

MINUTES OF THE CITY OF GLEN ROSE

REGULAR CITY COUNCIL MEETING

Tuesday, May 14, 2024 at 5:30 PM

The City Council of the City of Glen Rose met in a Regular Meeting on Tuesday, May 14, 2024 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:

CALL TO ORDER

Mayor Joe Boles called the meeting to order at 5:2 p.m.

INVOCATION

Dr. Rick Lineberger, First Baptist Church Glen Rose, led the invocation.

PLEDGES OF ALLEGIANCE

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

ROLL CALL

Council Members Present

Joe Boles, Mayor
George Freas, Mayor Pro Tem
Candace Scholz, Councilmember
Richard Bruning, Councilmember
Demetra Conrad, Councilmember

Council Members Absent

TJ Walker

Staff Present

Troy Hill, City Administrator
Staci L. King, City Secretary
Emily Holder, Deputy City Secretary
Jim Holder, Director of Public Works
Buck Martin, Chief of Police
Larry Allen, Building Official
Rita Smith, Director, Visit Glen Rose

CITIZEN/VISITOR COMMENTS

Cheyenne Smart expressed concern over landscaping that was removed in Crump Park.

Helen Kerwin, candidate for State Representative, addressed Council regarding her mission and goals.

ITEMS RELATED TO THE MAY 4, 2024 GENERAL ELECTION

1. Canvass Results of the May 4, 2024 General Election

Mayor Boles appointed Councilmembers Demetra Conrad and Richard Bruning as the Canvassing Committee. After reviewing the results of the Councilmember Conrad gave the following report:

An election was held on May 4, 2024, for the purpose of electing three (3) councilmembers, and 310 votes were cast:

Candace Stephenson-Scholz – 168 votes
TJ Walker – 130 votes
Stuart Mann – 182 votes
George A. Freas – 160 votes
Connie Hampton Kirk – 51 votes

Stuart Mann, Candace Stephenson-Scholz, and George A. Freas were duly elected in accordance with the results of the May 4, 2024 General Election.

2. **Discussion, consideration, and possible action regarding a Resolution canvassing the returns and declaring the results of the May 4, 2024 General Election**
MOTION by Richard Bruning, second by Demetra Conrad, to approve Resolution No. 2024-R-04 canvassing the returns and declaring the results of the May 4, 2024 General Election. MOTION CARRIED by unanimous vote.

3. **Administer Oaths of Office to newly-elected councilmembers**
Staci King, City Secretary, administered the Oaths of Office to George Freas, Candace Scholz, and Stuart Mann.

4. **Comments by incoming Councilmembers**
Councilmember Stuart Mann stated that he was excited to get started and see great things happen.

Councilmember George Freas acknowledged the hard work of TJ Walker and Connie Kirk and encouraged them to stay involved and thanked the residents for the opportunity to serve another term.

Councilmember Candace Scholz also acknowledged the hard work put in by TJ Walker and Connie Kirk and expressed her gratitude for her fellow council members and the City staff.

Mayor Joe Boles welcomed new and returning council members and expressed his appreciation for outgoing member TJ Walker and all of her hard work.

5. **Discussion, consideration, and possible action regarding the election of Mayor Pro Tem**
George Freas expressed his interest in continuing to serve as Mayor Pro Tem. Councilmember Scholz nominated Councilmember Demetra Conrad. No other nominations were made.

Demetra Conrad was elected as Mayor Pro Tem with votes from Candace Scholz, Richard Bruning, and Demetra Conrad.

Mayor Boles moved Items 29-32 ahead in the meeting.

EXECUTIVE SESSION

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

29. **Section 551.071 Consultation with Attorney – to seek advice from its attorney on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct clearly conflicts with this chapter: *Interlocal Agreements***

30. **Section 551.071 Consultation with Attorney – to seek advice from its attorney on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct clearly conflicts with this chapter: *Legal Options for Land Use and Zoning for Downtown Businesses***

Mayor Boles recessed the meeting into Executive Session at 5:52 p.m. and called the meeting back to regular session at 7:13 p.m.

ACTION TAKEN ON ITEMS DISCUSSED IN EXECUTIVE SESSION, IF NECESSARY

31. **Discussion, consideration, and possible action regarding matters discussed in Executive Session - Section 551.071 Consultation with Attorney – Interlocal Agreements**
Staff was directed to move forward as discussed. No action.

32. **Discussion, consideration, and possible action regarding matters discussed in Executive Session - Section 551.071 Consultation with Attorney – Legal Options for Land Use and Zoning for Downtown Businesses**
Staff was directed to move forward as discussed. No action.

ANNOUNCEMENTS/PRESENTATIONS

6. **Presentation by Bush Architects regarding a condominium project near the Baymont Hotel**
Michael Zizik, Bush Architects, Dallas, Texas, presented the project to Council.

Mayor Boles moved Staff Reports ahead in the meeting.

STAFF REPORTS

22. **Public Works Director Report**
23. **Police Chief Report**
24. **Building and Planning Department Report**
25. **Code Enforcement and Animal Control Report**
26. **Convention and Visitors Bureau Director Report**
27. **City Secretary's Report**
28. **City Administrator's Report**

PUBLIC HEARINGS

7. **Public hearing regarding a request for setback variances for 204 Lilly St, being legally described as 0.314 acres, Tract D6-23, Milam County School Land District, and identified as Parcel No. R1666 by the Somervell County Appraisal District, as follows:**

1. **Reduction of the 25-foot minimum front and rear yard setbacks to five (5) feet.**
2. **Reduction of the 7-foot minimum side yard setback to one (1) foot**

Mayor Boles opened the public hearing at 8:40 p.m. No one came forward to speak in favor of or opposition to the request. Mayor Boles closed the public hearing.

8. **Discussion, consideration, and possible action regarding a request for setback variances for 204 Lilly St, being legally described as 0.314 acres, Tract D6-23, Milam County School Land District, and identified as Parcel No. R1666 by the Somervell County Appraisal District, as follows:**

1. **Reduction of the 25-foot minimum front and rear yard setbacks to five (5) feet.**
2. **Reduction of the 7-foot minimum side yard setback to one (1) foot**

Brian Jones, Fire Chief, Somervell County Fire Department, was in attendance to answer questions regarding the request for variance.

MOTION by George Freas, second by Richard Bruning, to approve the variance request as presented. MOTION CARRIED by unanimous vote.

9. **Public hearing regarding a request for variance for off-street parking requirements for the property located at 401 Sam Houston, being 0.610 acres in the Railroad Addition, Block 1, Lots 7, 8, 9, 10, and 11, and described as Parcel No. R4672 by the Somervell County Appraisal District.**

Mayor Boles opened the public hearing at 8:40 p.m. No one came forward to speak in favor of or opposition to the request. Mayor Boles closed the public hearing.

10. **Discussion, consideration, and possible action regarding a request for variance for off-street parking requirements for the property located at 401 Sam Houston, being 0.610 acres in the Railroad Addition, Block 1, Lots 7, 8, 9, 10, and 11, and described as Parcel No. R4672 by the Somervell County Appraisal District.**

Scott Knapp, owner, presented his request to Council.

MOTION by Demetra Conrad, second by George Freas, to approve the variance with additional landscaping, as indicated on the site plan. MOTION CARRIED by unanimous vote.

INDIVIDUAL ITEMS FOR CONSIDERATION

11. **Discussion, consideration, and possible action regarding a Resolution adopting the amended City of Glen Rose Water Conservation and Drought Contingency Plan**

MOTION by George Freas, second by Demetra Conrad, to approve Resolution No. 2024-R-05 adopting the amended Water Conservation and Drought Contingency Plan. MOTION CARRIED by unanimous vote.

12. **Discussion, consideration, and possible action regarding the installation of downtown lighting**

MOTION by Demetra Conrad, second by Candace Scholz, to approve the installation of downtown lighting while working to ensure compliance with the Dark Sky initiative. MOTION CARRIED by unanimous vote.

13. **Discussion, consideration, and possible action regarding street closures for the Paluxy Music Festival**

MOTION by George Freas, second by Demetra Conrad, to approve street closures for the Paluxy Music Festival as presented. MOTION CARRIED by unanimous vote.

14. **Discussion, consideration, and possible action regarding a Special Alcohol Usage Permit Application for the Paluxy Music Festival**

MOTION by Demetra Conrad, second by Candace Scholz, to approve a Special Alcohol Usage Permit for the Paluxy Music Festival. MOTION CARRIED by unanimous vote.

Mayor Boles recessed the meeting at 9:48 p.m. and called the meeting back to order at 9:54 p.m.

PROJECT UPDATES

15. **Lane Building Project Update**
16. **Strategic Plan Status Update**
17. **Comprehensive Plan Status Update**
18. **Communication Plan Status Update**

CONSENT AGENDA *(All consent agenda items are considered routine by City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember requests an item be removed and considered separately.)*

19. **Consider approval or other action regarding the April 9, 2024 Regular City Council Minutes**
20. **Consider approval or other action regarding an accounts payable report for payments made during April 2024**
21. **Consider approval or other action regarding a financial report for the month of April 2024**

MOTION by Richard Bruning, second by Demetra Conrad, to approve the Consent Agenda as presented. MOTION CARRIED by unanimous vote.

MAYOR AND COUNCIL MEMBER REPORTS

ADJOURN

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