Memo

To: Planning and Zoning Commission
Fr: Shellby Hendee, CEcD
Dt: August 2, 2010
Re: August 9th meeting agenda items

2. New Recording Secretary

We are delignted to announce that Chris O'Donnell has graciously agreed to serve as Recording Secretary for P&Z and the Board of Adjustment. Her resume is attached.

5.a. Draft Ordinance, Conditional Uses

Last month P&Z learned that City Manager David Watson had some concern regarding an open-ended "other" uses to be considered by P&Z as unforeseen uses are developed. David is researching a legal opinion on the matter in order to conform with Missouri law.

5.b. Draft Ordinance, RV Use

Following last month's public hearing on the matter, a draft ordinance is submitted.

5.c. Public Hearing Continued, Signs

P&Z asked for additional time for consideration as well as creation of a matrix of sign regulations to aid understanding. We have created a Quick Reference Table of most regulations in simplified format and we have added language that the table should not be a substitute for thorough investigation.

5.d. Front Yard/Grass Parking

At the July meeting, P&Z suggested adding four parking spaces beyond the required 25-foot front yard in this property with extended set-back. Inspector Clyde Han urges that all additional parking be routed to the ample rear yard in order to prevent the "me too" argument. In the past couple of weeks, we have observed growing numbers of vehicles parked on the grass in the required front yard.

6.a. Public Hearing, Field Crops in C-1

Whether by oversight or not, field crops, while allowed in residential zones, are not listed as permitted uses in commercial zones. Cameron has large areas of undeveloped commercial property which have been used for such purposes for many years.

6.b. Hazardous Materials Parking

A citizen asks P&Z to review policies regarding the lawful parking of trucks placarded for and containing hazardous materials. She indicates that some cities restrict such parking to certain less-populous or less-traveled areas. Attached.

7.a. CUP, SBA Towers

When Mike Earley asked about selling his W. Grand tract on which a communications tower is located, we learned that the tower has been purchased SBA Communications. The original permit was issued to Capitol Towers and terminated upon the sale. SBA has submitted its own CUP application for consideration at the September P&Z meeting