CITY OF CAMERON
MINUTES
MARCH 2, 2015

REGULAR SESSION

Darlene Breckenridge	P
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 Regular Session on Monday, the 2nd day of March 2015, at six o'clock 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: Darlene Breckenridge, Jerri Ann Eddins, Ronnie Jack and William B. Rose-Heim. Absent: none.

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

Minutes of the February 2, 2015, Council Session were approved as submitted with a unanimous voice vote on motion made by Councilmember Rose-Heim and seconded by Councilmember Jack.

PUBLIC PARTICIPATION

Michelle Fagerstone, Cory Brown, Russ Peck, Desiree Jones, Jack Randall, Rich Campbell and Zack Workman all addressed Council voicing their support of placing an Economic Development Sales Tax on the August 4, 2015 election ballot. All voiced the importance of the tax for the pool, ball fields and economic development projects. Mr. Randall noted the City's "Crossroads of the Nation" slogan and said the City is now at a crossroad with two (2) choices. Either do nothing or support the economic development sales tax for the pool, ball fields and economic development. The election is a responsible way to act.

COMMUNITY PROJECT REPORT

None.

CITY MANAGER'S REPORT

1. Demolitions. Three (3) dangerous structures have been demolished. Two of the lots have been seeded and mulched. The third lot still has demolition materials to be removed.
2. Ameresco AMI. Ameresco's subcontractor, RTS continues to change out water meters. The hardware to transmit data to City Hall has been installed.
3. Walnut Street Sidewalks. The two projects are in final design stage and ready for MoDOT review.
4. Wastewater Plant and System. Staff is reviewing the 90% completed drawings for the Treatment Plant Project.
5. Electric Service Truck. The service truck has been ordered and is expected to be delivered in March or April.
6. Great Northwest Wholesale Water Commission (GNWWC). The Commission is working to get an estimate for the cost of water. The approximate purchase cost is unknown. The cost should be established in the next few weeks.
7. Police Department Drug Arrests. In the summer and fall months of 2014, the Cameron Police Department and the DeKalb County Sheriff's Department began working on the illegal sale of drugs in the Cameron area. At the end of the investigations and the completion of work by prosecutors in DeKalb and Clinton Counties, 21 individuals were charged for several different drug violations. This information was recently made available to the public.

UNFINISHED BUSINESS

Bill 2015-2, **AN ORDINANCE FOR THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI AUTHORIZING A MULTIPLE DOG CONDITIONAL USE PERMIT FOR CAROLYN BERRY ALLOWING ONE ADDITIONAL DOG AT 714 WEST CORNHILL STREET,** was read on third reading by title by City Clerk O'Connor. Copies of said Bill 2015-2 were available for the public. Motion was made by Councilmember Jack and seconded by Councilmember Eddins to pass said bill on third reading. Discussion. No additional information was presented. Bill 2015-2 passed by the following roll call vote: "Aye": Councilmembers: Breckenridge, Clark, Eddins, Jack and Rose-Heim. "Nay" none. The Mayor thereupon declared said bill duly adopted and said bill was numbered **ORDINANCE 5865**, was thereupon signed by the Mayor and attested by the City Clerk.

Resolution 2015-4, **A RESOLUTION IN SUPPORT OF UNITED FIBER DEVELOPING A GIGABIT COMMUNITY FOR THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI**, was read by title by City Clerk O'Connor. Copies of said Resolution 2015-4 were available for the public. Motion was made by Councilmember Breckenridge and seconded by Councilmember Eddins to pass Resolution 2015-4. Discussion. City Manager Gaugh stated the Resolution was prepared following a presentation by United Fiber at the last Council Session. The Resolution states Council support in having City wide gigabit broadband service. Resolution 2015-4 passed with a unanimous voice vote.

Discussion of Pipe Line Capacity for the Great Northwest Wholesale Water Commission. City Manager Gaugh said Council needs to determine the preferred size of a pipeline proposed

by the Great Northwest Wholesale Water Commission (GNWWC) to transmit water from St. Joseph to Stewartsville, Maysville and Cameron in order to submit a plan for the pipeline. The choice is 50 percent of demand or 100 percent demand. A 12 inch pipe will accommodate the 50 percent option and a 16 inch pipe will be required for the 100 percent demand. The capital cost difference is $4 million with no grant money applied for the upsized pipe. If the City buys the capacity, we will own the line and could sell to other entities. City Manager Gaugh said the upsized pipe would last 50 to 100 years. The debt service remains to be determined, but $400,000 per year is a good estimate. The cost would translate to $5 to $7 per month increase in the water rate. Having capacity for industry is important and the upsized pipe would provide that capacity. Councilmember Jack is a member of the GNWWC and said the City needs to purchase the upsize pipe in order to have capacity needed for the future. Council consensus is to pursue the 100 percent demand pipe line option.

NEW BUSINESS

Bill 2015-3**, AN ORDINANCE IMPOSING A CITY SALES TAX FOR ECONOMIC DEVELOPMENT PURPOSES IN THE CITY OF CAMERON, CLINTON AND DEKALB COUNTIES, MISSOURI, AND PROVIDING FOR SUCH ORDINANCE TO BE SUBMITTED TO THE QUALIFIED VOTERS OF THE CITY ,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-3 were available for the public. Motion was made by Councilmember Rose-Heim and seconded by Councilmember Jack to pass said bill on first reading. Discussion. City Manager Gaugh said a great deal of attention is being planned for the ballot language in an effort to clarify all the issues. The goal is to provide information to the public and to the Council. The funds from the sales tax would be dedicated to reconstruction of the Aquatic Center at its current location including rehabilitation of the current bathhouse; building ball fields to replace the existing fields with a location to be determined; and, economic development efforts to help support growth in Cameron.

Kent Osborn, President of Economic Development of Cameron (EDOC), informed Council of their partnership with the Cameron Park Board and discussed their combined efforts to build ball fields, a pool and secure land for economic development. Mr. Osborn asked Council to give the voters of the City of Cameron a chance to vote on the proposed economic development sales tax. EDOC unanimously supports having the issue placed on the August 4, 2015 election ballot.

Jason Jones, Cameron Park Board, discussed the current revenue the Park Board receives. Revenue from real estate and personal property taxes goes toward maintenance and salaries. The one eighth percent sales tax money is for capital improvements only. $150,000 per year is derived from the tax with 40 to 50 percent of that money used to maintain capital improvement projects. Approximately $100,000 is put in the bank to save for large projects. Purchases with the banked money has been spent as follows: 2005-2006 soccer fields were built; 2007 a skate park built; 2009 an irrigation system installed at the soccer fields; and, 2009 improvements also included bathrooms, play ground equipment and volleyball courts added at Recreation Park. With current income, it would take 30 years to save enough money to construct a new pool. New ball fields would cost $2 million and take 40 to 50 years of savings. Mr. Jones stated the

Park Board supports the ballot language with no sunset clause because of the continuing cost of maintenance of the proposed facilities.

Councilmember Breckenridge asked if core drilling has been done to establish the condition of the pool noting that repairs could cost substantially less than building a new pool. Mr. Jones said at the time engineers inspected the pool, the Board was informed repairs were estimated to be $1 million. The Park Board decided it would be better to upgrade rather than repair the current pool. Making sure the pool is ADA compliant is another concern for the Park Board.

Discussion was held on the Economic Development Tax Board. The five (5) member board would consist of three (3) members appointed by the Mayor with Council consent; one (1) member from the School District; and, one member representing the Counties. Clinton and DeKalb County would have to agree on one person to serve on the Tax Board. The terms of the appointees will be four (4) years each. The Tax Board would make recommendations to the City Council on the economic development projects and the Council would accept or reject the recommendation.

Ballot language was another concern stated by Councilmember Breckenridge. The language needs to be specific on how the tax dollars will be spent so the voters are fully informed. Councilmember Eddins asked if conceptual drawings prepared by Olsson Engineers last year could be shared with the public.

Councilmember Eddins asked if the tax has a sunset clause now, could it be removed in the future. City Attorney Elliott said citizens could always re-vote, but it would be difficult to reverse. Councilmember Jack noted the people could always ask to repeal the tax.

Discussion continued focusing on economic development that could include a speculative building. The main focus will be to secure land for economic development.

Bill 2015-3 passed on first reading only with a voice vote with Councilmember Rose-Heim, Mayor Clark and Councilmember Jack voting "Aye"; and, Councilmember Eddins and Councilmember Breckenridge voting "Nay.

7:04 p.m. Mayor Clark recused himself from the Council Chamber citing a potential conflict of interest on property ownership regarding Bill 2015-4. Mayor Pro-Tem Jack presided over the Session.

Bill 2015-4, **AN ORDINANCE FOR THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI FOR CHANGE IN ZONING FROM "R-2" TWO-FAMILY RESIDENTIAL TO "C-2" GENERAL COMMERCIAL AS REQUESTED BY CLARK STORAGE, LLC,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-4 were available for the public. Motion was made by Councilmember Rose-Heim and seconded by Councilmember Eddins to pass said bill on first reading. Discussion. Inspector Han said a petition was filed for change in zoning on property located in the 900 block of Ensign Trace. The change would go from R-2 Two Family Residential to C-2 Commercial. The

Planning and Zoning Commission held a public hearing on the request and property owners within 185 feet of the location were notified of the proposed change. Two (2) property owners contacted Inspector Han saying they have no issues with Council rezoning the property. The change will allow anything that meets C-2 use regulations to be built on the property. The Planning and Zoning Commission voted unanimously to recommend the zoning change approval to Council. Bill 2015-4 passed on first reading only with a voice vote. Absent: Mayor Clark.

7:10 p.m. Mayor Clark returned to the Council Chamber and presided over the Session.

Bill 2015-5**, AN ORDINANCE OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI, AMENDING SECTION 7-1 OF ARTICLE I - IN GENERAL AND SECTION 7-70 OF ARTICLE III – ENFORCEMENT OF AND OBEDIENCE TO TRAFFIC REGULATIONS, BOTH IN CHAPTER 7 – MOTOR VEHICLES AND TRAFFIC OF THE CITY OF CAMERON CODE (Move Over Law),** was read by title by City Clerk O'Connor. Copies of said Bill 2015-5 were available for the public. Motion was made by Councilmember Breckenridge and seconded by Councilmember Jack to pass said bill on first reading. Discussion. Chief of Police Rick Bashor said the State of Missouri adopted new regulations in 2006 requiring motorist to slow down and/or change lanes allowing stationary emergency vehicles space on the roadway. Bill 2015-5 will allow Cameron Police Officers to enforce the "Move Over" regulations within the City limits. Bill 2015-5 passed on first reading only with a unanimous voice vote

Bill 2015-6**, AN ORDINANCE OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI, RENAMING AND AMENDING SECTION 7-173 OF DIVISION 1- GENERALLY, OF ARTICLE VI – EQUIPMENT, IN CHAPTER 7 – MOTOR VEHICLES AND TRAFFIC OF THE CITY OF CAMERON CODE (Window Tint),** was read by title by City Clerk O'Connor. Copies of said Bill 2015-6 were available for the public. Motion was made by Councilmember Jack and seconded by Councilmember Eddins to pass said bill on first reading. Discussion. Chief of Police Rick Bashor informed Council Bill 2015-6 mirrors changes made by the State of Missouri regarding application of vision reducing material on vehicle windows. Bill 2015-6 passed on first reading only with a unanimous voice vote

Bill 2015-7, **AN ORDINANCE AUTHORIZING THE MAYOR OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO AN AGREEMENT WITH THE MISSOURI HIGHWAY & TRANSPORTATION COMMISSION FOR THE TRAFFIC ENGINEERING ASSISTANCE PROGRAM (TEAP),** was read by title by City Clerk O'Connor. Copies of said Bill 2015-7 were available for the public. Motion was made by Councilmember Rose-Heim and seconded by Councilmember Eddins to pass said bill on first reading. Discussion. Public Works Director Drew Bontrager stated Bill 2015-7 would authorize the Mayor to enter into an agreement with the Missouri Highways and Transportation Commission to accept grant funding for street sign inventory and Staff training. The grant amount is $4,840 with required matching funds of $1,210 from the City. Bill 2015-7 passed on first reading only with a unanimous voice vote

Bill 2015-8, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO A LEASE WITH GARY O'GRADY FOR THE USE OF AGRICULTURAL PROPERTY LOCATED AT 521 SOUTH ELM,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-8 were available for the public. Motion was made by Councilmember Jack and seconded by Councilmember Eddins to pass said bill on first reading. Discussion. Public Works Director Drew Bontrager addressed the next four (4) bills. Bids were solicited for rental of City agricultural ground. The successful bidders have leased the land for a number of years with the exception of Chris Arnaman. This is a first time lease with Mr. Arnaman for the Closed Landfill property. All leases are one (1) year terms with the option to renew two (2) additional one (1) year leases. Staff recommends approval. Bill 2015-8 passed on first reading only with a unanimous voice vote.

Bill 2015-9**, AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO A LEASE WITH DOUBLE S FARMS, JESSE SAUNDERS FOR THE USE OF AGRICULTURAL PROPERTY LOCATED AT THE CAMERON MEMORIAL AIRPORT,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-9 were available for the public. Motion was made by Councilmember Eddins and seconded by Councilmember Jack to pass said bill on first reading. Discussion. No additional information was presented. Bill 2015-9 passed on first reading only with a unanimous voice vote

Bill 2015-10, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO A LEASE WITH CHRIS ARNAMAN FOR THE USE OF AGRICULTURAL PROPERTY LOCATED AT 6700 SE GRIDLEY (Closed Landfill) ,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-10 were available for the public. Motion was made by Councilmember Breckenridge and seconded by Councilmember Jack to pass said bill on first reading. Discussion. No additional information was presented. Bill 2015-10 passed on first reading only with a unanimous voice vote

Bill 2015-11, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO A LEASE WITH STEVEN RILEY FOR THE USE OF AGRICULTURAL PROPERTY LOCATED AT THE CAMERON INDUSTRIAL SITE,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-11 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. No additional information was presented. Bill 2015-11 passed on first reading only with a unanimous voice vote

Bill 2015-12, **AN ORDINANCE AUTHORIZING THE CITY OF CAMERON ACCOUNTING STAFF TO WRITE-OFF UNCOLLECTIBLE UTILITY ACCOUNTS FOR THE CITY OF CAMERON, CLINTON AND DEKALB COUNTIES, MISSOURI ,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-12 were available for the public. Motion was made by Councilmember Rose-Heim and seconded by Councilmember Eddins to pass said bill on first reading. Discussion. Staff explained that all efforts to collect

these accounts have been exhausted and this process will help to clean up the utility accounts. It was also noted that after the accounts are delinquent for three months, in house collection efforts are utilized in an effort to collect these accounts. Every effort is made to collect delinquent fees if a customer re-applies for utilities at a later date. Motion carried unanimously.

Motion was made by Councilmember Jack and seconded by Councilmember Breckenridge to suspend the rules and place said bill on second reading. Discussion. None. Motion carried unanimously.

On motion made by Councilmember Rose-Heim and seconded by Councilmember Jack said bill was placed on second reading, was read by title and passed by the following roll call vote: "Aye": Councilmembers: Breckenridge, Clark, Eddins, Jack and Rose-Heim. "Nay" none. The Mayor thereupon declared said bill duly adopted and said bill was numbered **ORDINANCE 5866**, was thereupon signed by the Mayor and attested by the City Clerk.

Bill 2015-13, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO ENTER INTO AN AGREEMENT WITH TRANSYSTEMS CORPORATION FOR STREET SIGN INVENTORY & TRAINING,** was read by title by City Clerk O'Connor. Copies of said Bill 2015-13 were available for the public. Motion was made by Councilmember Rose-Heim and seconded by Councilmember Eddins to pass said bill on first reading. Discussion. Public Works Director Drew Bontrager said Bill 2015-13 authorizes a consulting agreement with Transystems Corporation for the street sign inventory grant. Bill 2015-13 passed on first reading only with a unanimous voice vote.

Resolution 2015-5, **A RESOLUTION TO AUTHORIZE THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI TO PERMIT THE USE OF NON-RIGHTS-OF-WAY CITY PROPERTY INTERESTS AS PART OF A RIGHTS-OF-WAY CONSTRUCTION PERMIT UNDER SPECIFIED CIRCUMSTANCES**, was read by title by City Clerk O'Connor. Copies of said Resolution 2015-5 were available for the public. Motion was made by Councilmember Rose-Heim and seconded by Councilmember Jack to pass Resolution 2015-5. Discussion. City Manager Gaugh said the language to be inserted in the permit application will clarify how the agreement will work on City of Cameron rights-of-way and will help protect the City's interest. Resolution 2015-5 passed with a unanimous voice vote.

Resolution 2015-6, **A RESOLUTION FOR THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI APPROVING BUDGET ADJUSTMENT ONE (1) FOR THE BUDGET YEAR OF OCTOBER 1, 2014 TO SEPTEMBER 30, 2015**, was read by title by City Clerk O'Connor. Copies of said Resolution 2015-6 were available for the public. Motion was made by Councilmember Eddins and seconded by Councilmember Jack to pass Resolution 2015-6. Discussion. City Manager Gaugh said this is the first of the City's quarterly budget adjustments for the 2014-2015 fiscal year. The unusually high amounts are transfers from last fiscal year for projects that were not completed. There were no significant emergency expenses included in the adjustment. Resolution 2015-6 passed with a unanimous voice vote.

PUBLIC PARTICIPATION

Joe Abrutz, a member of EDOC, said the hand out in Council packets regarding the Economic Development Sales Tax proposal was prepared by the EDOC Marketing Committee. Mr. Abrutz said it is the Committee's mission to answer all questions regarding the proposed sales tax from Council and the public regarding their areas of concern. Public meetings will be held with efforts focusing on a factual campaign.

Pam Ice, Vice President of the Cameron Chamber of Commerce and a member of EDOC, invited Council the annual Chamber of Commerce Banquet and to the monthly membership meetings. Ms. Ice also said she would like to see the City grow and feels the proposed economic development sales tax will be an investment in community growth and would improve the Quality of Life issues so important to community growth and retention.

MISCELLANEOUS

Councilmember Rose-Heim:

- Expressed appreciation to EDOC for their efforts regarding the proposed economic development sales tax.
- Agreed with Ms. Ice's comments on improving the quality of life in Cameron in order to attract growth.

There being no further business on motion made by Councilmember Jack and seconded by Councilmember Eddins, the meeting was adjourned at 7:45 p.m. on a unanimous voice vote.

APPROVED:

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Mayor Dennis M. Clark

ATTEST:

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City Clerk/Finance Clerk