CITY OF CAMERON
MINUTES
May 7, 2018

REGULAR SESSION

Darlene Breckenridge	P
Dennis M. Clark	P
John R. Feighert	P
L. Corey Sloan	P
Becky Curtis	P

The City Council of the City of Cameron, Missouri met in Regular Session on Monday, the 7th of May 2018, at six o'clock p.m. at City Hall. Mayor Darlene Breckenridge led the Pledge of Allegiance to the flag of the United States of America.

Mayor Darlene Breckenridge presided with the following Councilmembers present: Dennis M. Clark, John R. Feighert, L. Corey Sloan and Becky Curtis. Absent: none.

Present were City Manager Mark Gaugh, and City Clerk Shellie J. Blades.

Minutes of the April 16, 2018 Council Session were approved with a unanimous voice vote on motion made by Councilmember Clark and seconded by Councilmember Feighert.

PUBLIC PARTICIPATION

Animal Shelter Presentation-Quinten Lovejoy – Mr. Lovejoy presented information via a PowerPoint which was compiled by him and David Martin regarding prefabricated structures from Horizon Structures (Atglen, PA) for an animal shelter. A case study of Greer, South Carolina was presented which had similar needs and obstacles as the City of Cameron. These obstacles were solved by such prefabricated structures. At 6:08 p.m., Mr. Lovejoy reached the five minute time limit and was authorized to continue by Mayor Breckenridge. Floor plans and pricing were presented for dog and cat structures. The dog shelter included a quarantine area, polyuria coatings to prevent deterioration, architectural stamps and various other specifications. The price for the dog structure was $136,118 which did not include a 3% government discount and did include mobilization and onsite delivery. The foundation for the building would be an extra cost to the City. Another structure for a cat building was also presented with a total price of $63,822. Both structures combined (as presented) have a price tag of $199,940 which as noted as well below the $350,000 threshold set by the City Council.

Earl Tomlin, 9315 NE Heritage Hills, Cameron - Mr. Tomlin stated he owns property in the area of Bryan Road and US Highway 69. Mr. Tomlin has issues with the property to the north of his regarding mowing and would like to see the codes enforced in this area.

James McKinley, 121 W. Third – Mr. McKinley advised Council the City is losing its Code court cases due to poorly written Codes and wants Council to be responsible when changes to the Codes are presented to them for approval. Mr. McKinley also advised that brush piles are an issue because there is no burning and residents can't haul it off if they don't have a truck, also there is nowhere to take the brush even if they can haul it. Council needs to make sure the Codes they enact are a benefit to the community and not a hindrance, everyone needs to be able to comply.

CITY MANAGER'S REPORT

City Manager Gaugh advised Council staff will need some time to research the information presented by Mr. Lovejoy regarding prefabricated animal shelter structures. As of now, staff recommends moving forward with the architectural plans for the animal shelter as recommended by the Animal Shelter Working Group. Also, as an alternate, some minor upgrades to the existing shelter could be made for $7,000-$10,000 to buy more time to make a decision.

The Open House for Codes, Public Works and Utilities on April 25th was well attended and productive. The purpose of the open house was to introduce staff, go over departmental responsibilities and answer questions from the public.

Regarding yard waste and brush, Mr. Gaugh advised this is currently a private citizen issue but can be looked at by the Solid Waste Committee in their upcoming discussions regarding the contract renewal.

The Prospect Street project is out for bid until May 24th. Commercial projects, such as the Chung expansion and the Jonez Travel Center are proceeding according to schedule. The old Nelle's Restaurant is being razed to make room for the new convenience store.

Terry Rumery was not able to attend this evening due to the death of the Chillicothe Mayor Chuck Haney. He will make a report at the next meeting if available.

Council asked Manager Gaugh what staff has done to vet other options for an animal shelter after Council voted to spend $350,000 on the project. City Manager Gaugh advised staff recently visited shelters in Chillicothe and Excelsior Springs and found many issues with those structures. Manager Gaugh advised staff did not explore other options besides those provided by the architect. Council advised what was presented tonight by Mr. Lovejoy is what they were expecting from staff and the Working Group. Council requested that staff vet the prefabricated structure option presented tonight. Council also wanted to clarify what type of shelter we have; shelter, rescue or pound as well as what type of staffing will be required. Community Developer Wymes advised Cameron's shelter is a combination of all types of shelters. The City became an adoption shelter in 2009 and this aspect is accomplished through the Puppies for Parole program. Council asked staff to contact other communities with prefabricated animal shelters and find out how long they last and research any issues they find.

UNFINISHED BUSINESS

Bill 2018-18, **AN ORDINANCE FOR THE CITY OF CAMERON, CLINTON, DeKALB AND CALDWELL COUNTIES, MISSOURI AUTHORIZING THE APPROVAL OF THE DOLLAR TREE STORE WITHIN A "CM-P" COMMERCIAL MANUFACTURING-PLANNED DISTRICT LOCATED AT 2202 N. WALNUT**, was read by title on second reading by City Clerk Blades. Copies of said Bill 2018-18 were available for the public. Motion was made by Councilmember Clark and seconded by Councilmember Feighert to pass said bill on second reading. Discussion. None. Bill 2018-18 passed on second reading with a voice vote.

Motion was made by Councilmember Sloan and seconded by Councilmember Clark to pass said bill on second reading by roll call. Discussion. None. Bill 2018-18 passed by the following roll call vote: "Aye": Councilmembers: Breckenridge, Clark, Feighert, Sloan and Curtis. "Nay" none. The Mayor thereupon declared said bill duly adopted and said bill was numbered **ORDINANCE 6025**, was thereupon signed by the Mayor and attested by the City Clerk.

Bill 2018-19, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON, DeKALB & CALDWELL COUNTIES, MISSOURI TO ENTER INTO A CONTRACT WITH CP EXCAVATING, FOR THE WEST PROSPECT STREETSCAPE PROJECT**, was read by title on second reading by City Clerk Blades. Copies of said Bill 2018-19 were available for the public. Motion was made by Councilmember Feighert and seconded by Councilmember Sloan to pass said bill on second reading. Discussion. None. Bill 2018-19 passed on second reading with a voice vote.

Motion was made by Councilmember Sloan and seconded by Councilmember Feighert to pass said bill on second reading by roll call. Discussion. None. Bill 2018-19 passed by the following roll call vote: "Aye": Councilmembers: Breckenridge, Clark, Feighert, Sloan and Curtis. "Nay" none. The Mayor thereupon declared said bill duly adopted and said bill was numbered **ORDINANCE 6026**, was thereupon signed by the Mayor and attested by the City Clerk.

Councilmember Feighert recused himself from discussion of Resolution 2018-17 citing a conflict of interest but remained in the Council Chamber. City Clerk Blades advised that by remaining in the Council Chamber, if he abstained from voting it would be counted as a 'Nay.'

Resolution 2018-17, **A RESOLUTION AUTHORIZING THE MAYOR OF THE CITY OF CAMERON, CLINTON, DeKALB AND CALDWELL COUNTIES, MISSOURI TO ACCEPT A QUIT CLAIM DEED FROM JOHNNY AND DONNA FEIGHERT**, was read by title by City Clerk Blades. Copies of said Resolution 2018-17 were available for the public. Motion was made by Councilmember Sloan and seconded by Councilmember Clark to pass Resolution 2018-17. Discussion. Resolution 2018-17 passed with a voice vote of four "Aye" and one "Nay" (by abstention).

NEW BUSINESS

Bill 2018-21, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON, DeKALB, AND CALDWELL COUNTIES MISSOURI, TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH HDR FOR DESIGN OF WATER DISTRIBUTION AND SEWER COLLECTION EXTENSIONS**, was read by title by City Clerk Blades. Copies of said Bill 2018-21 were available for the public. Motion was made by Councilmember Clark and seconded by Councilmember Feighert to pass said bill on first reading. Discussion. Utility Director Johnson advised this Bill is for engineering of water and sewer mains in the Business Park as well as a sewer main for a business on Bob F Griffin Road. The engineering costs should not exceed $147,000 with the construction project to follow in the next budget year. Council inquired about the continued and increasing costs of the Business Park. Council also stated that we have the incentives in place to draw businesses to the Business Park, now we need to provide infrastructure. Utility Director Johnson advised the City has a responsibility to provide water and sewer within the city limits and that the water and sewer funds will pay for these costs. Council inquired whether the water shortage should be considered before constructing any additional water mains. Bill 2018-21 failed on first reading with a voice vote of "Aye": by Councilmembers Clark and Sloan and a vote of "Nay": by Councilmembers Breckenridge, Feighert and Curtis.

Bill 2018-22, **AN ORDINANCE FOR THE CITY OF CAMERON, CLINTON, DeKALB AND CALDWELL COUNTIES, MISSOURI REPEALING SECTION 9-107 INTERMENTS: CHARGES FOR OPENING AND CLOSING GRAVES AND SECTION 9-112 WORK TO BE DONE BY CITY, IN DIVISION 3. INTERMENTS, ARTICLE 3. CEMETERIES OF CHAPTER 9, STREETS, SIDEWALKS AND OTHER PUBLIC PROPERTY AND ADOPTING NEW SECTIONS 9-107 AND 9-112 THEREIN**, was read by title by City Clerk Blades. Copies of said Bill 2018-22 were available for the public. Motion was made by Councilmember Clark and seconded by Councilmember Feighert to pass said bill on first reading. Discussion. City Clerk Blades explained Council passed Ordinance 5980 in June of 2017 renewing the contract with CMG Grave Service and updating the costs of interments. This Ordinance updates the Code with the new interment amounts and also authorizes third parties to conduct grave openings and maintenance in the Cameron Cemeteries. Bill 2018-22 passed on first reading only by unanimous voice vote.

Bill 2018-23, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON, DeKALB AND CALDWELL COUNTIES, MISSOURI TO ACCEPT PERMANENT DRAINAGE EASEMENTS LOCATED ALONG EAST PROSPECT STREET**, was read by title by City Clerk Blades. Copies of said Bill 2018-23 were available for the public. Motion was made by Councilmember Clark and seconded by Councilmember Feighert to pass said bill on first reading. Discussion. Public Works Director Bontrager advised both this bill and the next are for the East Prospect Street Project and is funded by the transportation sales tax. The project includes driveways, sidewalks, curb & gutter and required additional drainage and right-of-way easements. Council inquired about the

compensation amount to one of the property owners. The property owners for both bills have signed easements; one property owner is being compensated due to them losing a driveway and having to relocate it at the back of their property. Council appreciated that there would be a sidewalk from Walnut Street to Beavers Park when the project is completed. Bill 2018-23 passed on first reading only by unanimous voice vote.

Bill 2018-24, **AN ORDINANCE AUTHORIZING THE CITY MANAGER OF THE CITY OF CAMERON, CLINTON, DeKALB AND CALDWELL COUNTIES, MISSOURI TO ACCEPT PROPERTY LOCATED ON EAST PROSPECT STREET AS PUBLIC RIGHT OF WAY**, was read by title by City Clerk Blades. Copies of said Bill 2018-24 were available for the public. Motion was made by Councilmember Clark and seconded by Councilmember Feighert to pass said bill on first reading. Discussion. None. Bill 2018-24 passed on first reading only by unanimous voice vote.

Resolution 2018-18, **DECLARATION OF WATER SHORTAGE ALERT FOR THE CITY OF CAMERON, CLINTON, DeKALB, AND CALDWELL COUNTIES, MISSOURI**, was read by title by City Clerk Blades. Copies of said Resolution 2018-18 were available for the public. Motion was made by Councilmember Clark and seconded by Councilmember Sloan to pass Resolution 2018-18. Discussion. Utility Director Johnson reminded Council the City has been under a Water Advisory since January 16th which encouraged voluntary water conservation. Recent rains, while beneficial, did not significantly increase the City's water supply and the Reservoirs are currently at or below 50%. Director Johnson explained some of the restrictions of the Alert phase and what measures staff will employ to inform the community. Council advised staff may need to contact the Missouri Department of Corrections and the rural water district about water conservation measures they can employ. Council also inquired what effect this would have on the Municipal Pool. Resolution 2018-18 passed with a unanimous voice vote.

Resolution 2018-19, **RESOLUTION TO DESIGNATE AN OFFICIAL REPRESENTATIVE AND ALTERNATE REPRESENTATIVE TO THE BOARD OF DIRECTORS OF THE GREAT NORTHWEST WHOLESALE WATER COMMISSION**, was read by title by City Clerk Blades. Copies of said Resolution 2018-19 were available for the public. Motion was made by Councilmember Sloan and seconded by Councilmember Feighert to pass Resolution 2018-19. Discussion. Utility Director Johnson advised this Resolution appoints Councilmember Curtis to the Great Northwest Wholesale Water Commission, replacing former Councilmember Ronnie Jack. Council inquired if Councilmember Curtis was willing to serve on the board of this political subdivision and she responded in the affirmative. Resolution 2018-19 passed with a unanimous voice vote.

Resolution 2018-20, **A RESOLUTION AUTHORIZING THE MAYOR OF THE CITY OF CAMERON, CLINTON, DeKALB AND CALDWELL COUNTIES, MISSOURI TO ACCEPT QUIT CLAIM DEEDS IN FAVOR OF THE CITY OF CAMERON FROM MATTHEW D. HAHN AND CHERISSE A. STEINER**, was read by title by City Clerk Blades. Copies of said Resolution 2018-20 were available for the public. Motion was made by Councilmember Sloan and seconded by Councilmember Feighert to pass Resolution 2018-20. Discussion. Public Works Director Bontrager advised Council this Resolution is to accept

property in anticipation of a future project to connect Elm Street between Third and Fourth Streets. Resolution 2018-20 passed with a unanimous voice vote.

Liquor License Renewals – City Clerk Blades advised Council that the liquor license renewals for Trexmart, SBJ Fuels, The Cameron Market, Casey's (both), Right Choice, McCorkle's, El Maguey, Washington Street Food and Drink and the Cameron Veteran's Memorial Golf Club have been completed and approved by the Police Chief, Fire Chief, Building Inspector and City Clerk. Several businesses have not yet submitted the required application and fees to renew their licenses and those may be presented at a future meeting. The current liquor licenses do not expire until the end of June so there is still time before these businesses are in danger of losing their ability to sell alcohol. Motion was made by Councilmember Sloan and seconded by Councilmember Clark to approve the liquor license applications that were submitted. Motion passed by unanimous voice vote.

Appointment – Tax Increment Finance (TIF) Commission – City Manager Gaugh advised the terms of Councilmember Clark and Bill Hall are expiring on the TIF Commission. Councilmember Clark has agreed to remain on the board and Bill Hall has stated he wishes to retire from the Board. Quinten Lovejoy submitted a resume and expressed interest in filling the vacant position. Motion was made by Councilmember Feighert and seconded by Councilmember Sloan to appoint Dennis Clark and Quinten Lovejoy to the TIF Commission. Motion passed by unanimous voice vote.

PUBLIC PARTICIPATION

Heidi Sloan, 306 E. Fourteenth St – Advised she 'Googled' brush recycling centers during the Council meeting and found that some cities are earning revenue by turning brush into mulch and this could be a solution for the City's brush problem. Ms. Sloan also inquired when the City was going to revisit looking into our water shortage problems. Utility Director Johnson replied that the GNWWC is in the process of installing water lines to northwest Missouri to alleviate this issue. A 2020 completion date for Cameron is expected.

Quinten Lovejoy, began speaking about the animal shelter and was advised he would need to wait until the next Council meeting or speak on a different topic as he already discussed this in the first public participation.

MISCELLANEOUS

City Clerk Blades advised Council the Missouri Municipal League Conference will be held in June and requested Council advise her if they plan to attend.

Councilmember Clark agreed with Heidi Sloan on the potential for mulching brush piles and inquired if a trial program of collecting and chipping brush once a month could be explored. Mr. Clark also noted that old town Cameron is full of code violations but experience has proven that we need to address it differently than we have, aggressive enforcement won't work.

Councilmember Feighert thanked Quinten and David Martin for their work and presentation on the prefabricated buildings and suggested the City may be able to rent dog runs to other communities to generate revenue. Mr. Feighert thinks the mulch idea is great but noted the City has tons of mulch now that they are unable to get rid of. Citizens can take their brush to R&W if they have a truck but agrees the City needs to work on a solution. Regarding the water shortage, Mr. Feighert inquired about the ability to use treated waste water as a short-term fix for potable water. Mr. Feighert attended the open house and gave kudos to Community Developer Wymes for the way the meeting was managed and would like to see more of these types of meetings between staff and the citizens in the future. Mr. Feighert advised he had received a complaint about a hoist at the Business Park as well as debris that he will have staff look into.

Councilmember Sloan advised that he also was contacted about a trash issue that staff is looking into. Mr. Sloan also congratulated Community Developer Wymes for what he is doing and acknowledged that Mr. Wymes stepped into a lot of issues. Advised that the Policy and Procedure Committee will be reviewing and updating Codes on a routine schedule, looking at a section at a time. Mr. Sloan inquired whether spreading wood chips/mulch at the walking trails would be a solution for the buildup of mulch inventory. Councilmember Sloan advised City Manager Gaugh he would like to vote to move forward with a plan for the Animal Shelter at the next meeting. Mr. Sloan would like to see increased communication with the boards and commissions to include having them attend Council sessions with updates. Thanked Quinten Lovejoy and David Martin for their presentation and wished staff would have done some of the vetting.

Councilmember Curtis advised we need to encourage citizens helping and volunteering. Ms. Curtis stated that the open house went well and that Community Developer Wymes did a great job of responding to irritated citizens. Ms. Curtis also received a trash complaint. Ms. Curtis advised Council she would like them to be mindful and conduct themselves with decorum and professionalism.

City Manager Gaugh stated that in reference to large trash and brush, the contract with R&W is coming up for renewal and the Solid Waste Committee can meet and discuss options for the future.

Utility Director Johnson advised that regarding the earlier question of filling the Municipal Pool and the Alert Phase, filling the Municipal Pool is allowed in the Alert Phase but private pools are not allowed to be filled. If the City moves into the Emergency Phase, the Municipal Pool would not be able to operate.

Public Works Director Bontrager advised Council the Dog Park is now open and there will be a Grand Opening sometime in June. There is still some equipment to put together and small projects to complete.

Community Developer Wymes advised the City uses the Planning and Zoning Commission and Board of Adjustment as advisor boards, the Bill at the last meeting which did not pass regarding parking on grass was for clarification purposes only.

Fire Chief O'Donnell advised he and some of the other Fire Department members attended the State Fire Association Meeting last weekend. Mr. O'Donnell expressed his appreciation at being able to take their new equipment to promote the community and the opportunity it provides to build networks.

Mayor Breckenridge advised there are two special meetings coming up; the Policy and Procedure Committee meeting on May 10th and the Council Work Session on May 17th. Ms. Breckenridge advised she was also contacted about a trash issue and the hoist at the Business Park.

Due to City Attorney Corcoran being unable to attend the Council Meeting, it was determined to postpone Executive Session until the next regularly scheduled Council Meeting. There being no further business on motion made by Councilmember Sloan and seconded by Councilmember Clark, the meeting was adjourned at 7:55 p.m. on unanimous voice vote.

APPROVED:

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Mayor Darlene Breckenridge

ATTEST:

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City Clerk