

THE TOWN COUNCIL OF THE TOWN OF BARTONVILLE MET IN REGULAR SESSION ON THE 18TH DAY OF MARCH 2025 AT THE TOWN OF BARTONVILLE TOWN HALL, LOCATED AT 1941 E JETER ROAD, BARTONVILLE, TEXAS WITH THE FOLLOWING COUNCIL MEMBERS PRESENT, CONSTITUTING A QUORUM:

Jaclyn Carrington, Mayor
Matt Chapman, Mayor Pro Tem/Place 2
Jim Roberts, Council Member Place 1
Clay Sams, Council Member Place 3
Keith Crandall, Council Member Place 4
Margie Arens, Council Member Place 5

Town Staff Present:

Kirk Riggs, Acting Town Administrator / Chief of Police
Shannon Montgomery, Town Secretary
Dean Roggia, Town Attorney
Chris Cha, Town Engineer
Ryan Wells, Town Planner

A. CALL MEETING TO ORDER

Mayor Carrington called the Regular Session to order at 6:30 pm.

B. PLEDGE OF ALLEGIANCE

Mayor Carrington led the Pledge.

C. PUBLIC PARTICIPATION

If you wish to address the Council, please fill out a "Public Meeting Appearance Card" and present it to the Town Secretary, preferably before the meeting begins. Pursuant to Section 551.007 of the Texas Government Code, citizens wishing to address the Council for items listed as public hearings will be recognized when the public hearing is opened. For citizens wishing to speak on a non-public hearing item, they may either address the Council during the Public Participation portion of the meeting or when the item is considered by the Town Council.

There were no Public Presentations made.

D. APPOINTED REPRESENTATIVE/LIAISON REPORTS

1. Upper Trinity Regional Water District Report.

Representative Knowler provided an update and addressed questions from Council.

2. Denton County Emergency Services District #1.

Chief Vaughn of Denton County Emergency Services District No. 1 provided an update and addressed questions from Council.

3. Police Department – February 2025 Statistics/Activities.

Acting Town Administrator / Chief of Police Riggs summarized the monthly statistics and addressed questions from Council.

4. Administration – February 2025 Reports: Financial, Animal Control and Code Enforcement, Engineering, Municipal Court, Permits, and Board Member Attendance.

Town Secretary Montgomery provided a summary of the February 2025 financials and addressed questions from Council.

E. CONSENT AGENDA

This agenda consists of non-controversial, or “housekeeping” items required by law. Items may be approved with a single motion. Items may be removed from the Consent Agenda by any Councilmember by making such request prior to a motion and vote on the Consent Agenda.

- 1. Consider approval of the February 18, 2025, Regular Meeting Minutes.**
- 2. Consider approval of an Ordinance cancelling the May 3, 2025 General Election and accepting the Certification of Unopposed Candidates; and providing an effective date.**

Motion made by Council Member Sams, seconded by Council Member Crandall, to **APPROVE** Consent Agenda Items #1 and #2 as presented.

VOTE ON THE MOTION

AYES: Roberts, Chapman, Sams, Crandall, and Arens

NAYS: None

VOTE: 5-0

F. PUBLIC HEARINGS AND ACTION ITEMS

- 1. Conduct a Public Hearing to hear public comment, discuss, and consider an Ordinance amending the Town of Bartonville Comprehensive Plan, Section 4 (Thoroughfare Plan) to update public road design standards. [Town of Bartonville File Number CPA-2025-001.] (The Planning and Zoning Commission recommended approval by a vote of 5 to 0 at its March 5, 2025 meeting.)**

Both agenda items #1 and #2 were presented simultaneously. Acting Town Administrator Riggs shared the safety reasons behind the request to increase the mandatory road width of future roads to twenty-four (24) feet. Town Planner Wells presented the proposed amendments to the Thoroughfare Plan and the Engineering Design Standards, including the technical requirements.

Mayor Carrington opened the Public Hearing at 7:05 pm, and after recognizing there was no one wishing to speak, closed the Public Hearing at 7:05 pm.

Motion made by Council Member Roberts, seconded by Council Member Crandall, to **APPROVE** an Ordinance amending the Town of Bartonville Comprehensive Plan, Section 4 (Thoroughfare Plan) to update public road design standards.

VOTE ON THE MOTION

AYES: Roberts, Chapman, Sams, Crandall, and Arens

NAYS: None

VOTE: 5-0

2. **Conduct a Public Hearing to hear public comment, discuss, consider an Ordinance amending the Town of Bartonville Code of Ordinances, Exhibit 10A (Development Ordinance), Appendix A (Engineering Design Standards), to update public road design standards and drainage standards. [Town of Bartonville File Number COA-2025-001.] (*The Planning and Zoning Commission recommended approval by a vote of 5 to 0 at its March 5, 2025 meeting.*)**

Mayor Carrington opened the Public Hearing at 7:06 pm, and after recognizing there was no one wishing to speak, closed the Public Hearing at 7:06 pm.

Motion made by Council Member Chapman, seconded by Council Member Sams, to **APPROVE** an Ordinance amending the Town of Bartonville Code of Ordinances, Exhibit 10A (Development Ordinance), Appendix A (Engineering Design Standards), to update public road design standards and drainage standards.

VOTE ON THE MOTION

AYES: Roberts, Chapman, Sams, Crandall, and Arens

NAYS: None

VOTE: 5-0

3. **Discuss and consider awarding a contract for the E Jeter Road, Phase 2 Reconstruction Project to G-ROD Construction in an amount of \$713,137.10 and to include a ten percent (10%) contingency amount for any additional or unforeseen items that may arise during construction.**

Motion made by Council Member Crandall, seconded by Council Member Roberts, to **AWARD** a contract for the E Jeter Road, Phase 2 Reconstruction Project to G-ROD Construction in an amount of \$713,137.10 for construction and \$71,313.71 for contingency for a project total of \$784,450.81.

VOTE ON THE MOTION

AYES: Roberts, Chapman, Sams, Crandall, and Arens

NAYS: None

VOTE: 5-0

G. CLOSED SESSION

Pursuant to the Open Meetings Act, Chapter 551, the Town Council convened into a Closed Executive Session at 7:12 pm in accordance with the Texas Government Code regarding:

1. **Section 551.074 Personnel Matters to deliberate and consider the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee, to wit: Town Administrator.**
2. **Section 551.071 Consultation with Town Attorney to seek legal advice of its attorney regarding possible land use regulations being considered by the 89th Texas Legislature, and any and all legal issues related thereto: HB 1779; HB 878; HB 2480; SB 673; SB 15.**

Council Member Crandall recused himself from Closed Session Agenda Item #3:

3. **Section 551.071 - Consultation with Town Attorney to seek legal advice regarding the Petition for Consent to Assignment of Development Agreement from Hines Acquisitions, LLC, and any and all legal issues related thereto.**

H. RECONVENE OPEN MEETING

Pursuant to the Open Meetings Act, Chapter 551, the Town Council reconvened into open session at 8:35 pm in accordance with the Texas Government Code regarding:

1. **Section 551.074 Personnel Matters to deliberate and consider the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee, to wit: Town Administrator.**

No action taken.

2. **Section 551.071 Consultation with Town Attorney to seek legal advice of its attorney regarding possible land use regulations being considered by the 89th Texas Legislature, and any and all legal issues related thereto: HB 1779; HB 878; HB 2480; SB 673; SB 15.**

No action taken.

3. **Section 551.071 - Consultation with Town Attorney to seek legal advice regarding the Petition for Consent to Assignment of Development Agreement from Hines Acquisitions, LLC, and any and all legal issues related thereto.**

Discuss and consider approval of a Resolution consenting to the assignment of the Development Agreement related to the development of 376.09 acres within the Town's extraterritorial jurisdiction from Hines Acquisitions, LLC, to Spur Furst Ranch Development, L.P., and Spur Furst Ranch Land, L.P. (collectively, "Spur").

Motion made by Council Member Chapman, seconded by Council Member Roberts, to **APPROVE** a Resolution consenting to the assignment of the Development Agreement related to the development of 376.09 acres within the Town's extraterritorial jurisdiction from Hines Acquisitions, LLC, to Spur Furst Ranch Development, L.P., and Spur Furst Ranch Land, L.P. (collectively, "Spur"), subject to Spur agreeing to comply with and be bound by the terms of the Agreement.

VOTE ON THE MOTION

AYES: Roberts, Chapman, Sams, and Arens

NAYS: None

VOTE: 4-0

I. FUTURE ITEMS

Discussion only, no action taken.

J. ADJOURNMENT

Mayor Carrington declared the meeting adjourned at 8:36 pm.

APPROVED this the 15th day of April 2025.

APPROVED:

Jaclyn Carrington,
Mayor

ATTEST:

Shannon Montgomery, TRMC
Town Secretary