

**CITY OF VAN ALSTYNE**

**MINUTES**

**City Council Meeting**

Van Alstyne Community Center  
262 N. Preston Ave

**MAY 9, 2017**

**6:35 P.M.**

Members present: Mayor Pro-Tem Plake, Robert Jaska, Russell Moore and Brad Clough. *Mayor Cooper arrived during item no. 9 and began leading the meeting at item no. 10.*

Staff present: Frank Baker, Jennifer Gould and Steve White.

**AGENDA**

1. Call to Order. *Mayor Pro-Tem Plake called the meeting to order at 6:37pm.*
2. Citizens Communications. *EDC Director Jodi Carr advised Council of the new owner of the building formerly occupied by Caterpillar at the Industrial Park, LaCore Enterprises. Mrs. Carr invited councilmembers to a welcome event for the company. Teddie Ann Salmon expressed concern for the citizen communications as it relates to the consent agenda because it limits the citizen's ability to be heard on those items. Mayor Pro-Tem Plake recommended speaking to a councilmember and requesting that an item on the consent agenda be removed for discussion.*

**PUBLIC HEARINGS**

3. Conduct a Public Hearing regarding a request by the owner/agent to replat property situated in the City of Van Alstyne, Grayson County, Texas, being described as CARTER C E ADDN, BLOCK 1, LOT 1, 2 & 3, ACRES 0.64 located on the south side of East Jefferson Street or FM 121 between 1159 East Jefferson Street and 1191 East Jefferson Street currently zoned Single Family Residential District – 1 (SF – 1). *The Public Hearing opened at 6:41pm. Mayor Pro-Tem Plake made three calls for comments. There being none, the hearing closed at 6:42pm.*

**CONSENT AGENDA**

*Items listed on the consent agenda allow the Council to approve all items together without discussion or individual motions. Items may be removed from the consent agenda on the request of any one member of the Council. Removed items will be discussed and action taken immediately after the consent agenda.*

4. Consider and take any action necessary regarding minutes from the April 11, 2017 Zoning Board of Adjustment meeting, April 11, 2017 Regular meeting and the April 25, 2017 Special Called meeting.
6. Consider and take any action necessary regarding authorizing advertisement for bids for the Dallas Street Water and Sewer Line Project from Houston St. to Shreveport St.

*Robert Jaska made a motion to approve items 4 and 6 listed on the consent agenda. Russell Moore seconded the motion and the motion passed unanimously.*

**REGULAR AGENDA (NON-CONSENT)**

5. Consider and take any action necessary regarding authorizing the Mayor to sign a Resolution to certify local funding and support of the Van Alstyne Bike and Pedestrian Trail Phase II. *Brad Clough clarified that the action requested is to seek funding and that authorizing the Mayor to sign*

*the proposed Resolution does not commit the City to funding or going through with the second phase of the project. Mr. Clough asked when the City would need to plan for participation in funding to which Frank Baker advised that the City's portion of funding needs to be incorporated in the fiscal year 2018 budget. Teddie Ann Salmon addressed Council and expressed concern for park funding advising that the bike trial money would be better used on park facilities. Mrs. Salmon added that the City should provide good parks for its citizens and youth. Russell Moore asked if the project is part of a grant program to which Mayor Pro-Tem Plake answered yes adding that the resolution supports the application for grant participation. If awarded, Council may elect to withdraw. Discussion was held regarding maintenance of the parks by the City. Mr. Moore advised that the appeal with this project is to provide a safer alternate route to schools rather than children walking or riding bikes along Hwy 5. Russell Moore made a motion to authorize Mayor Cooper to sign the proposed resolution. Billy Plake seconded the motion and the motion passed with Russell Moore, Billy Plake and Brad Clough in favor and Robert Jaska opposed.*

7. Consider and take any action necessary regarding the 2015 - 2016 Fiscal Year Audit presented by Susan LaFollett of LaFollett & Abbott, PLLC. *Susan LaFollett presented the audit report for fiscal year 2015 – 2016. Robert Jaska made a motion to accept the report as provided. Russell Moore seconded the motion and the motion passed unanimously.*
8. Consider and take any action necessary regarding a request by the owner/agent to replat property situated in the City of Van Alstyne, Grayson County, Texas, being described as CARTER C E ADDN, BLOCK 1, LOT 1, 2 & 3, ACRES 0.64 located on the south side of East Jefferson Street or FM 121 between 1159 East Jefferson Street and 1191 East Jefferson Street currently zoned Single Family Residential District – 1 (SF – 1). *Brad Clough made a motion to approve the proposed replat. Robert Jaska seconded the motion and the motion passed unanimously.*
9. Hear presentation by First Southwest Company regarding funding, acquisition and construction of Municipal facilities. *Jim Sabonis provided documentation and discussed funding, acquisition and construction of municipal facilities. Robert Jaska asked for clarification on the debt referenced to be three million dollars while the financials show there to be twelve million. Mr. Sabonis advised that the other nine million are supported by fees such as fees for utility service, etc. and are not paid by property taxes. Under Frank Baker's direction Mr. Sabonis provided the funding abilities presentation with the goal of not increasing property taxes which limits the ability to take on more debt. Teddie Ann Salmon addressed Council and recommended that facilities expand adjacent to current properties such as the old lumber yard and the lot west of the Fire Department formerly Tallent's Garage. Mrs. Salmon encouraged Council not to allow municipal facilities to move out of downtown. Mrs. Salmon also expressed concern for a potential conflict of interest in purchasing property owned by a church of which many members attend. Mayor Pro-Tem Plake advised that the church plans to build elsewhere and the land on Kelly Lane has been for sale for years.*
10. Consider and take any action necessary regarding the resignation, removal and reappointment of Directors of the Economic Development Corporation. *Mayor Cooper advised that the item is no longer an issue as a result of the EDC meeting held on May 8, 2017. EDC does not wish to recommend the removal of a board member.*
11. Departmental Reports. *Jennifer Gould provided the Administrative Department statistics for the prior month, Chief Barnes provided Police Department statistics for the prior month, Lt. Jeremy Powell provided Fire Department statistics for the prior month, Steve White provided an update on various Public Works Department projects, Judy Kimzey provided the Library Department statistics for the prior month, and Len McManus and Bob Johnson provided an update on various development projects.*
12. City Manager's Report. *Frank Baker advised that Van Alstyne ISD is accepting suggestions for names of the elementary campuses and asked that Council be available to hold a special called meeting on May 16<sup>th</sup> to canvass the May 6, 2017 election and swear in newly elected members.*

13. Mayor and Council Closing Comments. *Mayor Cooper thanked all who ran in the election and thanked outgoing members of Council added that he looks forward to working with the newly elected. Robert Jaska announced that the Chamber of Commerce will continue Music in the Park this summer. The first event will be held at Dorothy Fielder Park on May 23<sup>rd</sup>. Clough echoed Mayor Cooper's sentiments regarding outgoing members of Council and looks forward to working with new members.*

#### EXECUTIVE SESSION

*In accordance with Chapter 551 of the Texas Government Code (Open Meetings Law), the City Council may meet in a closed Executive Session pursuant to applicable laws.*

14. All items below for Executive Session:

Pursuant to the following designated sections of Texas Government Code, Annotated, Subchapter 551, the Council will enter into executive session to discuss the following items:

- a) Section 551.071 [Consultation with Attorney] regarding (i) dilapidated structures; and (ii) sale and/or purchase of property; and (iii) Economic Development Corporation and Community Development Corporation board appointments, meeting attendance and procedures, bylaws and state law requirements.

*Council recessed the open meeting at 7:53pm.*

*Council reconvened into open session at 9:24pm.*

#### OPEN MEETING

15. Consider and take any action necessary as a result of executive session. *No action taken.*
16. Adjournment. *Robert Jaska made a motion to adjourn at 9:28pm. Billy Plake seconded the motion and the motion passed unanimously.*

\_\_\_\_\_  
Larry Cooper, Mayor

ATTEST:

\_\_\_\_\_  
Jennifer Gould, City Clerk