

# **CITY OF ALVARADO**

## **County of Johnson**

### **State of Texas**

**June 19, 2017**

#### **MINUTES**

The City Council of the City of Alvarado met in Regular Called Session on Monday, June 19, 2017 at 6:30 p.m. in the Council Chambers at City Hall with up to the first thirty minutes of the meeting consisting of a workshop. The following were present for roll call:

Jacob Wheat	*	Councilperson
Shawn Goulding	*	Mayor Pro Tem
Dewayne Richters	*	Mayor
Beverly Short	*	Councilperson
Arrdeen Vaughn	*	Councilperson
Michael Bennett	*	Councilperson
Cherry Bryant	*	Councilperson

#### Others Present:

Clint Davis	*	City Manager
Debbie Thomas	*	City Secretary
Michael Dwiggin	*	Public Works Director
Emile Moline	*	Economic Development Director
Brad Anderson	*	Chief of Police
Kelle Whitfill	*	Finance Director

### **INVOCATION**

Mayor Dewayne Richters called this regular meeting to order at 7:00P.M. and gave the invocation.

### **PLEDGE OF ALLEGIANCE**

### **SPECIAL PRESENTATION TO FIREFIGHTER**

Fire Chief Richard Van Winkle presented a lifesaving award to Firefighter Jake Brownlow for saving a life in a burning house.

### **PUBLIC COMMENTS**

There were no public comments at this meeting.

**CONSENT AGENDA**

Motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Beverly Short, to approve the consent agenda. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING REVOCATION OF FOOD ESTABLISHMENT PERMIT FOR FRANK'S PLACE, 210 HWY 67 W.**

Lisa Pomeroy, Health Inspector from Bureau Veritas, addressed the council and explained to them all of the food violations that were found in the most recent inspection of Frank's Place. Several major violations were found that could cause food borne illnesses. After discussion, motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Michael Bennett, to revoke the food establishment permit for Frank's Place, 210 W. Hwy 67 W.. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION FOR THE PURPOSE OF DETERMINING WHETHER CERTAIN BUILDINGS OR STRUCTURES COMPLY WITH BUILDING STANDARDS SET OUT IN SECTION 8-215 OF THE ALVARADO CODE OF ORDINANCES AT THE FOLLOWING LOCATION: 108 W. PATTON, LOT 2C, BLOCK 50, ORIGINAL TOWN ADDITION.**

After discussion, motion was made by Councilperson Michael Bennett, duly seconded by Mayor Pro Tem Shawn Goulding, to table this item until the next regular meeting so that the owner can meet with Doug Ballard, Building Inspector and review a plan to bring the home up to building code. This motion supported six votes in approval and zero votes opposed. Motion carried.

**PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING A REQUEST FOR A SPECIFIC USE PERMIT FOR LOT 2, BLOCK 1, GHANDI ADDITION, ALSO KNOWN AS 1163 HWY 67 W, ALVARADO, JOHNSON COUNTY, TEXAS, TO ACCOMMODATE A PARKING LOT FOR HEAVY TRUCKS IN A GENERAL COMMERCIAL DISTRICT.**

Mayor Dewayne Richters opened this public hearing at 7:25 p.m. Clint Davis, City Manager explained to the council that this had been denied by the Planning and Zoning Commission. Mayor Richter's then closed this public hearing at 7:36 p.m. After discussion, motion was made by Councilperson Jacob Wheat, duly seconded by Councilperson Michael Bennett, to issue the Specific Use Permit provided it will meet all of our code and ordinance requirements with a time limit of six (6) months to finish the project, and after the parking lot is approved by our building inspector, issue the Specific Use Permit for a period of five year from the date of issue. This motion supported six votes in approval and zero

**CONSIDERATION AND ACTION REGARDING AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF ALVARADO AND THE CITY OF BURLESON FOR A LADDER TRUCK.**

Fire Chief Van Winkle addressed the council and explained that this would be a great thing for the city at a minimum cost for a ladder truck. After discussion, motion was made by Councilperson Michael Bennett, duly seconded by Councilperson Cherry Bryant, to approve an interlocal agreement between the City of Alvarado and the City of Burleson for a ladder truck. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING AN ORDINANCE OF THE CITY OF ALVARADO, TEXAS, AMENDING THE SUBDIVISION REGULATIONS OF THE CITY, CHAPTER 34 OF THE CODE OF ORDINANCES, BY REQUIRING PLATS GOVERNING PROPERTY LOCATED IN THE CITY'S EXTRATERRITORIAL JURISDICTION TO COMPLY WITH JOHNSON COUNTY STANDARDS FOR STREET DESIGN; MODIFYING THE REQUIREMENTS FOR WATER AND SEWER SERVICE FOR PROPERTY LOCATED IN THE CITY'S EXTRATERRITORIAL JURISDICTION AND AMENDING THE PARKLAND DEDICATION REQUIREMENTS.**

Clint Davis, City Manager, explained to the council that this is basically a cleanup of our current ordinance and requiring that we comply with Johnson County Standards. Motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Cherry Bryant, to approve an ordinance amending the subdivision regulations. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING AN ORDINANCE CHANGING THE RIGHT OF WAY WIDTH ON RUSSELL STREET.**

Clint Davis, City Manager, explained that this ordinance would reduce the right of way ten (10) feet so that the property on this street could be sold. After discussion, motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Michael Bennett, to approve an ordinance changing the right of way on Russell Street and conveying the property to the property owners. This motion supported six votes in approval and zero votes opposed. Motion carried.

**PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING AN ORDINANCE ADOPTING THE COMPREHENSIVE LAND USE PLAN TO BECOME EFFECTIVE UPON ITS PASSAGE AND APPROVAL.**

Mayor Dewayne Richter's, opened this public hearing at 7:55 pm. Clint Davis, City Manager, addressed the council and stated that the Planning and Zoning Commission had unanimously approved this. Mayor Richter's then closed this public hearing at 7:57 p.m. After discussion, motion was made by Councilperson Beverly Short, duly seconded by Mayor Pro Tem Shawn Goulding, to approve the ordinance adopting the Comprehensive Land Use Plan. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING A RESOLUTION APPROVING THE SALE OF CERTAIN REAL PROPERTY ACQUIRED AT A DELINQUENT TAX FORECLOSURE SALE – LOT 5A, BLOCK 63, ORIGINAL TOWN ADDITION ALSO KNOWN AS 504 SANTA FE.**

This bid has been withdrawn and we will reopen the bidding process.

**CONSIDERATION AND ACTION REGARDING THE APPOINTMENT OF A MEMBER TO THE PARKS BOARD.**

Clint Davis, City Manager, stated that at the last meeting an incorrect name was approved so for housekeeping this is being brought back to the council for the correction. Motion was made by Councilperson Michael Bennett, duly seconded by Councilperson Beverly Short to appoint Terry Fulton as a member of the parks board. This motion supported six votes in approval and zero votes opposed. Motion carried.

**DISCUSSION REGARDING HOLDING INDIVIDUAL TOWN HALL MEETINGS.**

Mayor Richter's challenged each councilperson to hold town hall meetings for each ward.

**CONSIDERATION AND ACTION REGARDING A RESOLUTION AUTHORIZING PARTICIPATION WITH THE ATMOS CITIES STEERING COMMITTEE; AND AUTHORIZING THE PAYMENT OF TWO CENTS PER CAPITA TO THE ATMOS CITIES STEERING COMMITTEE TO FUND REGULATORY AND RELATED ACTIVITIES RELATED TO ATMOS ENERGY CORPORATION.**

Motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Michael Bennett, to approve a resolution authorizing participation with the Atmos Cities Steering Committee and authorize the payment of two cents per capita. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING A RESOLUTION FINDING THAT ONCOR ELECTRIC DELIVERY COMPANY LLC (ONCOR OR COMPANY) APPLICATION TO CHANGE RATES WITHIN THE CITY SHOULD BE DENIED; FINDING THAT THE CITY'S REASONABLE RATE CASE EXPENSES SHALL BE REIMBURSED BY THE COMPANY; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.**

After discussion, motion was made by Mayor Pro Tem Shawn Goulding, duly seconded Councilperson Cherry Bryant to approve a resolution denying Oncor Electric Delivery application to change rates within the city. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING EMPLOYEE HEALTH INSURANCE FOR THE 2017-2018 BENEFIT YEAR.**

Clint Davis, City Manager, explained to the council that at this time the best plan for the employee and the city is with BCBS. After discussion, motion was made by Councilperson Beverly Short, duly seconded by Councilperson Cherry Bryant to accept the proposal from BCBS for employee health insurance for the 2017-2018 benefit year. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING A RESOLUTION OF THE CITY OF ALVARADO, TEXAS DESIGNATING CERTAIN POSITIONS AS AUTHORIZED SIGNATORIES FOR ALL CITY ACCOUNTS MAINTAINED BY FIRST FINANCIAL BANK OF ALVARADO.**

Motion was made by Councilperson Michael Bennett, duly seconded by Councilperson Cherry Bryant to approve a resolution designating certain positions as authorized signatories for all bank accounts and to add Councilmember Beverly Short as a signatory. This motion supported six votes in approval and zero votes opposed. Motion carried.

**EXECUTIVE SESSION**

There was not an executive session at this meeting.

**CITY MANAGER'S REPORT**

Clint Davis, City Manager, informed the council that the City Managers report was in Dropbox.

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**COUNCIL COMMENTS**

There were no council comments.

**ADJOURNMENT**

Mayor Dewayne Richters then adjourned this regular meeting of the Alvarado City Council at 8:23p.m.

Passed and approved this the \_\_\_\_\_ day of \_\_\_\_\_, 2017.

\_\_\_\_\_  
Mayor E. Dewayne Richters

Attest:

\_\_\_\_\_  
Debbie Thomas, TRMC, City Secretary