

CITY COUNCIL

MEETING MINUTES

OCTOBER 21, 2024, 6:00 PM

CITY COUNCIL REGULAR MEETING

HISTORIC CHURCH BUILDING - 403 N 7TH STREET, SANGER, TEXAS



CALL THE WORK SESSION TO ORDER AND ESTABLISH A QUORUM

Mayor Muir called the work session to order at 6:02 p.m.

COUNCILMEMBERS PRESENT

Mayor	Thomas Muir
Mayor Pro Tem, Place 2	Gary Bilyeu
Councilmember, Place 3	Dennis Dillon
Councilmember, Place 4	Allen Chick
Councilmember, Place 5	Victor Gann

COUNCILMEMBERS ABSENT

Councilmember, Place 1	Marissa Barrett
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STAFF MEMBERS PRESENT:

City Manager John Noblitt, City Secretary Kelly Edwards, City Attorney Hugh Coleman, Parks & Recreation Director Ryan Nolting, Police Lt. Justin Lewis, and Police Chief Tyson Cheek.

DISCUSSION ITEMS

1. Sanger Parks Department Project Update.

Halff & Associates provided a presentation and overview of the status and project findings regarding the Porter Park Pond rehabilitation project.

Discussion ensued regarding the cost to continue filling the pond, the ARRP authorization to remove and relocate the muscles, the pecan tree roots, options moving forward with the project, and incorporating the project with Porter Park Phase II.

Director Nolting provided a presentation and update regarding Porter Park Phase II and Railroad Park.

Discussion ensued regarding connecting the parks, the Miracle League portion of the park and fundraising, and the process and status of the TCEQ application for any additional improvements at Railroad Park.

OVERVIEW OF ITEMS ON THE REGULAR AGENDA

No additional discussion.

ADJOURN THE WORK SESSION

There being no further business, Mayor Muir adjourned the work session at 7:10 p.m.

CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM

Mayor Muir called the regular meeting to order at 7:18 p.m.

COUNCILMEMBERS PRESENT

Mayor	Thomas Muir
Mayor Pro Tem, Place 2	Gary Bilyeu
Councilmember, Place 3	Dennis Dillon
Councilmember, Place 4	Allen Chick
Councilmember, Place 5	Victor Gann

COUNCILMEMBERS ABSENT

Councilmember, Place 1	Marissa Barrett
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STAFF MEMBERS PRESENT:

City Manager John Noblitt, City Secretary Kelly Edwards, City Attorney Hugh Coleman, Director of Development Services Ramie Hammonds, Parks & Recreation Director Ryan Nolting, Director of Human Resources and Special Projects Jeriana Staton-Hemb, Electric Director Ronnie Grace, Municipal Court Administrator Christy Dyer, Police Lt. Justin Lewis, and Police Chief Tyson Cheek.

INVOCATION AND PLEDGE

Councilmember Chick gave the Invocation. The Pledge of Allegiance was led by Councilmember Bilyeu.

CITIZENS COMMENTS

Amber Whitworth-Spigner, Sanger, thanked the City Council and Staff for their support in conducting the Farmers Market downtown and stated that they have seen an increase in those visiting the market.

Grant Darden, representing Babe's Chicken, stated the restaurant's concerns regarding the quality of water issues they have experienced, including the number of times they have had to close the restaurant, and provided photos of the water collected.

REPORTS

2. Presentation and overview of library department operations.

No presentation.

CONSENT AGENDA

3. Consideration and possible action on the minutes from the September 30, 2024, meeting.
4. Consideration and possible action on the minutes from the October 7, 2024, meeting.
5. Consideration and possible action on Resolution 2024-15, appointing Municipal Court Clerk.
6. Consideration and possible action on the renewal agreement with DocuNav Solutions for Laserfiche and authorizing the City Manager to execute the agreement and quote.
7. Consideration and possible action on Resolution 2024-16, appointing the Planning & Zoning Commission to serve as the Capital Improvements Advisory Committee.
8. Consideration and possible action on Ordinance 10-19-24, Amending Chapter 13 Utilities, Article 13.1300 Installation Of Underground Electrical Service, Section 13.1301(a)(10) Installation Of Underground Electrical Service adding a distance requirement to regulate the distance between the power subsurface pedestal and the light pole.
9. Consideration and possible action on the Preliminary Plat of Stephen Town Crossing, being approximately 120.133 acres of land described as REUBEN BEBEE SURVEY, ABSTRACT NO. 29, located in the City of Sanger, and generally located on the west side of Sanger Circle Addition and west of Montecristo Lane and Bridle Path Lane.

10. Consideration and possible action on the Final Plat of the Belz Road Retail Addition Phase 1, being 32.03 acres described as A1241A TIERWESTER, TR 56, and A1241A TIERWESTER, TR 57(PT), OLD DCAD SHT 5, TR 6, located in the City of Sanger, and generally located on the west side of North Stemmons Frwy at the intersection of West Chapman Dr and North Stemmons Frwy.

Items 3, 4, and 9 were removed for discussion and separate votes.

Motion to approve Items 5, 6, 7, 8, and 10 made by Councilmember Bilyeu, Seconded by Councilmember Gann.

Ayes: Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

Motion to approve Item 3 made by Councilmember Gann, Seconded by Councilmember Dillon.

Ayes: Chick, Dillon, and Gann.

Nays: None

Abstain: Bilyeu

Motion passed 3-0-1.

Motion to approve Item 4 made by Councilmember Gann, Seconded by Councilmember Dillon

Ayes: Chick, Dillon, and Gann.

Nays: None

Abstain: Bilyeu

Motion passed 3-0-1.

Motion to approve Item 9 made by Councilmember Dillon, Seconded by Councilmember Gann.

Ayes: Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

EXECUTIVE SESSION

Pursuant to the Open Meetings Act, Chapter 551, the City Council Will Meet in a Closed Executive Session in Accordance with the Texas Government Code:

Section 551.074. PERSONNEL MATTERS

For deliberations regarding the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee.

Item A - City Manager

Item B - City Attorney

City Manager Noblitt requested that any discussion regarding his employment be discussed under Section 551.074 b in the public forum.

Mayor Muir opened the discussion for Item A of the Executive Session at 7:33 p.m.

City Manager Noblitt questioned why his position was listed on the agenda since, during the past discussion, he understood that he would communicate the position's goals and objectives by individually contacting Councilmembers to finalize both. He stated it was not clear that his position would be placed on the agenda for additional discussion to come to a consensus based on the prior meeting. He then stated that his perception was that since he was contacted by the third-party attorney and asked if he would consider dropping his recent complaint, and chose not to drop the complaint, then his employment was placed on the next agenda for discussion.

Additional discussion ensued regarding clarifying and communicating the goals and objectives to the City Manager.

Mayor Muir moved to Section 551.074, Item 4 of Executive Session at 7:43 p.m.

RECONVENE INTO REGULAR SESSION

Council reconvened into open session at 8:52 p.m.

No action taken.

ADJOURN

There being no further business, Mayor Muir adjourned the meeting at 8:52 p.m.

Thomas E. Muir, Mayor

Kelly Edwards, City Secretary