but if you guys would like more time...

Stewart – That's what I was going for as well. I think we need to make a decision tonight.

Petty – So would we need a motion?

Board of Alderman Minutes

81 S. Orchard Blvd.

May 27, 2025

Page 7 of 37

Davis – You need to make your recommendations by name.

Petty – I recommend to appoint Dennis Roe, John Hayes and Travis Lee to the Planning and Zoning Commission. Do I need to have effective dates or term dates?

Davis – Yeah, the expiration.

Petty – So they would be appointed for 4 years each. John Hayes would expire in September 2030, Don Brite would expire September 2028, Travis Lee would expire September 2028.

Motion by Stewart to accept Mayor Pro Tem Kelly's recommendation for Planning and Zoning.

Cooke – This is for John, Don, Travis and Dennis?

Petty – John, Don...

Stewart – No.

Petty – I'm sorry, not Don. We didn't receive any expressed interest tonight for him. If he would like to be considered in the future, he can come present to the Board.

Stewart – Correct.

Petty – For John Hayes...

Stewart – Travis Lee...

Petty – Travis Lee and Dennis Roe.

Stewart – Correct.

Seconded by Cooke

Petty – Let me make a correction to my dates. Dennis Roe 4 years from today so 2029, is it in this month?

Davis – September

Stewart – It would be September.

Board of Alderman Minutes

81 S. Orchard Blvd.

May 27, 2025

Page 8 of 37

Petty – Alright. September 2029 for Dennis Roe, September 2029 for John Hayes and September 2027 for Travis Lee. Do you guys agree to that in your motion?

Stewart – Yes. I am good with the changes you made.

Petty – Any further discussion?

Lord AYE, Hodges AYE, Stewart AYE, Cooke AYE, Petty AYE

BOARD OF ADJUSTMENT APPOINTMENTS

Petty - Powers and Duties: The Board of Adjustment shall hear and decide:

1. Appeals from any order, decision, requirement, or interpretation made by an any administrative official of the City.
2. Applications for variances.
3. Questions involving interpretations of the Zoning Map, including disputed district boundary lines and lot lines.
4. Any other matter the Board is required to act upon by any other City ordinance.

Applications in Order Received by City Clerk: Richard Icenhower (4/18/2025), Mike Bell (4/18/2025), Brandon Wolf (4/18/2025), Lisa Chapman (4/18/2025), Jeffrey Danderson (4/18/2025), Steve Mallard (4/23/2025), (received May 6, 2025, in email by Mayor) Chris Goins, Sawyer Padgett, Brady Dickens, Stephen Short, Dayna Ault, (received at May 13, 2025 meeting) Ted Wolf

Petty – The first application we received is from Richard Icenhower who's on family vacation but he did write a letter to the Board. (Petty read attached letter)

Petty – Next we have Mike Bell. Brandon Wolf?

Brandon Wolf – I've been building residential homes in Fair Grove now for 10 years. I'm applying to be on this Board because my experience has been instances where interpretation of the code could be different from other people's interpretations of the code. Just in that situation I think that we need to have experienced people on this Board to handle those situations. I've been living here at 619 Larissa since 2018.

Petty – Any questions for Brandon? Thank you, sir! Lisa Chapman?

Lisa Chapman – I've lived here for 29 years. I've never served in our city. I've always wanted to so I think this would be a good opening and opportunity. I understand how important this Board is even though it's a minimal commitment as far as time like an Alderman. I don't have any zoning experience. I'm a business owner in Ozark and I'm willing to put in the research and time when issues or if issues come to the Board. I was recommended, actually my husband was recommended and he wasn't interested so I said sure, I would be interested. I would appreciate your consideration. Do you have any questions?

Petty – Thank you! Jeffrey Danderson.

Jeffrey Danderson, 67 E. Walnut – I think everybody on the Board knows me here. I know about this Board, I know how it functions. I've known about this Board for decades. It's an important board. I think whoever's on this board needs to have a good approach about municipal law. Zoning for instance, that's what this board pertains to. When you find it under state statutes, it's under Planning and Zoning. I've been working with the city for my whole life pretty much, since I was about 30 and I've got the experience for it, I've got the know-how for it. I know the codes front and back. I'd appreciate you guys considering me for this. It's something that myself and ex-mayor Mr. Short have talked about frequently and often. The importance of this, I don't know if everybody understands what this Board does have the final say on but if they get pass this Board, it will go to a court of law. There's no way around it. It acts as a mini-court. You hire a court reporter, you swear people in, you have attorney's. It's quite the deal but the statute simply states that there are 4 things you can work off of and there's seven questions you have to address. It's something that, if it ever happened, I don't think they've met in 10 years, maybe longer, but when it does happen, it has to be done correctly and it has to be done right. You're going to need people with experience. Any questions for me?

Cooke – I do, Jeff. As someone that does have extensive history being on this Board, in your opinion, why have we previously not really engaged with a Board of Adjustment.

Danderson – The last Board of Adjustment that I was involved in, we put people on it, the Board of Aldermen doesn't have anything to do with the Board of Adjustment. They have no control over it, no say over it so it hasn't really been anything that the Board of Aldermen have even really worried about. I did know the board wasn't full, I've known for a while but there's been no volunteers for this board. This board has been sitting there wide open for years. The last person I knew was on it, he passed away in 2014. I couldn't tell you when the last issue was that they had. I've got no clue. I'm going to say over a decade ago. So to answer your question, Tim, that's why it's not been on the Board of Aldermen's radar. It's a state statute. I couldn't serve on it because I was on the Board so I couldn't do anything about it but I'm not on the Board anymore. I personally brought my application up and filled it out. It's something that I've thought about a long time ago. I just wasn't able to do it.

Cooke – Understood.

Stewart – The seven questions that you said that they're allowed to ask, where's that information at?

Danderson – State statute. It gives you the 4 things that the Board, Planning and Zoning can't even visit about and the 7 questions, there just there. Each person on the Board of Adjustment has to answer those questions, you have to give your reasoning for the answer to those questions and like I said, it's all court reported, everything. So when you're done you have approved an appeal, denied an appeal, whatever the Board of Adjustments does, those records go right to the court, they stay there. So whoever this decision making was for or against, if they choose to take it a step further I would imagine there are going to be subpoenas involved, I would imagine there's going to be all of this going on so that's where it stays. But it's stipulated in the statute's what you do and do not talk about. It's not like the Board of Aldermen. You can't deviate in any way, shape or form. You just have to go down the checklist. Anybody else?

Stewart – I appreciate that information.

Hodges – On this Board here and everything, once you guys make your decision, city council can not change it?

Danderson – It has nothing to do with the Board of Aldermen. Once it gets to the Board of Adjustments, the next place it would go is a court of law.

Hodges – Alright. That's what I thought already.

Cooke – Thanks, Jeff.

Petty – Do we have Steve Mallard here? Chris Goins I believe rescinded his application. Sawyer Padget also rescinded his application. Brady Dickens? Steve Short?

Steve Short – I'd like to start with my community involvement. I've served on the Fair Grove Senior Housing Board. I served on the Public Water Supply District Board. I've served on the Fair Grove School Board. I've served on some Greene County boards, the Greene County Dangerous Animal Board for two terms and that's if the health department says if a dog or another dangerous animal has to be euthanized, that's the last appeal or due process. Not a pretty board to be on because you're dealing with very emotional issues there. I am currently on the Greene County Senior Services Board and that's a board that has a \$3,000,000 budget through Greene County that our goal is to, by state statute, is to keep folks 60 years and older in their homes. I've served as Fair Grove Mayor for 4 years and a Fair Grove Alderman for 5 years. As Mayor I was on the Planning and Zoning Commission for 4 years. I've served as the Board of Alderman appointee and also I served on the Planning and Zoning Commission for one year as a citizen representative. As Jeff has stated, this is a very important board. It's a quasi-judicial by

state statutes. All testimony is under oath by the city representatives and the plaintiff and if the city council does not agree with it, they can appeal to the Circuit Court as the same way as the plaintiff can appeal to the Circuit Court. It is a quasi-judicial committee. Any questions? Thank you!

Petty – Dayna Ault rescinded her application. Ted Wolf? That is all of the applications that we have for Board of Adjustments.

Hodges – How about him?

Petty – He's not here tonight.

Lord – How many spots are on this Board, Mayor?

Petty – Five.

John Hayes – I just wanted to make sure that everybody on the Aldermen team knew, per Section 405.130, Section B regarding the Board of Adjustments, five members, you can have up to three alternates when you're choosing but since there's nobody currently on and all of these are new, one person has a one year term, second person has a two year, three year, four year, five year. Those are the five and they renew in five year increments. Just a point of order.

Stewart – Thank you.

Petty – Thank you. Alright, so we got one, two, three, four, five. We had five presentations either here tonight or through email. Those are Richard Icenhower, Brandon Wolf, Lisa Chapman, Jeffrey Danderson and Steve Short. Do you guys want to have further discussion or time to think about these applications before we approve any nominations?

Stewart – So you said it was Richard...

Petty – Brandon.

Lord – Jeff Danderson.

Stewart - ...and Lisa

Hodges – I would like to table it until we have more discussion on it.

Petty – Are you making a motion?

Hodges – I'm making a motion.

Lord – What do you need to do, recommend and then we...

Davis – Franklin just made a motion to table it.

Hodges – Until we have more discussion about the people...

Stewart – Postpone it until the next meeting?

Hodges – Yes.

Lord – Let's get it done. We've got five people here. What's that need, a second?

Cooke – We only have two people here. Three.

Petty – We need a second to Franklin's motion to postpone approving any appointments to the Board of Adjustments until the next meeting.

Stewart – I'll second it. I'd like to have a little more time to think about it too.

**Motion by Hodges to postpone Board of Adjustment appointments until next meeting.
Seconded by Stewart**

Cooke – When we select these, do all five have to be selected at the same time?

Davis – You would want to go ahead and have a full board.

Petty – We could, alright, time for a vote.

Lord NO, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

Petty – Board of Adjustment appointments postponed until next meeting. For those applicants that are here tonight, if you would, you don't have to come to the next meeting or you can if you'd like to hear who will get appointed.

NEW BUSINESS

LEGACY LEARNING ACADEMY TAILS AND TRAILS (Cooke, Petty)

Cooke – So Tiffany brought this idea to me. It's quite intriguing. I've asked her to come today to provide more information, kind of discuss what it is that she's interested in doing within our community.

Tiffany Hill – The little people out here, they're all here in support of it. I should have brought them some marshmallows so I'll have to get them some. If you don't know, that's kind of our thing. I own Legacy Learning Academy here in town. Do I need to give the address? Okay, the property address is 163 West Saddle Club and we are here to get our property that's right next to us which is 139 West Saddle Club and 121 West Saddle Club, I own both of those properties and they are zoned residential. We would like to move our Christian Academy, which is housed in the Legacy Learning Academy right now, we would like to move it into the house and then make an educational learning farm on that back 6 acres. So that's kind of our plan. In this packet that I just gave you, it will show you the property lines, our different phases that we would like to do, how we would like to zone the animals that we would have inside the property and then any potential problems with solutions for that.

Cooke – So this will, of course, have to go through Planning and Zoning initially but what are long range timelines for this? If it is approved, when would you be looking at beginning the project and such?

Hill – Well anybody who knows me knows I just kind of go for it when I get approval so my hope is to have the Phase 1 at least up and running by the school year start, so August. Which our Christian Academy just ended. Of course Legacy stays open year round but the Christian Academy just ended so that would probably be our first thing to transform the house into a one room schoolhouse and then we'll start working on acquiring animals. So probably start with chickens, small animals that aren't going to cause a lot of problems and they'll be zoned. We have a pond back there, I don't know if any of you know it's back there because it's so secluded with the Park on the back and the pasture on the one side and the tree line so you really can't even see back there but there is a pond that's back there now. We would love to expand that pond if possible, we know how ponds are, but open that up for fishing. So that's already in place, there's already a shed back there. The previous owners had animals back there. That would probably be our first thing is to start acquiring, hopefully through donations on some of the animals. Our future plan is to get to the point where we open this up for the community. We have field trips coming. Our kiddos that are in the Christian school will work with these animals. They'll learn skill sets that are important in life. They will open it up eventually, maybe on the weekends to do community events kind of like Rutledge Wilson Farms and Gardener's over here. I don't have a pumpkin patch or a Christmas tree farm but hey, we might as well think big. Maybe we could bring some Christmas tree's in and let the community come in and buy a Christmas tree or pick out a pumpkin. But we really want it to be geared towards the littles. Obviously the littles are my passion and we just really want to do something for community that these little kids can come and do something with the family. If you look, I think it's towards the last page, is ideas for our monthly meeting, our monthly events. We might not be able to get a highland cow or a milking cow to stay there year round but we could have one come in once a month for maybe 6 weeks, if you all would allow it and then we teach these kids how to milk cows. Homesteading, those kinds of things, the beehive pajama. We have goats and pajamas. Everybody comes in your jamas and you hang out with goats in your jammies. We've got

reindeer. That's a huge goal. Maybe reindeer in December where we could have events on the weekend where they come and families can just participate in this. So we want, the idea isn't that you just come one time and you're done, you pet a goat, you pet a sheep and you looked at some chickens and you leave. The idea is to get these people to our community month after month after month which then helps the other businesses in town. Especially if we plan it around events that are already here. Obviously we may not want to do our first event during the fall festival, that might be stretching it. But it's the same idea with the petting zoo that they have at the fall festival. Let's get these people here, let's get families here, let's get families staying here because it just helps us all in the long run. So that's kind of our future plans. Are there any questions?

Stewart – I love it and I will support it.

Hill – Thank you.

Hodges – Me too. I like the idea.

Hill – Thank you.

Petty – So is this like a membership?

Hill – No. Not necessarily. We could do something, we were just trying to do everything possible that you could possibly think of so that when we got here there wouldn't be questions because you would have all of the answers. So we got online and just came up with something. A membership, a family membership where they could come out every week, we might consider that. It might just be something that you pay a day rate to come out. It depends if it's a class, like you're coming out and learning how to milk a cow, that might be a little different than if your just coming to the petting zoo area. But we also, another thing to consider that we've not talked about was plotting off little areas that people could have their gardens that can be their stuff. We'll maintain it, the kids will maintain it cause that's one of our big things with our one room schoolhouse is teaching these kids these skills. So the kids would maintain gardens and things like that but it will be yours and those vegetables are yours so you could come and get those vegetables. Just different ideas like that. We're always open to suggestions. 2:00 in the morning is when I do a lot of my thinking so you can text me then. That's when I come up with stuff. Any other questions? The only thing for us is we would need to get it rezoned commercial instead of residential.

Petty – So you're asking for the city's support and guidance on the land use and zoning clarification which would go to Mr. John Hayes and Dennis and other members of the Planning and Zoning Commission so you could reach out to them to get on their agenda.

Hill – Okay.

Davis – She would need to reach out to Chan for the agenda.

Petty – Reach out to Chandra please to get on their agenda. So that will be your first step. I know after having conversations with Mr. Cooke and Ben McMains I believe that they want to be your representatives and your helpers through this. They get to learn a lot about Ordinances now with this project so I think it will be a good integration project for them. But I think you've got, you have my support with moving this forward. It's going to be a lot of work to get all of the changes done, but yes.

Hill – Okay. Thank you! Can I tell them they can go? Do you want the kids to stay?

Petty – That's up to you. We've got our big scary police chief back there to keep order. Wink, wink.

DISCUSS AND/OR APPROVE REZONE OF 10 WEST CHERRY FROM R1 TO R2

Lord – Planning and Zoning passed that 8 to nothing, right?

Petty – Yep.

Hodges – Do you need a motion?

Motion by Hodges to approve Rezone of 10 West Cherry from R-1 to R-2 and have City Clerk draft the Ordinance. Seconded by Cooke

Lord AYE, Hodges AYE, Stewart AYE, Cooke AYE, Petty AYE

MOVING PUBLIC FORUM ON THE AGENDA (Lord, Cooke)

Petty – I put together this recommendation based off feedback that we got from members of the public. The sentiment was that at the beginning of meetings, they don't know what we're going to talk about and therefore they may or may not be able to discuss with an informed opinion about any of the issues. The ask was to move it to the end of the meetings, however that doesn't really gain them anything and it probably loses more than they gain because we will have already had the discussions and made the decisions. Therefore, what I have proposed, and this is just for discussion, it doesn't have to be written in stone tonight but I think tentatively it could be something that we try. What I recommend in this paper that you have is for us to adopt a resolution but it can start with just an order, to allow for public comment period of up to 3 minutes per speaker following the Board discussion and prior to final action on each agenda item.

Hodges – I like that idea.

Stewart – I like it too.

Petty – Within this, I would also like to put in some verbiage around order and behavior...

Hodges – Respect.

Petty - ...respect, so I think having clear guidelines for decorum and also relevance of the comments. If it starts getting off task, bringing it back on track, if things get heated asking, you know, to take a moment and be able to present a conversation in a professional, respectful manner. So this would allow our citizens to be able to share their opinion and their feedback and important information that we, as Board of Aldermen, should know and be privy to prior to making our decisions. It will help us make more informed decisions and it could also build trust with our community and our civic leaders. Everything would still be in accordance with Sunshine Law, municipal code, our ordinances and state statutes and we'll have in there that comments must be limited to that specific agenda item and shall not disrupt the meeting. So, all of that being clearly lined out, we can do a resolution which is basically like a proclamation that this is how we intend to do business or we can formalize it and we can wait to do that until we know for sure that this is what we want.

Stewart – I kind of like the idea of trying it for a few meetings and seeing if there is anything that we need to tweak about it before we finally do the final draft of the...

Petty – Of the Ordinance?

Stewart – Yeah.

Petty – Okay.

Stewart – Yep, that's...

Hodges – I think it will work and I think this will do a good job. Everything you said.

Petty – Okay.

Stewart – So what's your motion? To do that, is that a Resolution that we have to do, we can just change it? Do it ourselves?

Petty – So we would want to... I'll make the motion.

Motion by Petty to have a public comment section after each agenda item after Board discussion but prior to final decision limiting each speaker to 3 minutes each as a trial basis to be revisited in three meetings. Seconded by Stewart

Board of Alderman Minutes

81 S. Orchard Blvd.

May 27, 2025

Page 17 of 37

Stewart – Are you going to start that as of right now?

Hodges – Works for me.

Stewart – Might as well.

Hodges – Years ago they used to ask, say hey Randall, what's your opinion on this? They just asked or you could speak up. I think it's a good idea.

Lord – Are we voting on this?

Petty – A motion is on the floor...

Stewart – I'll second that motion. Sorry, Kelly.

Hodges YES, Lord YES, Stewart AYE, Cooke AYE, Petty AYE

DISCUSS AND/OR APPROVE PEDESTRIAN CROSSWALK SAFETY (Petty)

Cooke – Really this just needs to be something that we get our eyes on early. With the addition of the crosswalks on 125, there has been multiple complaints and quite frankly close calls down there with pedestrian vehicle accidents and I think we need to begin the discussion process of how to make that a safer crossing area for pedestrians. Whether that be amber lights, signal lights, whatever it may be to add to these crosswalks.

Davis – Can I make a comment on that?

Cooke – Well yeah.

Davis – Are we speaking of the one there at 125 and...

Cooke – Yes.

Davis – That would be a State Highway. The State has to do it. The City can't.

Cooke – So that's where we need to figure out the process of reaching out to the state to get that done.

Davis – We can...

Cooke – Because I don't know.

Davis – Yes. I can.

Cooke – I think that needs to be on our radar as far as moving forward with who to contact and how to go about making some improvements down there.

Stewart – Can we ask MoDot if they have something that they're interested in doing down there already?

Davis – If you're asking me to reach out to MoDot, I most certainly will tomorrow.

Petty – Do we need a motion?

Stewart – Do we need a motion or just a consensus?

Davis – Just a consensus.

Petty – Yes, please.

Stewart – I would love for you to reach out and just see.

Petty – In the meantime, is there anything we can do with our police officers and monitoring traffic knowing that you guys are stretched thin and you have open positions and that you can't just sit at that crosswalk 24/7. Any ideas?

Chief Riffin – A couple of things. I would like to look at your ordinances. I would like to look at the actual specific problem and the actual complaints. Because what one person sees as the issue, and we were talking about it before the meeting, when I was at Missouri State University we were charged with writing a bunch of motorists tickets. What I found was not 100% the pedestrians fault so you really have to hone in on it and it being a State route, you really want to hone in on what's the likelihood of MoDot coming in, they will want to do a study. So in other words, what I'm saying I want to do and what MoDot is inevitably going to do is do research first and find out where we can most aptly apply what enforcement actions we can do. So yes but it's not just a straight cut let's sit here. There are some things that we have to do.

Petty – Definitely. I think I would like to express the importance of this knowing we have students that cross there to get to school. The sidewalks were put in for accessibility and if it's truly a danger to use, the question is what can we do to minimize that risk.

Riffin – And when we do our research, MoDot loves to see that you've done your research, we've applied enforcement and then give them what that looks like because without that research, they're left to do it and they won't necessarily want to do it on their own.

Petty – Got it.

Riggin – They want to see that we’ve already established a solid problem based on fines, complaints and so on.

Petty – Got it. So should we wait to reach out to MoDot...

Stewart – I was just going to say.

Petty - ...until we get your study research recommendation?

Riggin – Sure. I think that would be a good idea.

Davis – Okay. Just let me know.

Petty – What kind of turnaround time would you like to have for this?

Riggin – I first want to see what the problem is. I’m just now hearing about it about an hour ago so I want to drill down on who’s complaining about what and then when I send my officers out there, they can be watching for. You also got to understand that school is not in. It will look like a total different beast come August.

Petty – Fair.

Riggin – So we can look at it now and see nothing, once August comes around it might truly demonstrate what the true issue is. Cause I don’t want to get out there and do a bunch of research for a month and go we don’t have a problem. There’s obviously a problem. We need to hone in on when is the biggest problem. What does that look like?

Hodges – I was the one down there whenever that lady just about got killed. Almost ran over. I pulled up...

Lord – So we’re not voting on this?

Hodges - ...and then....

Cooke – No we don’t have to vote on it.

Hodges - ...came around me. I suggested, if the State would do it, come in and double line it so there’s no passing to try to get people used to not passing down through there. Cause that was the problem. He came around me, she stepped out, she was in the middle of the road, and I thought oh, she’s gonna get ran over.

Petty – Thank you so much, Chief, for doing that.

Riggin – We'll start working on now.

Petty – Thank you. I look forward to your presentation.

DISCUSS AND/OR APPROVE VEST BIDS

Chief Riggin – So I forwarded up the bids that you had requested, three of them. In the interim we've had a different scenario come about which seems to be typical in the care for the city of the citizens of Fair Grove. We had someone want to donate all of the money for all of the vests including shipping and everything. I showed him the specific exact vendor that I wanted to recommend and he agreed to it. I think as we've kind of talked off the record for some of this, it might be good to push this as a postponement to make sure this actually goes through and I think it will but as I thought and talked about it, it might be nice to postpone the final, us paying for it. I know this person, he's going to pay for it. He's already invested into the city well before I showed up so I think it's a done deal. But that's really what you guys get to decide, how you handle the official part of it but the donor is aware of my preference. He's aware of the estimated cost and the bid that I showed him and his text response was "order them now". We have a vendor coming Thursday to size our officers.

Petty – So you would like a motion to postpone?

Riggin – Yes. That way, if this were to fall through, we could pick that up later but it's not going to.

Cooke – Your preferred vendor is still the original one you presented, correct?

Riggin – Yes.

Hodges – Which one is it?

Petty – PSU

Riggin – It's the PSU one. In looking through the 150 years worth of multiple chiefs worth of records left behind, Fair Grove has used them in the past apparently and they applied for the Federal Reimbursement Grant as well and one of them was for PSU so I could still apply for that and the donor actually said please do and then we could take that money that's left over and he would like it applied to other police equipment.

Hodges – This other one is much cheaper, isn't it, then everybody else? The PSP? PSU?

Board of Alderman Minutes
81 S. Orchard Blvd.
May 27, 2025
Page 21 of 37

Riggin – The PSU is about moderate. There's one that's more expensive, one that's a lot cheaper but the turnaround time is longer and the quality on the third is just not good. The company that we have gone with has a....

Hodges – Just wondering. It's \$5,251 times \$4,470...

Riggin – So the PSU is the one I want based on quality and I can get them in just a few weeks.

Petty – But we don't have to give any input about who, how much since you have a private donor wishing to buy these for you.

Riggin – With that specific vendor, yes.

Petty – With your preferred vendor so we just need a motion to postpone this...

Riggin – Postpone it and be done with it at this point.

Motion by Lord to postpone the approval of vest bids. Seconded by Stewart
Lord AYE, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

DISCUSS AND/OR APPROVE PLANNING AND ZONING ORDINANCE

Petty – As most of you know, we've had a little bit of back and forth discussion about Planning and Zoning appointments and terms and if those terms expire. John Hayes has put together a recommendation for changes to make to our Ordinance to be more in line with State statute. John, would you like to talk about your recommendations?

John Hayes – Basically with everything we went through, I'm just trying to put some of the onus back with the Aldermen, not with just the Mayor. The way that our current statutes are, it actually goes against some of the Missouri and County statutes in that, the way that it's currently written for Planning and Zoning is that the Mayor and only the Mayor can appoint to these various committees and so what I had sent to Kelly was basically the amended version basically says the Aldermen can consider all of the applicants and also make other recommendation in addition to and then vote on them as a group. That way you still have the same power you have as far as voting and approving the appointees but it's not just one person saying these are the only people I'm going to appoint and I don't want to hear anything else about it. It will also keep things on schedule going forward. I don't think we will get into as many conflicts with reappointing or renewing some of the committees going forward. Our committee with Planning and Zoning, the terms always expire in September so what you'll see going forward is probably me presenting something to the Aldermen team in August for the agenda saying these members are coming due, we need a consensus. What we don't want to do is fall out of quorum by having too few. We can actually have up to 15 members on Planning and Zoning and right now we basically have a minimum. If one or two people are absent or we don't have a Mayor that is

joining in on the meetings, we could lose a quorum and that basically gives us a dead month. I think, Kelly, you had Sara draft the verbiage like you guys wanted?

Petty – So part of this was for tonight to talk through the recommendations, comparing it to our current ordinance. If the Board approves we would make a motion for the City Clerk to draft an ordinance and would this have to go to a public hearing?

Davis – No.

Petty – Okay, so we would just post it for public knowledge and then we would adopt the Ordinance change if that's what the Board wishes to do. Any questions?

Stewart – We're just adding the words *appointed by the Mayor and approved by the council* and changing it to basically recommended in a group by Aldermen, is that right?

Hayes – That's under Section 3, any vacant position considered from all valid and vetted applications submitted and approved by the council.

Stewart – Thank you. Yep, I see it.

Petty – And to add verbiage that all terms shall start in September.

Hayes – Yes. Which is the way everything is set up right now. They will be voted on by you as the Aldermen team in August and then effective September 1 for the first meeting in September.

Stewart – I don't have any questions. If you want to open it up to the audience.

Petty – Does our current ordinance state that the term is 4 years?

Hayes – Yes.

Petty – Okay. I just need a motion to amend the current Planning and Zoning ordinance to reflect the proposed changes.

Stewart – Are you going to ask if anybody has anything?

Petty – For like, further comments?

Stewart – Yeah, yeah, yeah.

Petty – Does anybody have anything they wish to say during this public comment time for this specific agenda item?

Motion by Stewart to have Sara write this ordinance up for us to vote on in a future meeting.
Seconded by Cooke
Lord AYE, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

DISCUSS AND/OR APPROVE CITY OF FAIR GROVE SOCIAL MEDIA PAGE (Cooke, Petty)

Petty – President of...

Cooke – It's your proposal.

Petty – You're the president of the committee.

Cooke – You wrote it. Go ahead.

Petty – I believe that we are at a really good point and time to engage with our public who I think has voiced the desire to be informed and included in their elective representatives business and the decisions that we are making on their behalf. In the past, the city has made the stance that there will be no Facebook, no social media representation, just our city website where we do have our agenda and minutes posted. We kind of dipped our toe into the social media ring with the bond issue by partnering with the school and the marketing class and using that as an advertising outlet to inform and educate the public on a ballot measure and what their vote means. So Tim, the President of the Public Relations Committee, newly appointed last month, and I discussed what it would look like for a social media page if the city were to have one. It would be just an information sharing place. It would be restricted to posts just by the approved city officials and/or delegates. Posts would be made and not be allowed to be commented on. We all know that Facebook can be a volatile, depending on the topic. We do not wish to engage in discourse through social media because it can be challenging and we know that decisions and opinions officially come from the Board, not just any single individual. What I have here, I have a sample welcome post, hopefully you guys have had a chance to read it. Basically just introducing to the public, here's our city Facebook page, this is what we're going to do with it. Some examples of information that we're going to post, types of content to be shared meeting agendas, minutes, notices, projects that we're working on, updates to those, operational changes so if City Hall is closed for a holiday. We can also open it up to our emergency services. If you guys would also like to have delegate access to post emergency police department information, fire department information, even though I know technically you're not a part of the city but you could still, and you have your own Facebook page, but obviously the Emergency Management as well. Maybe that could be a feature, they could post what to do in certain weather scenarios. Crime prevention tips, sidewalk safety...

Riggin – Crosswalk safety, yeah.

Petty – Any city sponsored events like the community cleanup we just had. We could also have information for residents, so the sewer number to call, any bill changes, that's a hot topic. Job opportunities, permit deadlines, contact information. We can do features for our stellar city workers, here's what they do, here's the impact they have on the city, here's how they serve you. We can do features for each of our Aldermen so they could get to know you. Fair Grove History, seasonal greetings...

Cooke – I also believe this could potentially be an outlet as we move forward and eventually start the discussion of live streaming our meetings. That's an outlet to host those as well.

Petty – For sure.

Stewart – I think it's a cool idea. I like it.

Petty – So we would need this Board's approval for who should be responsible and run this, do we need every post to come through this Board or would you like to just delegate that responsibility to the public relations committee President Tim Cooke? Do we want to name some delegates that we would just go ahead and offer access to? Sara Davis? Mark Riggins?

Stewart – Or just say whoever's on social media committee...

Petty – Public Relations?

Stewart - ...public relations, whatever, can make that decision. I mean, you don't need all of us to vote on it in a meeting. Sometimes we need to get stuff out quicker than that.

Davis – So that was a motion to??

Hodges – I'm for it.

Petty – We didn't, public comment on social media page for City of Fair Grove that does not allow comments for Facebook.

John Hayes – Just a couple of comments and then I have a question or an ask. Again, to the point of discussion and the way Facebook goes and everything else, if you're going to close off the comments, you can also close off the membership and I would just recommend that it be any citizen within Fair Grove. That way you're not getting news media, unless you want news media and everyone else joining willy-neely to get on there.

Petty – So it would have to be a public page. It's not a group, which means that we would not restrict members. There wouldn't be members, there would be followers but it could be closed off to all comments. The information could still be shared within groups if they screenshotted it

but we would leave it closed for interaction other than likes, I'm really not quite sure what the details of that go to but I do know that we can close off comments and public sharing.

John Hayes – Yeah. I just know a lot of it get cross-posted and then once it gets cross-posted then you can't Katie-bar-the-door, it's all of the place.

Petty – Once it's cross-posted it's outside of the city's control.

Hayes – Sure, I get it. Just the whole vibe and everything. The second thing is with considering public posting, you mentioned notices, obviously we've had a lot of feedback in the last two months regarding notices and right now the only notice we can use is the Buffalo paper. This would be a great opportunity to say this is officially where we are going to post everything so someone had a go to no matter what that they can get on and see notices with. So I'm not sure if we need to amend any of our codes to say specifically it will be posted here, to look there but I would like that considered. Then our existing webpage for Fair Grove, it was brought up a couple of meetings ago. It is not coded correctly for mobile so just to see the agenda for tonight you have to switch over to a full desktop and then zoom and scroll around just to see the agenda, so while we're doing this, whoever the IT person, just do a couple simple lines of code and get it ready.

Petty – Can we also add John Hayes to the list of delegates allowed to post on Facebook for Planning and Zoning notices? Chandra. That would be Chandra, right?

Davis – Yes. She does all of the Planning and Zoning stuff.

Unknown Male – Depending on...

Petty – What's your name?

Colton – Depending on who's allowed to post and whatnot would it be setup in a certain way that, let's say Tim wanted to post something on the Facebook page, he gets approval from everyone else. Does he just do that from his phone or is there going to be something like on a company computer or just anyone, or those certain people have access to that page and they can just post from wherever and whenever.

Stewart – Yes.

Petty – So I think the direction that we've talked about is that I have access, Tim has access. We both have access to the page from our mobile devices through Facebook. I could make a post knowing that within these restrictive topics following all of the Sunshine Law requirements and knowing that this Board has entrusted me to respectfully and correctly represent the City through

Board of Alderman Minutes

81 S. Orchard Blvd.

May 27, 2025

Page 26 of 37

the information that I'm putting out on Facebook, I would have access to that anywhere that I could log into Facebook.

Colton – Okay. Perfect, thank you!

Hodges – She's be the head administrator.

Petty – Well he would be the head administrator cause he's the President. Dennis Roe.

Dennis Roe – I have a couple of questions. Who is on the social media committee?

Cooke – Me and Kelly.

Roe – Okay, the two of you?

Cooke – Yeah.

Roe – Okay. My next question is, both of you would review the post, is that correct?

Cooke – I believe so, right.

Roe – You wouldn't rely on just one of you making a post.

Petty – I think that, yeah...

Roe – You both would review it?

Petty – Would this Board like for both of us to approve the post? Two layers of approval, at least with the Public Relations committee prior to the posting?

Stewart – It makes sense.

Cooke – yeah.

Roe – The reason I bring that up, I had a similar discussion with Ben Lord months ago and Ben, correct me if I'm wrong, the Police Department has, the Springfield Police Department, well, I guess Mr. Riggin would know, they have 3 people that review the post before they actually post it.

Lord – Yeah, their guidelines are pretty strict.

Stewart – Facts.

Roe – So it's like a double-check and triple check. That's where I'm going with that.

Petty – Yeah.

Roe – Okay, my last question is have you talked to other cities, what they are doing? If they are doing anything? Has anybody done that?

Cooke – We have not. This is just something we want to spearhead for our community because so people have, the ongoing saga has been there's no knowledge of what's going on with us here.

Roe – Well I greatly understand that.

Cooke – So this is more our initiative for our specific community and community needs for what we can do here to help get it out there quickly.

Roe – I know it takes time but it might be worth the effort to call a few other towns. Not the large towns like Springfield, they've got lots of staff. If any of them are doing this and how are they doing it.

Lord – You know, don't we need a written policy for this?

Cooke – Yeah.

Petty – Yep.

Lord – To come?

Petty – Yep.

Leon Beaty – I think this is a great step in the right direction. If I want to find out what the agenda is for the meeting, I've got to come up here to City Hall to look at it. It's not posted at the post office or any other board around town.

Roe – Me too, Leon. I come here too.

Beaty – So it needs to be, I'm not good at using electronics but it would be good to have it available so people could see. I like the sound of the way you're going.

Petty – Thank you.

Eric Boncuk – I think it's a very good move because right now it's very difficult to get information if you're not tech savvy or if you don't know what page something is going to be listed on. There's always the follow-up after any meeting. Hey, where are the minutes available from the meeting, oh, I didn't know there was a meeting. It goes back and forth. This takes the onus off all the different pages that are out there and puts it on you guys but then that also puts the onus on the individual. Okay, now we've done everything you said, now what's your excuse. So I think moving forward, it's going to be a very good tool.

Cooke – Our end goal with this is simply to add another pathway of accessibility for city business for people to utilize.

Petty – So for tonight, we're seeking approval to turn this on and for it to be regulated by myself and Tim and then we can bring a formal policy to include the list of delegates or approved delegates and...

Stewart – Would the approval process be lined out in that policy?

Petty – Uh huh, with the approval process we can put details in there about what is not allowed to be posted but we will have to bring that at our next meeting.

Lord – Well can we vote on this when we have the written policy?

Petty – Mmmhmm. We would need a motion to postpone...

Jeff McConnell – Wait, you haven't closed the public comment section.

Petty – I didn't. I'm sorry.

McConnell – At the top you should say full disclosure who the admins are and if you have a public event, who to contact. If I'm the last speaker, you should close the public comments and move on to the next agenda item.

Petty – Thank you. Public comments are closed.

Motion by Stewart to move forward with starting this social media page and you two will be the administrators for now and we will be looking for a policy to officially approve all of the delegates to post on there. Seconded by Hodges

Petty – Motion by Stewart to approve the Public Relations Committee to turn on the City of Fair Grove Facebook page and be..

Lord – Shouldn't we have a policy?

Petty - ...and to be the administrators for now and then to, next meeting, bring forward a policy that would list out the delegates and/or the process.

Lord – What's the big hurry of getting this going before we have a policy? We have a policy, everybody reads it, everyone agrees on it. There's a lot of negatives that can come out of this Facebook page, right.

Petty – Like what?

Lord – Like turning off the comments can cause, can stir the pot just as much as the comments. The cross-posting, I view that as a negative as well. I would just like to read this policy before we rock and roll on it. I'm not against it but I don't know why we are approving it without a policy. Everybody that has a social media page has a social media policy. We're getting ready to get started without one and I don't know why. I'm just asking to see the policy.

Cooke – I think that's fair. I have no complaints with Mr. Lord's request.

Petty – We do have an active motion.

Stewart – I will rescind my motion and postpone this until the next meeting when we have a policy written...

Petty – We will.

Stewart - ...for us to review.

Hodges – I'll rescind my second.

Lord – I'm guessing that policy will talk about what's allowed to be posted and not allowed to be posted?

Petty – Yes.

Cooke – Correct.

Stewart – Who can post and who can approve. Like if we're going to allow Sara to post on there it has to be approved by somebody else.

Petty – Right, yep!

Stewart – Got it. Great.

Motion by Stewart to postpone until the next meeting when we have a written policy to review.
Seconded by Hodges
Lord AYE, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

DISCUSS AND/OR APPROVE INTERIM MAYOR APPOINTMENT PROCESS (Petty)

Petty – I typed this one up. It's just a recommendation to the Board that this is the process we could follow in our search for an Interim Mayor. Nominations come from the Board of Aldermen members. The nominee would come and present to the Board, their intent and their willingness to serve, qualifications. The Board would then ask questions, voice concerns, we could allow questions from the public, which I think for someone wishing to serve as Mayor, I think accessibility and interaction with the public is important for somebody that represents them and then we would vote with a majority required. The term would be until the next municipal election held in April. Any questions or concerns about this process?

Lord – Has anybody expressed interest?

Petty – Not at this time.

Cooke – Are you first?

Petty – But I also wanted to read this publicly so that you guys can know what our process is going to be to fill the Interim Mayor seat. Any questions? Public comment open.

Cooke – Do we currently have a recognized process and does it deviate much from this?

Petty – No. It follows our Ordinance and State Statute. It just goes into a little bit more detail of what we're going to do so that they don't have to go look for the Ordinance or the Statute that tells them this is how we are going to look for a Mayor. It will be in the minutes now or if you're present, you know now. Public comment closed.

Business Meeting

SEWER AND PUBLIC WORKS

Lord – Keep it short.

Hokanson – Well, I've got a long story for you tonight. I'm still waiting on my generator parts and my UV parts. Got the mower out today. It's still a little wet but that's about the size of it. We got lots of water but everything is still holding up.

Petty – Have you had any alarms?

Board of Alderman Minutes

81 S. Orchard Blvd.

May 27, 2025

Page 31 of 37

Hokanson – Nope. Knock on wood.

Petty – I shouldn't have asked, I'm so sorry.

Hokanson – I really wish you hadn't of, I've been worried all weekend. I got a story. Oh no, you don't want no stories. If anybody has any questions, that's all I've got.

Petty – Ben?

Lord – No.

Hokanson – Ben, you got anything?

Lord – Good job, Kenny.

Petty – Thank you, Kenny.

Hokanson – You bet!

FINANCIAL STATEMENT

Motion by Lord to approve financial statement as submitted. Seconded by Stewart

Lord AYE, Hodges AYE, Stewart AYE, Cooke AYE, Petty AYE

PARK BOARD

Stewart – Nothing really new for the Park Board. They're moving along. They got the baseball field started down there to extend it to 4 baseball fields on it.

Cooke – Sorry, Mark, but they do have an event this Saturday in the Park.

Stewart – Oh yeah.

Cooke – Movie in the Park deal. I'm looking forward to see what the turn out will be for that. They're going to serve food. I believe they're showing Moana 2, some Disney movie. So they've got that coming up. Short of that, I've got nothing else to contribute.

Petty – Is this the first official report out of the Park Advisory Committee?

Stewart – Yep.

Petty – Cool.

EMERGENCY MANAGEMENT

Davis – Greg couldn't be here but he said no significant damage reported due to the flooding at this point and him and Tom both participated in the Region D MOSWIN exercise for the EMPG grant.

Stewart – Perfect.

Davis – And that's all he had.

Petty – Is that a good thing?

Stewart – Yes. He was worried about being able to find things to satisfy all of the grant requirements.

John Hayes – Sara, there was a posting by Total Highspeed about a bridge being washed out and took out their fiber. Was that inside the city limits of Fair Grove?

Davis – No.

Hayes – Was that somewhere else?

Davis – It has to be somewhere else. It's not in the city.

Hayes – I was just wondering if that was part of their reports. Thank you.

Davis – You're welcome.

POLICE DEPARTMENT

Chief Riggan – I'll be quick. Couple of things. There was a concern when the Board of Aldermen separated from our current law firm, what we would do with some of our charges and things, which nice to know our officers have bagged 3 DUI's in a week. I think it was 3 in just one week, two in the last couple of days so they're hitting it hard. I called and emailed Dan Patterson, our county prosecutor, and I will just read you what he said. Yes. In other words, can I submit charges to Greene County court if we have a City Ordinance and a State law that mirror each other and the answer is yes. I would venture to say that will be kind of a long term solution as well because some of our Ordinances, as I see them as the Chief, you know, they're ok, they're not back. We've got some really good stuff to work with, we really do. But there are sometimes a state charge is more appropriate and Dan Patterson is whole heartedly like go for it, send whatever you need for as long as you need. He is good to go so that was a big win I feel like on our part.

Petty – How is the cost compared to our...

Riggin – There is no cost...

Lord – So he's going to give is a prosecutor, he's going to loan us a prosecutor to prosecute those cases and he's not going to invoice us for that?

Riggin – Yep. We're going to send them in the same way everyone else does, the state charges, PC statement, offense sheet, throw it in and he'll assign wherever it needs to go. If it's traffic, it goes to their traffic prosecutor and so on and so forth. So, we're just going to work it like that right now. Now, that's not an ordinance, it's a state charge. If it's an ordinance then we have to wait until we get our attorney and they'll do it through the 31st Municipal Court. So we're going to try to ride this one and save a little bit of money. It's all about not making copies. That's a joke, she knows. I hate copy machines. It's just like burning money. The other thing is you had asked me to address this. This is something I knew about and I never thought it would come to this community and that is First Amendment Auditors. Really quickly, First Amendment Auditors are people that will come to public spaces to film. It most notably became an issue with police officers where they would film police officers and the officers would do the wrong thing, arrest them...

Hodges – Wow.

Riggin - ...take their phones, so on and so forth. But now it's expanded to any public space to include city halls. It was our insurance that sent out an article that just really hit me loud and clear that we need to have a very simple policy that dictates where people can and can't go in this building. Cause there's nothing right now that if this door is open to this room during the day that a first amendment auditor couldn't come in and just sit here and film and do whatever they want. They probably wouldn't because they want to get a rise out of us employees so my recommendation is going to be to clearly denote employees only like our police door. Although you think you want people to come in, there's a lot of P.I.I. information that's in our mailboxes, I know my office and Sgt. Deckard's office that I don't want people to see. So we lock the door and invite people in, which is why we have that doorbell that actually works now. Tim had to use it today to get in. So that would be my recommendation. It's an easy lever to pull, it's an easy fix and the Courts are extremely clear. If you have a posted door and a locked door and someone tries to get in, they are now trespassing and you can arrest them outside of their First Amendment rights. They have no First Amendment right in space they don't belong in. So for example, this room, you could simply put a sign by appointment only, lock the doors, if the Library needs to use it, they have an appointment. A First Amendment Auditor could not film here. Now they could film in the lobby, they can film through the glass, that's fine. But they're not welcome beyond that inner lobby to where our employees are. I think that's important because, really quickly, I didn't think that would be a thing until I got a request for body cam footage from Chesterfield, Pennsylvania for a guy who does it for a living all over the country. Big cities, small cities and we got one. I'm thinking okay, so we can be on anyone's radar at any time. So I

recommend that. I'm going to put some training together, I'm actually working on a lesson plan and those of us that work in this building are going to sit together for maybe 45 minutes and talk about what this looks like and how to mitigate if that were to occur. Because I am not of the belief that it can occur here. Prevention is worth all of the effort. Questions?

Petty – So just one note on the Chief's mention of doing education for all city employees including the police officers. I had asked him that when he finds these things that are relevant to more than just our officers, if he would be willing to include our other city employees in his instruction, in his in services. I do believe that it could be helpful for them as well. That was if Sara were to lead the instruction, she wouldn't have to do as much research to learn it and teach it but Mark who is our expert in these things, be the one to share this information. Chandra and Sara were good with that and Mark graciously agreed to do that, so thank you for including them. I think it might also be good to have Aldermen, if it's relevant to us, attend as well. I read the article and it's kind of scary what situation you could find yourself and not knowing what to do in that situation could tip you over and get you in trouble.

Riggin – That would apply to the school district on their own terms because there's rules for that as well. I will put some training together.

Stewart – To restrict these areas, does it have to be an Ordinance? A policy change?

Riggin – Just put a sign, employees only.

Stewart – Okay.

Petty – So you're going to put one on the inner lobby door and the outside door.

Riggin – Where Chan's door is. It already says...

Davis – No admittance.

Riggin - ...no admittance but I would like it more specific, employees only. And then on the back police door, employees only and then maybe a sign here that says by appointment only. So that you don't have people just coming in and thinking, cause this is really a special purpose room, special room for specific reasons, a special uses room and I think people need to know that. And you can dictate that. The courts were very clear on all of the case law I read. You, we as city employees, can dictate that for everybody's safety to include the First Amendment Auditors cause there's a lot of places that will arrest them, they'll get hurt, stuff like that and then the city will get sued because the cops didn't know what to do. But I will put that together and if you guys want to go through that, even getting together in separate spaces, I know that everybody together can create a quorum and then we might have a problem but we can work around that. I'm here all week. If there's no other questions, last thing I want to quickly do is one

of the things that my officers and I talked about when I came here is number one, can we do real police work. But also the idea of how we reach out to the community and I want to highlight Officer Walters and one of the things she did. It was around the same time that I came in. This is important because you want to make sure that your officers are in touch with the community in such a way that we're problem solvers, not just hammers trying to solve a problem by hurting people and throwing them in jail and writing tickets. There's a particular young man, we'll just call him R.B., in this community and R.B. comes from a pretty rough home. There's a lot of drug use, it's that story, right. Officer Walters happened to see him multiple times through the school and out on patrol one night, she just began talking to R.B., hey, what can I do to help. He expressed a lot of interest in doing something with his life, more than what he saw from his own experience and his family. So Officer Walters took the initiative to help hook R.B. up with a very prestigious Missouri State Highway Patrol Cadet program and they have like a week long camp coming up. She helped R.B. and the family get signed up for it. There's a huge process, he has to write letters, get letters of recommendation from the school, get letters of recommendation from other city people, her, she wrote one, Sgt. Deckard wrote one and it was a big process and R.B. and Officer Walters did it together with all of that help and he is formally accepted into the program and we're going to help mom with some of the gas cards that were so graciously donated to us by the same donor that's going to buy our vest and they're going to drive him up to this camp. That was my thing today. Give the cards to the family, if you have to take the time to drive them there yourself, do it and she agreed. She's going to go to the graduation on June 13th. But I really want to highlight this. That was her own initiative. That wasn't even a dictate. All I said was what does community policing look like to you for Fair Grove and that was her response. So I wanted to make sure you knew that because that wasn't a hammer, it wasn't a ticket and now the family looks at her as an officer in a totally different light and I know for a fact there have been issues and it was quickly resolved when Officer Walters could just show up. So I just wanted to highlight that and there will be more of that coming and stuff that I've seen. Just like I said with the DUI arrest in a week, week and a half. I mean, you can see that in Springfield but they're looking for it here now because I told them, this is your town that is the expectation and we don't want anyone hurt. And today was one of those deals. Somebody could have been hurt but Officer Deckard took care of it. Questions?

Stewart – That's real good to hear.

Riggin – It's better than crime stats, isn't it.

Petty – Super glad that you're here, Chief. Thank you!

CITY CLERK

COMMITTEE REPORTS

Petty - Public Works Committee. I do not have a fancy written report, like your previous Public Works President used to submit.

Dennis Roe – I was retired.

Petty – That's fair. But I do have a few things that I want to report on. Recently the Public Works Committee got to go with Kenny down to the CC Lift Station to see the Titus Twister, which is an aerator and ozone diffuser into the pit to ultimately break up...

Hokanson – Grease

Petty - ...grease...

Hokanson – Rags.

Petty - ...and rags.

Hokanson – Easier to get a pump through.

Petty – It basically breaks everything up so there's not big chunks that break down the pumps. It also defuses ozone into the actual pit, which neutralizes hydrogen sulfite gas which is an immediate killer for any workers that may have to enter that pit. We are waiting on a formal quote but we will be including this in our proposal for our next years budget. Just FYI. Oh, Mark's got an interesting pamphlet on the Titus Twister if anybody wanted to take a look at it later. Kenny, your recommendation is 100% yes?

Hokanson – Oh absolutely. Yes.

Petty – I grilled the guy. I poked a bunch of holes in his presentation and his facts and he was able to back his stuff up so I do feel like this is something that the city would greatly benefit from. I think it would extend the life of the pumps in that lift station and I believe the sewer plant, down the line, would see the benefit of it as well.

Hokanson – And the manholes wouldn't have gas in them.

Petty – And the manholes to not have the gas, which is a very scary thing after I did some research on it. You can't smell it, it's an odorless gas that can kill you, right...

Hokanson - Quick.

Petty -like seconds. We don't want that. So it's going to be in our budget recommendation. I did sign the maintenance agreement with Fluid Equipment for our annual 11-point inspections and preventative maintenance and our bi-annual for our high volume Wastewater Treatment Plant and the CC-Lift Station and, or is it just those two?

Hokanson – Yeah, it's only those two.

Petty – Plant tour for the Public Works Committee is still pending. We got a potential tornado, we got washed out but the intent is still for us to go through and have our newest members tour the plant, see all the fun stuff, see how it all works. We meet weekly with Kenny, we get updates from him to get better understanding and knowledge of the sewer and the streets and sidewalks in the city, everything he does. He does a lot. Right now we're talking about mowing and this is just an extra ginormous project that's added on top of your already ginormous workload. So we are talking about what does it look like to get part-time seasonal help for mowing at the Wastewater Treatment Plant and that will probably be included in our budget recommendations too. Which we will be meeting with Larry tomorrow to talk about. Anything else from the Public Works committee? That's my update. Less eloquent, but.

Roe – It was very good.

Petty – Thanks.

Hokanson – You approve of that, Dennis?

Roe – Dennis approved.

Petty – He gave me two thumbs up. Do we have anything from the Emergency Services Committee? Human Resources? Park Advisory Committee? Public Relations? Planning and Zoning, Ben's not here. Finance, we're going to be meeting about our budget in the next couple of weeks.

APPROVE BOARD OF ALDERMAN MINUTES

Motion by Lord to approve Board of Alderman Minutes for April 22, 2025, May 13, 2025 and May 15, 2025. Seconded by Stewart

Lord AYE, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

MAYOR REPORT

ADJOURNMENT

Motion by Lord to adjourn at 8:21 p.m. Seconded by Stewart

Lord AYE, Hodges YES, Stewart AYE, Cooke AYE, Petty AYE

Adjourned at 8:21 p.m.



Sara Davis, City Clerk

Public Hearing Rezone: 10 West Cherry from R-1 to R-2

Name	Address	Phone Number
Brandon Wolf	619 Larissa Dr	417-224-6336
John Hayes	050 Highpoint	417-383-9240
Dennis Roe	329 W. Timberland	309-235-4058
STEVE SHORT	70 E. W. Willow	417-840-6895
Chandra Scott	81 S Orchard	417-759-2353
Rachel Cooke	59 N. Swan	417-827-4199
Mark Riggan	81 S. Orchard FG.	417-759-2353
ERIC BONICK	208 S MEADOWLARK	(702)321-0987
Les mallard	4675 E. Shelby Rd	(417)241-4563
Colton Lanthorn	1321 old mill Circle Apt D	(417)-849-6943
Jiffany Hill	1033 Longhorn Rd FG	417-684-7153
Scott Hill	1033 Longhorn Rd	417- 889 -095
Sidney Keck	139 W saddle club Rd	417-684-7523
Teagen Keck	139 W saddle club Rd	417-413-0216
Makenna Hill	35 Liberty Rd	417-684-7636
Becky Phillips	312 center Point Rd	417 234-3330
Joshua Swindle	2211 US HWY 65	417-207-9954
Gwen Wilson	24 W Cherry St.	417-818-7756
Lisa Chapman	148 N. Arrowhead St	417-844-9011
Travis Chapman	148 N. Arrowhead St	417-840-0260
Jeff Cook	607 E WACHT	417-827-6212
Regina Cooke	209 S Meadowlark St.	417-299-9793

Public Hearing Rezone: 10 West Cherry from R-1 to R-2

Name	Address	Phone Number
Jane A Kin	586 Potters Rd	417-719-3017
Shawnd Sawyer		417 841 7320
Mary Cabral		954-305-2166



Sara Davis <clerk@fairgrove.org>

May 27th Meeting

Travis Lee <travisrobertlee@gmail.com>
To: Sara Davis <clerk@fairgrove.org>

Tue, May 20, 2025 at 9:21 AM

Thank you so much for your understanding and for offering to share a message with the Board of Aldermen on my behalf. I truly appreciate the opportunity to express my continued interest in serving on the Planning and Zoning Commission.

Please feel free to share the following:

I am deeply committed to remaining a part of the Planning and Zoning Commission because I believe the future of Fair Grove is being written right now, in the decisions we make together as a community. Our town is at a pivotal point of growth, and how we plan for that growth will determine the kind of place Fair Grove becomes for our children, our businesses, and future generations of residents.

To me, Planning and Zoning is not just about policies or maps, it's about people. It's about preserving the sense of community that makes Fair Grove feel like home, while also preparing for the needs of tomorrow. I believe we can welcome progress while still honoring our roots, and that growth done thoughtfully can enhance, not erase what makes this town so special.

I care deeply about making sure we maintain Fair Grove's identity: a place where neighbors know each other, where family-run businesses thrive, and where development reflects a respect for our history, natural surroundings, and rural character. At the same time, I recognize that thoughtful growth can bring opportunities: for new jobs, improved infrastructure, housing that meets a range of needs, and community spaces that bring us together.

As a member of Planning and Zoning, I strive to take a balanced, informed, and forward thinking approach. I listen carefully, research thoroughly, and keep the best interests of Fair Grove at the heart of every recommendation. I believe in transparency, community involvement, and working collaboratively to guide responsible development.

Though I'm unable to attend the May 27 meeting due to a prior commitment, I would be honored to continue serving and helping to shape a Fair Grove that holds true to its values while building toward a strong future.

Thank you again for your time and consideration.

Warm regards,
Travis Lee

[Quoted text hidden]

This letter was attached to my original application for P&Z submitted in July, 2017. Dennis Roe

July 3, 2017

To whom it may concern: Background of Dennis Roe

My wife Becky and I purchased a house at 329 W Timberland in Fair Grove in March of 2016 as our retirement home. We relocated this past year to Fair Grove from Coal Valley (near Moline) Illinois where I designed combine drive train systems for 37.5 years at John Deere Harvester Works.

We have been married 41 years (today) and have 3 grown children with families. Our oldest son's family lives on the South side of Springfield, MO and our daughter's family lives on 10 acres between Pleasant Hope and Fair Grove. We moved to Fair Grove to be closer to our kids and grandkids. We had rented a house in Springfield, MO for 2 years prior to my retirement to get to know the area better and chose Fair Grove's High Point subdivision to purchase a house because of its unique lots that give you a country atmosphere with the town services.

I grew up on a small farm outside a town of Ramsey, IL, which is about 1.5 hours East of St. Louis. After High School I completed a Bachelor of Science with a major in Mechanical Engineering from the University of Illinois in Champaign-Urbana, IL in 1979. After graduating from college my wife and I relocated to Moline, IL to start my career with John Deere. After living in Moline one year we purchased a house in Coal Valley, IL. My wife Becky received a Bachelor of Science with a major in Education from Ill State University in Bloomington-Normal, IL also in 1979. She worked nearly 20 years as a teacher and is also retired.

Outside of work I have served in leadership positions (Treasurer, Deacon, Sunday School Director) in our IL church and in the Quad City Section (Moline) of Agricultural and Biological Engineers as their Treasurer.

I was encouraged by Roger Miller who is on the Park Board, and also by Alderman Steve Mallard, a neighbor, too become involved with serving in the town of Fair Grove. I see Fair Grove as a growing community and I would like to support that growth while maintaining the small home town atmosphere that makes Fair Grove special. I would appreciate an Opportunity to serve on the Planning and Zoning Commission.

If you have any questions please feel free to call me on my cell 309-235-4058.

Thank you,

Dennis Roe

Richard Icenhower
280 Northview Circle
Fair Grove, MO 65648
417-830-8478

May 22, 2025

Fair Grove City Hall
Attn: Kelly Petty
81 S Orchard Blvd
Fair Grove, MO 65648

Dear Acting Mayor Petty:

I am writing to formally express my interest in serving on the Board of Adjustments for the City of Fair Grove.

As a long-time resident and active public servant, I have had the privilege of serving as a Fair Grove Alderman for the past five years and have been a member of the local Water District board for over 30 years. These roles have given me a deep understanding of municipal operations, zoning concerns, and the importance of fair and consistent governance in community development.

I believe my experience working closely with city infrastructure, land use issues, and resident concerns positions me well to contribute meaningfully to the Board of Adjustments. I am committed to making fair, thoughtful decisions that reflect both the letter and spirit of our city's ordinances and long-term goals.

I would welcome the opportunity to continue serving the citizens of Fair Grove in this new capacity. Thank you for considering my application. Please feel free to contact me if any additional information is needed.

Sincerely,

A handwritten signature in dark ink, appearing to read "Richard Icenhower", with a long horizontal flourish extending to the right.

Richard Icenhower

A handwritten signature in dark ink, consisting of several overlapping loops and a long horizontal flourish extending to the right.