

CITY OF VAN ALSTYNE

MINUTES
City Council Meeting
Van Alstyne City Hall
152 N Main Drive

August 11, 2020
6:30 P.M.

NOTICE REGARDING PUBLIC PARTICIPATION

Governor Greg Abbott has granted a temporary suspension of certain rules to allow for telephone or videoconference public meetings in order to reduce in-person meetings that assemble large groups of people, due to the COVID-19 (coronavirus) public health emergency. Pursuant to those rules, **City Hall will NOT be open to the public during the meeting.**

Individuals will be able to address the City Council via videoconference hosted by Zoom.

To access the videoconference online, follow these instructions:

1. Join the Zoom Meeting by clicking the following link:
<https://us02web.zoom.us/j/87473109130>
2. Enter Webinar ID: **874-7310-9130**
3. To request to speak, click on “Participants” at the bottom of the screen, and click “Raise Hand.” The meeting moderator will acknowledge your request and allow you to speak.

If you encounter any problems joining or participating in the meeting, please call our help line at 903-819-0833 for assistance.

Pursuant to Section 551.007 of the Texas Government Code, individuals wishing to address the Council for items listed as public hearings will be recognized when the public hearing is opened. For individuals wishing to speak on a non-public hearing item, they may either address the Council during the Citizen Communications portion of the meeting or when the item is considered by Council.

Pursuant to the temporary Texas Open Meetings Act suspensions, a majority of the City Council may attend via videoconference and may not be present at the City Hall.

Members present: Mayor Jim Atchison, Ryan Neal, Marla Butler, Robert Jaska, Lee Thomas and Katrina Arsenault.

Staff present: Lane Jones, David Ritter, Jennifer Gould and Amy Mathews.

AGENDA

1. Call to Order. *Mayor Atchison called the meeting to order at 6:30pm.*
2. Invocation. *Recited by Robert Jaska.*
3. Pledges of Allegiance. *US and Texas.*
14. Passage of an ordinance providing for the sale and issuance of City of Van Alstyne, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2020; and ordaining other matters relating to the subject. *Andre Ayala presented bids and detailed the recommended bid. Robert Jaska made a motion to pass an ordinance providing for the sale and issuance of City of Van Alstyne, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2020. Marla Butler seconded the motion and the motion passed unanimously.*
15. Passage of an ordinance providing for the sale and issuance of City of Van Alstyne, Texas, General Obligation Refunding Bonds, Series 2020; and ordaining other matters relating to the subject. *Andre Ayala presented bids and detailed the recommended bid. Robert Jaska made a motion to pass an ordinance providing for the sale and issuance of City of Van Alstyne, Texas, General Obligation Refunding Bonds, Series 2020. Ryan Neal seconded the motion and the motion passed unanimously.*
4. Citizens Communications. *None.*

PUBLIC HEARINGS

5. Conduct a Public Hearing regarding whether the structure(s) on the property being described as Block 17, Lot W PT of 8, 9, & 10 in the OTP Van Alstyne Addition, more commonly known as 279 N. John Douglas, Van Alstyne, TX, are in violation of the minimum standards established for buildings established by the building codes and ordinances of the City of Van Alstyne pursuant to City of Van Alstyne Ordinances No. 693 and 787 and Chapter 214 of the Texas Local Government Code. After the conclusion of the public hearing, the Council may issue an order authorized by Chapter 214 of the Texas Local Government Code, including but not limited to securing the buildings from entry, or the repair, vacation, removal or demolition of the structure(s), and may assess civil penalties. *The Public Hearing opened at 6:42pm. There being no public comments, the hearing closed at 6:42pm.*
6. Conduct a Public Hearing regarding whether the structure(s) on the property being described as Block PT 2 87.5 X 130 of the South Side Addition more commonly known as 570 S. Dallas Avenue, Van Alstyne, TX, are in violation of the minimum standards established for buildings established by the building codes and ordinances of the City of Van Alstyne pursuant to City of Van Alstyne Ordinances No. 693 and 787 and Chapter 214 of the Texas Local Government Code. After the conclusion of the public hearing, the Council may issue an order authorized by Chapter 214 of the Texas Local Government Code, including but not limited to securing the buildings from entry, or the repair, vacation, removal or demolition of the structure(s), and may assess civil penalties. *The Public Hearing opened at 6:43pm. There being no public comments, the hearing closed at 6:44pm.*

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.

7. Approval of minutes from the City Council July 14, 2020 regular and special called meetings, the July 14, 2020 Zoning Board of Adjustment meeting and the July 21, 2020 work session meeting.
8. Approval of Supplemental Agreement no. 2 with Pacheco Koch Consulting Engineers, Inc. involving schematic design service for the Van Alstyne Central Social District.
9. Passage of a resolution continuing Resolution No. 07-2020-01 and the Mayoral Declaration of a local state of disaster due to a public health emergency in response to the COVID-19 virus outbreak.
10. Passage of an ordinance amending Ordinance Nos. 854, 861 and 865 amending the City of Van Alstyne Fiscal Year 2020 Budget.
11. Passage of a resolution setting a public hearing for September 8, 2020 at 6:30pm at Van Alstyne City Hall on the proposed annexation of certain property by the City of Van Alstyne, Texas being a tract of land located in Grayson County, Texas, being an approximately 39.875-acre tract of land and a rezoning of the tract from Agricultural (A) to Manufacturing/Industrial District-Heavy (MI-2) for industrial uses, contingent on the pending annexation of the property into the City limits. The property is legally described as a tract of land situated in the William Creager Survey, Abstract No. 201, Grayson County, Texas also situated in the William Creager Survey, Abstract No. 164 and the N. H. Haney Survey, Abstract No. 431, Collin County, Texas, and generally located north of CR 377 and east of the Dallas Area Rapid Transit Railroad.
12. Passage of a resolution setting a public hearing for September 8, 2020 at 6:30pm at Van Alstyne City Hall on the proposed annexation of certain property by the City of Van Alstyne, Texas being a tract of land located in Grayson County, Texas, being a 1.856-acre tract of land situated in the Ashley McKinney Survey, Abstract No. 851, City of Van Alstyne, Grayson County, Texas, as conveyed by warranty deed recorded in Instrument Number 2017-20715 of the Deed Records of Grayson County, Texas; and any right-of-way adjacent to said property; authorizing and directing the City Planner to have published notice of public hearing; and directing the preparation of a service plan.
13. Passage of a resolution providing for approval of a revised and restructured contract replacing the original water purchase agreement dated November 29, 2004 for water purchase from the Greater Texoma Utility Authority.

Lee Thomas made a motion to approve items seven through thirteen on the consent agenda. Ryan Neal seconded the motion and the motion passed unanimously.

REGULAR AGENDA (NON-CONSENT)

16. Consider and take action following a Public Hearing regarding whether the structure(s) on the property being described as Block 17, Lot W PT of 8, 9, & 10 in the OTP Van Alstyne Addition, more commonly known as 279 N. John Douglas, Van Alstyne, TX, are in violation of the minimum standards established for buildings established by the building codes and ordinances of the City of Van Alstyne pursuant to City of Van Alstyne Ordinances No. 693 and 787 and Chapter 214 of the Texas Local Government Code. After the conclusion of the public hearing, the Council may issue an order authorized by Chapter 214 of the Texas Local Government Code, including but not limited to securing the buildings from entry, or the repair, vacation, removal or demolition of the structure(s), and may assess civil penalties. *City Attorney David Ritter asked that the July 22, 2020 notification of public hearing, the inspection report and photographs provided be attached to the minutes as part of the record. Lee Thomas made a motion to issue an order to secure and limit access to authorized personnel only for repair, removal or demolition within thirty days of this action. Ryan Neal seconded the motion and the motion passed unanimously.*

17. Consider and take action following a Public Hearing regarding whether the structure(s) on the property being described as Block PT 2 87.5 X 130 of the South Side Addition more commonly known as 570 S. Dallas Avenue, Van Alstyne, Texas, in violation of the minimum standards established for buildings established by the building codes and ordinances of the City of Van Alstyne pursuant to City of Van Alstyne Ordinances No. 693 and 787 and Chapter 214 of the Texas Local Government Code. After the conclusion of the public hearing, the Council may issue an order authorized by Chapter 214 of the Texas Local Government Code, including but not limited to securing the buildings from entry, or the repair, vacation, removal or demolition of the structure(s), and may assess civil penalties. *City Attorney David Ritter asked that the July 22, 2020 notification of public hearing, the inspection report and photographs provided be attached to the minutes as part of the record. Lee Thomas made a motion to issue an order to secure and limit access to authorized personnel only for repair, removal or demolition within thirty days of this action. Ryan Neal seconded the motion and the motion passed unanimously.*
18. Consider and take any action necessary regarding a resolution adopting the Van Alstyne Economic Development Corporation's Fiscal Year 2020 - 2021 budget. *Rodney Williams presented the Economic Development Corporations 2020 – 2021 budget. Robert Jaska made a motion to approve the budget as presented. Ryan Neal seconded the motion and the motion passed unanimously.*
19. Consider and take any action necessary regarding ranking applicants for appointment to the Planning and Zoning Commission Place 1, 2, 4 and Alternate Place 2. *Ryan Neal made a motion to appoint John Spies to Place 2, Mike Drynan to Place 1, Jim DuBois to Place 4 and Jordan Kelley to Alternate Place 2 of the Planning and Zoning Commission. Katrina Arsenault seconded the motion and the motion passed unanimously.*
20. Consider and take any action necessary regarding award of a construction contract to PCI for Thompson Farms Offsite water and wastewater improvements beginning at City of Van Alstyne Water Well #5 located at 1350 W Van Alstyne Parkway and continuing west along FM 121 to White's Creek in the amount of \$1,288,237.00. *Robert Jaska made a motion to award a construction contract to PCI for Thompson Farms Offsite as stated. Marla Butler seconded the motion and the motion passed with Robert Jaska, Marla Butler, Ryan Neal and Katrina Arsenault in favor and Lee Thomas recusing.*
21. City Manager's Report. *Lane Jones detailed activities for the prior month*
22. Mayor and Council Closing Comments. *Members of City Council thanked staff for work on the budget, encouraged Stay Local/Shop Local and thanked citizens and business owners*
23. Adjournment. *Robert Jaska made a motion to adjourn the meeting at 7:19pm. Katrina Arsenault seconded the motion and the motion passed unanimously.*

Jim Atchison, Mayor

Jennifer Gould, City Clerk