CITY MANAGER REPORT

TO: Mayor and City Council
FROM: David Watson, City Manager
DATE: December 2, 2010
RE: City Manager Report

MCELWAIN, ENSIGN AND US 36 INTERSECTION
We continue to receive information from Mo DOT as well as estimates for additional street lights from our own consultants. Staff is planning to present what information we have at the Council meeting. It is our recommendation that Council consider a work session on this issue sometime in January so that data can be collected and the issue thoroughly reviewed. Staff has not added their perspective on the issue and would like that opportunity in January.

JIM CLINE COMPLAINT
The City has not received any correspondence from Mr. Cline or his Attorney. Staff will continue to wait before proceeding.

KEVIN BRIGHTMAN COMPLAINT
At the last council meeting, there was discussion on Mr. Brightman's complaint about his private contract. Because there was no clear majority for a new direction staff has not made any actions. The engineer for the water main project believes that the contractor has satisfied repairs and that any other damage was before the water main project began.

ADDITIONAL PARK LAND
No update on the possible purchase of approximately 5 acres of land from Bart Walker.

The Parks Board will be holding a work session on park needs and the public and City Councilmember's are invited to attend. The planning session is scheduled for December 9, 2010 at 6:00 PM at City Hall. The session is intended to start a planning process to identify park needs (facilities) and future park land size and location.

Future Agenda Items:

- Bill: (Second Reading) Professional Services Agreement with GBA for New Electric Yard – ***Gaugh*** This bill allows the City to engage an engineer/architect to design the site layout for a proposed combined electric service yard.
- Appointment to Cameron Housing Authority – ***Watson***
  The Mayor with Council support makes these appointments and we have received resumes from individuals seeking appointment.
- Bill: Adding new Dangerous and Dilapidated Structures Ord. – ***Han, Watson, Hendee***

Companion Bill: Transfer of Mack Porter money from the CDBG Fund to a new D and D Program. Since the City will soon have Mack Porter funds for demolition, staff has been asked to explore programs that would acquire property (donated or at low cost) that need demolition. Once acquired and demo is complete, the City would sell to developers for new infill residential construction.

- Bill: Amending Sign Regulations – ***Hendee***
  During some recent code interpretations, staff found some errors in the numbering system that created a missing section. Staff also believes we need an overhaul of this section that may include a more comprehensive matrix for user friendliness. With the recent letter from ACLU, staff will conduct a more thorough review and will be using services recently added by MPR to help communities in Planning and Zoning issues.
- Bill: Conditional Use Regulations – ***Hendee***
  P and Z is reviewing the Conditional Use regulations to possibly include certain land uses that have been granted Conditional Use permits by a loose interpretation of the code. Staff is reworking the proposal to place the listed conditional uses within the respective Zoning Districts
- Bill: Allowing Row Crops in Commercial Districts - ***Hendee***
  Within the City are several properties zoned commercial that are being used as row crop production. Row crops are not specifically allowed in this district but allowed in the lesser residential district. Additionally, staff is working with Soil Conservation to create a usable document that controls sediment runoff within Cameron.
- Bill: Defining Row Crops – ***Hendee***
  During the review for allowing row crops in Commercial districts it was found that we lacked a definition for row crops.
- Appointments to Library Board – ***Tomlin***
  Make appointments to expiring terms of the Library Board.
- Bill: Service Agreement for Rural Fire District (Dec. 20) – ***O'Donnell***
  Request to continue an annual agreement between the Rural Fire District and Cameron Fire Department to provide fire services in the rural district.
- Bill: Automated Meter Reading System and Rate Adjustment - ***Gaugh***
- Bill: Update Electric Code – ***Han***
  Council will be asked to adopt the current National Electric Code.
- Bill: Revise Building Code for ISO rating – ***Han***
  During our recent ISO inspection several changes in the code were identified for amendment to make our code stronger and more in compliance with ISO standards.
- Bill: Rezoning Property from R-4 to C-2 (Grand Ave.) - ***Hendee***
  The property has been used for commercial operation and was formerly a support facility for the adjacent mobile home park.
- Resolution: Accepting bid for Public Safety Building generator (Jan)– ***Sloan/O'Donnell***
  Within the 2010-2011 budget is a capital request for a permanent generator to support the Public Safety building during loss of power situations.