

## CITY OF VAN ALSTYNE

### MINUTES

#### Special Called City Council Meeting

Van Alstyne City Hall

152 N. Main Dr

**August 21, 2018**

**6:35 P.M.**

Members present: Mayor Steve Riley, Ryan Neal, Marla Butler, Robert Jaska, Lee Thomas and Suzon Crowell.

Staff present: Lane Jones, Jennifer Gould, Tim Barnes, Ryan Dockery, Judy Kimzey and Steve White.

### AGENDA

1. Call to Order. *Mayor Riley called the meeting to order at 6:43pm.*
2. Presentation by Van Alstyne Community Development Corporation introducing AirView A/C. *Rodney Williams, CDC Executive Director introduced Monica and Sergio Perez, owners of AirView A/C. Mr. Williams and Mr. and Mrs. Perez detailed the location and planned improvements to the property.*
3. Citizens Communications. *None.*

### PUBLIC HEARINGS

4. Conduct a Public Hearing to consider testimony regarding a failure to submit a Disinfectant Level Quarterly Operating Report (DLQOR). *The Public Hearing opened at 6:46pm. Steve White identified that the failure is due to a clerical error as the report being received by the TCEQ was one day late. There being no further public comment, the hearing closed at 6:48pm.*

### 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.*

5. Consider and take any action necessary regarding minutes from the July 10, 2018 City Council regular meeting and the July 17, 2018 City Council work session meeting.
7. Consider and take any action necessary regarding an award for construction of the Public Works Building on Spain Rd. to Moody Construction in the amount of \$350,000.00.
8. Consider and take any action necessary regarding a plat known as the Donald Tucker Addition being 8.666 acres of the George W. Chapman Survey, Abstract No. 207, James P. Dumas Survey, Abstract No. 343 in the extraterritorial jurisdiction of the City of Van Alstyne, Grayson County, Texas. This property is generally located south of FM 121 on the east side of Wolf Front Rd.
9. Consider and take any action necessary regarding approval of a final plat of lot 1 in The Hills of Lone Star Phase 9/Hawks Landing being 50.54 acres in the J.W. Haynes Survey, Abstract No. 455,

James Hefflefinger Survey, Abstract No. 366, James Hefflefinger Survey, Abstract No. 487 in the City of Van Alstyne, Collin & Grayson County, Texas.

10. Consider and take any action necessary regarding approval of an ordinance allowing, under the act governing the Texas Municipal Retirement System (TMRS), restricted prior service credit to employees with qualifying prior service.
11. Consider and take any action necessary regarding approval of an ordinance establishing a speed limit and school zone on Williams Way.

*Suzon Crowell made a motion to approve items 5, 7, 8, 9, 10 and 11 on the consent agenda. Robert Jaska seconded the motion and the motion passed with Suzon Crowell, Robert Jaska, Ryan Neal and Lee Thomas in favor and Marla Butler opposed.*

#### REGULAR AGENDA (NON-CONSENT)

*Mayor Riley advised that Council comments will be limited to 3 minutes for each item listed on the agenda. Ryan Neal made a motion to limit Council comments to 3 minutes as stated by Mayor Riley. Marla Butler seconded the motion. The motion died for lack of a third. Suzon Crowell made a motion to allow comments with no time limit. The motion died for lack of a second. City Attorney Julie Fort clarified that the Mayor's limitation does not require a vote as he directs the meeting. Mayor Riley advised that Council comments will be limited to 5 minutes for each item listed on the agenda.*

6. Consider and take any action necessary regarding approval of the updated and revised bylaws for the Van Alstyne Public Library Board. *Suzon Crowell made a motion to table action on the Library Board bylaws to make them consistent with other board bylaws. Ryan Neal seconded the motion and the motion passed with Suzon Crowell, Ryan Neal, Marla Butler and Lee Thomas in favor and Robert Jaska abstaining.*
12. Consider and take any action necessary regarding a resolution approving the Van Alstyne Community Development Corporation fiscal year 2018 – 2019 budget. *Suzon Crowell made a motion to move discussion to executive session. The motion died for lack of a second. Mrs. Crowell advised that members will be voting without understanding issues present last year. Discussion was held regarding the current year and proposed year expenses as well as transparency concerns. Mrs. Crowell questioned Chris Dorak, CDC Board President regarding the lack of required public hearings for projects valued at ten thousand dollars or more. Mr. Dorak clarified that questioned accounting practices were implemented at the recommendation of the annual auditor. The CDC has obtained a legal opinion that all expenses have been made legally. Ryan Neal made a motion to approve the fiscal year 2018 – 2019 budget as presented. Marla Butler seconded the motion and the motion passed with Ryan Neal, Marla Butler and Lee Thomas in favor, Robert Jaska abstaining and Suzon Crowell opposed.*
13. Consider and take any action necessary regarding a revised selection process for city board and commission candidates, including VAEDC and VACDC. *City Manager Lane Jones presented a proposed selection process. Discussion was held regarding the proposed process. Marla Butler made a motion to approve the proposed selection process excluding coding. Ryan Neal seconded the motion and the motion passed with Marla Butler, Ryan Neal, Robert Jaska and Lee Thomas in favor and Suzon Crowell opposed.*
14. Consider and take any action necessary regarding removal and/or appointment of members of the Planning and Zoning Commission as postponed in July. *Ryan Neal made a motion to take the applicants through the newly approved process starting at sixty days. Paul Nobles suggested this action is in retaliation adding that if it is difficult to get appointed many will not apply. Teddie Ann Salmon suggested starting all board openings again to go through the full ninety-day process. Ryan Neal withdrew his motion. Lee Thomas made a motion to seek applicants following the newly*

*approved ninety-day process. Suzon Crowell seconded the motion and the motion passed with Lee Thomas, Suzon Crowell, Ryan Neal and Robert Jaska in favor and Marla Butler opposed.*

15. Consider and take any action necessary regarding removal and/or appointment of members of the Parks and Recreation Board as postponed in July. *Robert Jaska made a motion to seek applicants following the newly approved ninety-day process. Ryan Neal seconded the motion and the motion passed with Robert Jaska, Ryan Neal, Lee Thomas and Suzon Crowell in favor and Marla Butler opposed.*
16. Consider and take any action necessary regarding approval of the nomination from the VAEDC Board to appoint Kaaren Teuber to remain serving on the VAEDC Board of Directors as per VAEDC Bylaws and Procedures. *Suzon Crowell made a motion to approve the nomination from the EDC to appoint Kaaren Teuber to remain serving on the Board of Directors. The motion died for lack of a second. Robert Jaska made a motion to seek applicants following the newly approved ninety-day process. Marla Butler seconded the motion and the motion passed with Robert Jaska, Marla Butler, Ryan Neal and Lee Thomas in favor and Suzon Crowell opposed.*
17. Consider and take any action necessary regarding approval of the nomination from the VAEDC Board to appoint J.D. Ballard to remain serving on the VAEDC Board of Directors as per VAEDC Bylaws and Procedures. *Robert Jaska made a motion to seek applicants following the newly approved ninety-day process. Marla Butler seconded the motion and the motion passed with Robert Jaska, Marla Butler, Ryan Neal and Lee Thomas in favor and Suzon Crowell opposed.*
18. Consider and take any action necessary regarding removal and/or appointment of members of the Van Alstyne Economic Development Corporation Board of Directors. *Marla Butler made a motion to replace all members of the Economic Development Corporation Board of Directors with City Council until new members are appointed using the newly approved ninety-day process. Ryan Neal seconded the motion. Lee Thomas suggested this is not the most appropriate way to handle the EDC Board as they handle sensitive development deals of which City Council members, as politicians, should not be aware. Rather, take care of the seats as they come open. Mrs. Butler withdrew her motion. No action taken.*
19. Consider and take any action necessary regarding the reappointment of Chris Dorak, Alicia Crowell and Robert Jaska to the Van Alstyne Community Development Corporation Board of Directors. *Ryan Neal made a motion to seek applicants following the newly approved ninety-day process. Marla Butler seconded the motion and the motion passed unanimously.*
20. Consider and take any action necessary regarding removal and/or appointment of members of the Van Alstyne Community Development Corporation Board of Directors. *No action taken.*
21. City Manager's Report. *City Manager Lane Jones provided a report detailing activities during the month of July.*
22. Departmental Reports. *Jennifer Gould provided the Administrative Department statistics for the prior month, Chief Tim Barnes provided Police Department statistics for the prior month, Judy Kimzey provided the Library Department statistics for the prior month, Chief Ryan Dockery provided Fire/EMS Department statistics for the prior month, Steve White provided Public Works Department statistics for the prior month and Len McManus provided an update on various projects.*
23. Mayor and Council Closing Comments. *Lee Thomas thanked those in attendance. Robert Jaska thanked small business owners and advised of upcoming community events. Ryan Neal thanked all who serve the city as well as employees for their efforts, encouraging everyone to work together for the betterment of the city.*

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.*

24. 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 551.072 [Real Property] regarding the sale of property at 242 E. Jefferson St.

*City Council recessed into executive session at 8:35pm.*

*City Council reconvened into open session at 8:46pm.*

OPEN MEETING

25. Consider and take any action necessary as a result of each item listed in executive session. *Suzon Crowell made a motion to reject all bids and resolicit. Ryan Neal seconded the motion and the motion passed unanimously.*

26. Adjournment. *Mayor Riley adjourned the meeting at 8:47pm.*

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Steve Riley, Mayor

ATTEST:

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Jennifer Gould, City Clerk