

MINUTES
Regular Meeting
Cameron Missouri Planning & Zoning Commission
July 13, 2015

Item 1: Call to Order

Chairman O'Donnell called the meeting to order at 6:00pm.

Commissioners Present:

Chairman Michael O'Donnell
Mark Garges
Stan Hendrix
George Pratt

Commissioners Absent:

Edward Schmidt
Delvin Jackson
Tom Hamlet

Others Present:

Clyde Han
Tim Hamilton

Item 2: Approval of Minutes

June 8, 2015 Minutes

Chairman O'Donnell entertained a motion to approve the minutes of the June 8, 2015 meeting. Motion made by Mr. Garges to approve the minutes of the June 8, 2015 meeting; seconded by Mr. Hendrix. On voice vote the motion carries as follows: ayes – 4, nays – 0, abstentions – 0, absent – 3.

Item 3: Public Participation

None

Item 4: Unfinished Business

A: Public Hearing – Comprehensive Plan – Tim Hamilton

~ Public Hearing Continued ~

Mr. Hamilton put together 2 memos for the board. The 1 memo was the format. He has broken it down by chapter. He stated that the staff will have to recreate it and that they have been working on it. Mr. Hamilton will bring 1 chapter a month for the board to look at instead of bringing it all at one time. He will bring the final draft to the December meeting. The 2nd memo was how it was going to be directed. Mr. Hamilton has added several appendices to labor study and has added other data.

Mr. Hamilton stated that in appendix D, A, B & C will remain the same. Appendix D&E will be a market profile. The different is that in appendix D it will reflect on changes clear to 2018 and appendix E will have current data. Appendix F will be Labor Study and appendix G will have info on the city with miscellaneous funds and development.

Mr. Garges made motion to continue another 4 year term as a commissioner, seconded by Mr. Pratt. ayes – 4, nays – 0, abstentions – 0, absent – 3.

B: Un-Zoned Property

Mr. Han stated that in the 2013 comprehensive plan that the reservoir was annexed without zoning and the areas around the reservoir has a low density of housing. The property next to Cameron Insurance Company and the Harris road are also un-zoned. Mr. Han stated that the one he wants to leave un-zoned would be the cemetery property.

Chairman O'Donnell stated that the cemetery would be left alone and to get the land at the reservoir and Cameron Insurance Company to a public hearing.

Mr. Han stated that he would put it to a public notice for the next meeting.

Item 6: Future

A: Breed Specific Ordinance

Mr. Han stated that animal control would like to bill in to senate to abolish restrictions on just pitbulls. The animal control is having issues with all dogs being dangerous and would like the have P&Z add it to the Agenda.

B: Article 19: M-1 zoning district review pending CM-P Changes

C: Article: 31: Conditional Use Permits review pending Article 23, section 7-A-4

Item 7: Miscellaneous/Updates

None

Item 8: Adjourn

Mr. Hendrix entertained a motion to adjourn; seconded by Mr. Pratt. On voice vote the motion carries as follows: ayes – 4, nays – 0, abstentions – 0, absent – 3.

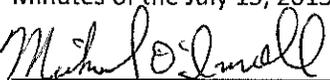
Meeting adjourned at 7:40 pm.

Next scheduled meeting of the Cameron Planning and Zoning is August 10, 2015.

Minutes submitted by:

*Susan O'Donnell
Secretary Recorder
Cameron, MO 64429*

Minutes of the July 13, 2015 Cameron Planning and Zoning Commission approved on Aug 10, 2015



Chairman Michael O'Donnell

Chairman O'Donnell stated that he liked the appendixes that were presented. He stated that even if they seem redundant it is nice to have more information than just a little.

Mr. Hamilton stated that the goals and objective from each chapter will be upfront so that it will make it easy to understand for the public.

B: Alternate Board Members

Mr. Hamilton stated that he put an advertisement for additional members on Facebook and had no reply. He stated he would like to go out and talk to the public to get some people interested.

C: Public Hearing – Article 23, Section 7-A-4 sign regulation for Non-Residential Use

~Public Hearing Continued~

Chairman O'Donnell stated that at the last meeting they discussed changing the size and the footage of the signs. He stated that there were 2 possibilities. One being a conditional use permit and the second being the possibility of making a change.

Chairman O'Donnell stated that most communities fell within what they received and if the board wanted to make the change and what changed they would like to make.

Mr. Hamilton stated that if they were to go forward with the change that he would look up options and bring it back to the board to look over.

Kent Osborn stated that they could be flexible and that it has come a long way since the first meeting.

Mr. Garges stated that the electronic signs would run at 20 minutes and be 10X5 feet max. Mr. Osborn stated that he would be willing into the parameters that they were assigned and would like to work with the board.

Chairman O'Donnell stated that if they wanted to make a change what would the change be. Mr. Hendrix stated that flashing lights could cause a problem with people driving by.

Chairman O'Donnell stated that conditional use permits have changed and that they need to have something set in stone about the issue.

Chairman O'Donnell stated that Mr. Hamilton is to look into information on the signs. He is to look at the footage, the duration, how many per lot and is to put it together and bring it to the next meeting.

D: Public Hearing – Article 20. "CM-P" Commercial & Manufacturing Planned District

~Public Hearing Continued~

Chairman O'Donnell looked into Article 20 and found that there was a permit use for M-1. All the area in M-1 is mostly retail.

Chairman O'Donnell stated the M-1 is in the wrong spot and that it needs to be eliminated from "CM-P."

Mr. Hamilton stated that M-1 needs to be designated in 2 districts. I-1 is to have things no greater than storage and I-2 is for heavy industrial fit for "CM-P."

Mr. Hamilton and Mr. Han is to draw up a review on M-1 and give it to council for review.

Item 5: New Business

A: Commissioner Recommendation to Council

Mr. Han stated that commissioner Garges time is up. Mr. Han mad a motion and a voice vote for another 4 year term for Mr. Garges.