CITY OF CAMERON
MINUTES
OCTOBER 23, 2013

SPECIAL SESSION

Darlene Breckenridge	A
Dennis M. Clark	P
Jerri Ann Eddins	P
Ronnie Jack	P
William B. Rose-Heim	P

The City Council of the City of Cameron, Missouri met in Special Session on Wednesday, the 23rd day of October 2013, at 12:00 p.m. at City Hall. Mayor Dennis M. Clark led the Pledge of Allegiance to the flag of the United States of America.

Mayor Dennis M. Clark presided with the following Councilmembers present: Jerri Ann Eddins, Ronnie Jack and William B. Rose-Heim. Absent: Darlene Breckenridge. Councilmember Breckenridge recused herself from this Special Session during the October 21, 2013 Regular Session citing a potential conflict of interest pertaining to her employment.

Present were City Manager Mark Gaugh, Attorney for the City Mitch Elliott and City Clerk/Finance Clerk Barbara J. O'Connor.

PUBLIC PARTICIPATION

Clay Laybourne, 1217 West Third Street, expressed concerns about the proposed Casas De Emily Subdivision. Mr. Laybourne asked Council to consider the size and condition of the adjacent streets surrounding the proposed subdivision; and, to limit the number of units being proposed in the subdivision.

City Attorney Elliott clarified the voting record of the Planning and Zoning Commission regarding their recommendation to Council for Casas De Emily Subdivision. There were three (3) Commissioners voting yes, one (1) Commissioner abstaining and three (3) Commissioners absent.

Dave Boguslaw, 1202 West Third Street, said he has a boundary line concern and asked that the developer straighten out the boundaries before the project is started. City Attorney Elliott noted the City has no authority to address these issues. A court of law would have to issue a judgment. Council cannot usurp the function and role of the judiciary branch and therefore cannot address these concerns. A copy of an email from Medea and Dave Boguslaw regarding their concerns was distributed to Council.

NEW BUSINESS

Bill 2013-43, **AN ORDINANCE APPROVING THE FINAL PLAT FOR CASAS DE EMILY, A SUBDIVISION IN THE CITY OF CAMERON, CLINTON COUNTY, MISSOURI, AND THE FILING OF THE PLAT THEREOF,** was read by title by City Clerk O'Connor. Copies of said Bill 2013-43 were available for the public. Motion was made by Councilmember Eddins and seconded by Councilmember Rose-Heim to pass said bill on first reading. Discussion. Councilmember Jack made a motion to set aside consideration of Bill 2013-43 until approved Planning and Zoning minutes from the October 14, 2013 were available for Council to review. Following a brief discussion, Councilmember Jack withdrew his motion.

Inspector Clyde Han said Developer Rick Spencer submitted a platted subdivision for 11 lots on 4.65 acres adjacent to Third and Fourth Streets and West and Oak Streets. The Planning and Zoning Commission has spent substantial time considering the proposed plat and recommended approval with three (3) Commissioners voting yes, one (1) Commissioner abstaining and three (3) Commissioners absent.

Concerns noted: Storm water detention, the width of Fourth Street, water pressure; and creating problems that will have to be addressed by the City in the future.

Inspector Han said the storm water plan is for storm water generated on that property. There will be swales to capture and release the water at a controlled rate so there will be no more runoff than is currently experienced. The runoff will go to the City of Cameron storm water system on Fourth Street. Curb and gutter does not address private property storm water, but is for the City street.

A water pressure study was conducted. City Manager Gaugh said in this case a six (6) inch line feeds a 12 inch line. There is no hydraulic reason for a low flow. Water Superintendent John Carroll ran the individual houses and got good flows. The water pressure problems could be plumbing in the home. Service lines are the responsibility of the home owner.

Councilmember Rose-Heim stated the issue Council must look at is if the ruling from the Planning and Zoning Commission was based on City ordinances. The Council does not have the freedom or responsibility to supersede the ordinances. Future changes could be made to the City Code to address issues discussed. Councilmember Rose-Heim said he is unsure the Council could disapprove the request.

Mayor Clark noted the Council has to operate within the City Codes, but expressed his concern regarding water pressure in the area.

Councilmember Eddins suggested voting on the first reading as presented and then re-test the water pressure and give a report at the November 4, 2013 Regular Session.

Planning and Zoning Commission Chairman Mike O'Donnell noted the Commission has spent time on rendering their recommendation and assured Council all questions have been fully researched. The thorough review revealed that all City Code conditions have been met.

Bill 2013-43 passed on first reading only with a voice vote. Absent: Councilmember Breckenridge.

There being no further business on motion made by Councilmember Rose-Heim and seconded by Councilmember Eddins, the meeting was adjourned at 1:02 p.m. on a voice vote. Absent: Councilmember Breckenridge.

APPROVED:

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Mayor Dennis M. Clark

ATTEST:

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City Clerk/Finance Clerk