

# MINUTES OF THE CITY OF GLEN ROSE CITY COUNCIL

## REGULAR MEETING

**Tuesday, June 28, 2022 at 5:30 PM**

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The City Council of the City of Glen Rose met in a Regular Meeting on Tuesday, June 28, 2022 in the Glen Rose City Hall, Council Chambers, 201 NE Vernon, Glen Rose, TX 76043 at 5:30 PM to consider the following items of business:

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**City Hall will be open to the public.**

**Citizens can view or listen live by tuning in to the following Zoom.com webinar:**

**Meeting ID: 894 9235 5871 • Passcode: 260753 • or dial 1-346-248-7799**

### **CALL TO ORDER**

Mayor Douglas called the meeting to order at 5:37 p.m.

### **INVOCATION**

City Administrator Michael Leamons led the invocation.

### **PLEDGES OF ALLEGIANCE**

Mayor Douglas led the Pledges of Allegiance to the United States and Texas flags.

### **ROLL CALL**

#### ***Council Present***

Julia Douglas, Mayor  
Chip Joslin, Mayor Pro Tem  
George Freas, Council member  
Demetra Conrad, Council member  
TJ Walker, Council member

#### ***Staff Present***

Michael Leamons, City Administrator  
Staci King, City Secretary  
Jim Holder, Director of Public Works  
Buck Martin, Chief of Police  
Kyle Reeves, Building Official

#### ***Council Absent***

Kelly Harris, Council member

### **CITIZEN/VISITOR COMMENTS**

No one came forward to address the council.

### **CONSENT AGENDA**

1. Consider approval or other action regarding an Ordinance vacating a fifteen-foot-wide utility easement in Phase I of Rock Ridge Estates.
2. Consider approval or other action regarding a request to close Elm and Walnut Streets between Barnard and Vernon for the Fourth of July parade and vendors.
3. Consider approval or other action on a Resolution approving Amendment #1 to the City's Advanced Funding Agreement with TxDOT for a sidewalk grant project.

Item numbers 1 and 3 were removed from the consent agenda for further discussion.

MOTION by TJ Walker, second by Chip Joslin, to approve Consent Agenda Item #2 regarding a request to close Elm and Walnut Streets for Fourth of July activities. MOTION CARRIED by unanimous vote.

MOTION by Chip Joslin, second by TJ Walker, to approve Consent Agenda Item #1, Ordinance No. 2022.06.28.A vacating an easement in Rock Ridge Estates. MOTION CARRIED by unanimous vote.

MOTION by George Freas, second by Demetra Conrad, to approve Consent Agenda Item #3, Resolution No. 2022-17 approving Amendment No. 1 to the City's Advance Funding Agreement with TxDOT for a sidewalk project. MOTION CARRIED by unanimous vote.

## **MAYOR AND COUNCIL MEMBER REPORTS**

Council member Conrad gave an update on the proposed city logo, stating that it was still in progress.

Mayor Douglas reminded Council of the meet-up time and location for the Fourth of July parade.

Mayor Pro Tem Joslin welcomed Ann Powers, the new local reporter for the newspaper.

## **INDIVIDUAL ITEMS FOR CONSIDERATION**

### **4. Discussion, consideration, and possible action on a request for variance from the City of Glen Rose Subdivision Ordinance for the Rock Ridge Estates Development**

City Administrator Leamons briefed council on the request for variance from Bryan Barnes, Rock Ridge Estates. Council received input from the following: James Holder, Director of Public Works; Kyle Reeves, Building Official; Jared Slemmons, Enprotec | Hibbs & Todd, engineering firm for the City of Glen Rose; Pam Streeter, 205 SW Barnard; Bryan Barnes, 111 Skyline. After discussion, Council directed staff to proceed at their discretion in accordance with the City of Glen Rose Code of Ordinances. No action taken.

### **5. Discussion, consideration, and possible action regarding an ordinance amending the City of Glen Rose Code of Ordinances, Chapter 14, Appendix A, Zoning Ordinance; Schedule of Uses to allow for the sale of alcohol in various zoning districts and other amendments to allowable uses in Restricted Commercial District (B-1), General Commercial District (B-2), and Central Business District (B-3)**

Council member Conrad requested that the proposed zoning changes be workshopped with a committee comprised of two council members and two Planning and Zoning commissioners. Ms. Conrad stated she would coordinate with Pam Streeter, chair of the Planning and Zoning Commission to find a convenient time to meet prior to the July 12 meeting. No action taken.

### **6. Discussion, consideration, and possible action regarding an ordinance amending the City of Glen Rose Code of Ordinances, Chapter 4.02 Alcoholic Beverages**

City Administrator Leamons briefed council on the proposed amendments to Chapter 4.02 of the Code of Ordinances. Mr. Leamons explained that the proposed change would give Council the opportunity to grant a variance to the distance requirements from a church, school, or public hospital. The ordinance also proposed distance restrictions on package stores, however staff had not received legal guidance on the authority to impose such restrictions.

MOTION by Demetra Conrad, second by Chip Joslin, to approve Ordinance No. 2022.06.28.B with the removal of proposed section 4.02.03. MOTION CARRIED by unanimous vote.

**7. Discussion, consideration, and possible action of City Hall remodel proposal.**

City Administrator Leamons presented Council with the proposed updates to City Hall. He advised that he was still gathering quotes but would proceed with letting the project as quickly as possible.

**8. FY2022-2023 Budget Work Session**

City Administrator Leamons presented Council with the draft budget for FY2022-2023. Council asked for the following to be added for consideration:

- New or improved signage on incoming highways
- Up to \$100,000 to repaint the historical water tower
- Cost estimates for updating city logo on stationery, vehicles, etc.
- Plan for future financing of larger City Hall and/or increased office space for personnel growth
- Request that the CVB add a line item for city-directed projects in the amount of \$55,000

*Mayor Douglas recessed the meeting at 7:48 p.m. The meeting was called back into session at 7:55 p.m.*

**EXECUTIVE SESSION**

**In compliance with the provisions of the Texas Open Meetings Law, Subchapter D, Government Code, Vernon's Texas Codes, Annotated, in accordance with**

**9. Executive Session: Tx Gov't Code 551.074 – Personnel Matters – City Attorney**

Mayor Douglas called the meeting into executive session at 7:57 p.m.

**ACTION TAKEN ON ITEMS DISCUSSED IN EXECUTIVE SESSION, IF NECESSARY**

**10. Discussion, consideration, and possible action regarding item discussed in Executive Session: Personnel - City Attorney**

Mayor Douglas called the meeting into regular session at 9:10 p.m.

MOTION by George Freas, second by Demetra Conrad, to authorize City Administrator Leamons to negotiate a contract for city attorney services. MOTION CARRIED with TJ Walker casting a dissenting vote.

**ADJOURN**

The meeting was adjourned at 9:10 p.m.

APPROVED:

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Julia Douglas, Mayor

ATTEST:

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Staci L. King, City Secretary