

CITY OF VAN ALSTYNE

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

September 14, 2021
6:30 P.M.

Members present: Mayor Jim Atchison, Marla Butler, Bruce Dawsey, Lee Thomas and Katrina Arsenault.

Staff present: Lane Jones, Tiffanie McDaniel and Brooks Wilson.

AGENDA

1. Call to Order. *Mayor Atchison called the meeting to order at 6:30pm.*
2. Invocation. *Recited by Mayor Atchison.*
3. Pledges of Allegiance. *US and Texas.*
4. Citizens Communications. *None.*
5. Presentation of Proclamation designating the week of September 17th through 23rd as Constitution Week. *Mayor Atchison presented the Proclamation to Laura Hornbeck and Laura Cooper of the Daughters of the American Revolution (DAR)..*

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.

6. 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) Texas Gov't Code Section 551.071 [Legal Advice] regarding: (i) future development; (ii) formation of a City Charter Commission; and (iii) funding option for road improvements.

City Council recessed into executive session at 6:36pm.

City Council reconvened into open session at 7:07pm.

OPEN MEETING

7. Consider and take any action necessary regarding Executive Session items. *No action taken.*
8. Consider and take action on an ordinance providing for the sale and issuance of the City of Van Alstyne, Texas Combination Tax and Revenue Certificates of Obligation, Series 2021; and ordaining other matter relating to the subject. *Jorge Delgado with Hilltop Securities advised that the lowest bid received provides an interest rate of 2.20%. Approval of the proposed ordinance is the final step in the sale and issuance process. Lee Thomas made a motion to approve the proposed ordinance providing for the sale and issuance of the City of Van Alstyne, Texas Combination Tax and Revenue Certificates of Obligation, Series 2021. Marla Butler seconded the motion and the motion passed unanimously.*

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.

9. Approval of minutes from the August 10, 2021, Special Called and regular City Council meetings and the August 10, 2021 Zoning Board of Adjustment meeting.
10. Acceptance of fiscal year 2021 quarters 1, 2 and 3 Public Funds Investment Reports.
11. Passage of a resolution appointing 15 members and 1 alternate to the City of Van Alstyne Charter Commission.
12. Passage of a resolution adopting budget policies for the City of Van Alstyne.
13. Passage of a resolution amending the City of Van Alstyne Investment Policy.
14. Passage of a resolution authorizing the City Manager to sign an interlocal agreement with Texoma Council of Governments (TCOG) for GIS Services for fiscal year 2022.
15. Approval of the purchase of a 0.313-acre tract of land legally described as G-0770 MCKINNEY JAMES & HRS A-G0770 more commonly known as 832 N Dallas Ave, Van Alstyne, Texas in the amount of \$105,000.00.
16. Authorize the Mayor to sign an interlocal agreement with Grayson County for Emergency Medical Services for fiscal year 2022.
17. Authorize the Mayor to sign an interlocal agreement with Grayson County for Fire Protection Services for fiscal year 2022.
18. Approval of an Ordinance amending the City of Van Alstyne's Code of Ordinances Section 2-183 regarding utility rates and charges. 918
19. Approval of an Ordinance amending Ordinance No. 912 amending the City of Van Alstyne Fiscal Year 2021 Budget. 919

Lee Thomas made a motion to approve items 9 through 19 listed on the consent agenda. Bruce Dawsey seconded the motion and the motion passed unanimously.

PUBLIC HEARINGS / REGULAR AGENDA (NON-CONSENT)

20. Consider and take action on a resolution nominating candidates to serve as members of the Grayson Central Appraisal District Board of Directors. *City Attorney David Ritter listed the candidates as Charlie Williams, Brett Graham, Lynn Mitchusson, Obie Greenleaf and Brad Morgan. Lee Thomas made a motion to approve the resolution nominating candidates as written. Bruce Dawsey seconded the motion and the motion passed unanimously.*
21. Consider and take action on a request by an owner/agent for approval of a Revised Site Plan for Forced Performance to approve the addition of two new buildings, additional parking, and fire lanes at their location at 601 Martin Duke Rd, Van Alstyne, Texas. The 2.5-acre tract of land is situated in the S. Whitaker Survey, Abstract No. 1332, Grayson County, Texas, and generally located on the south side of Martin Duke Road approximately 2,800 feet northwest of FM 3133. *(Forced Performance Revised Site Plan) Brooks Wilson detailed the site plan. Lee Thomas made a motion to approve the revised site plan as presented. Bruce Dawsey seconded the motion and the motion passed unanimously.*

22. Consider and take action on a request by an owner/agent for approval of a Site Plan for the Rockhill Industrial Site, Phase 1, to approve four (4) new buildings, parking, and fire lanes. The 2.14-acre tract of land is situated in the S. Whitaker Survey, Abstract No. 1332, Grayson County, Texas, and generally located on the north side of FM 3133 and east of the DART right-of-way. *(Rockhill Industrial Site, Phase 1 Site Plan) Brooks Wilson detailed the site plan specifying that masonry on the structure(s) will be 100%. Katrina Arsenault made a motion to approve the site plan as presented. Lee Thomas seconded the motion and the motion passed unanimously.*
23. Consider and take action on an Ordinance amending Van Alstyne Code of Ordinances, Chapter 18 “Fire Prevention and Protection”, Article I regarding fireworks and establishing regulations for open burning and outdoor fireplaces. *Discussion was held regarding the proposed ordinance. Marla Butler made a motion to postpone action. Katrina Arsenault seconded the motion and the motion passed unanimously.*
24. Consider and take action regarding an ordinance adopting the fiscal year 2021 – 2022 City of Van Alstyne operating budget. *[Vote must be a record vote] Lee Thomas made a motion to approve the ordinance as presented. Katrina Arsenault seconded the motion and the motion passed with Lee Thomas, Katrina Arsenault, Ryan Neal, Marla Butler and Bruce Dawsey in favor by record vote.*
25. Consider and take action regarding ratifying, by vote, the property tax increase reflected in the budget mandated by Texas Local Government Code Section 102.007. *[Vote must be a record vote] Katrina Arsenault made a motion to ratify that the 2021 – 2022 budget requires raising more revenue from property taxes than last year’s budget. Lee Thomas seconded the motion and the motion passed with Katrina Arsenault, Lee Tomas, Ryan Neal, Marla Butler and Bruce Dawsey in favor by record vote.*
26. Consider and take action on an ordinance levying taxes for the 2021 Tax Year. *[Vote must be a record vote] Lee Thomas made a motion to approve the ordinance as presented. Bruce Dawsey seconded the motion and the motion passed unanimously.*
27. Consider and take any action necessary regarding (re)appointments to serve on the Community and Economic Development Corporation Boards Places 2, 4 and 6. *Bruce Dawsey made a motion to appoint Brad Clough to Place 6, Robert Jaska to Place 4 and Sherry Jeffcoat to Place 2. Lee Thomas seconded the motion and the motion passed unanimously.*
28. City Manager’s Report. *Lane Jones detailed the prior months activities and progress of various city projects and development efforts.*
29. Mayor and Council Closing Comments.
30. Adjournment. *Bruce Dawsey made a motion to adjourn at 7:44pm. Lee Thomas seconded the motion and the motion passed unanimously.*

Jim Atchison, Mayor

Jennifer Gould, City Clerk