

CITY COUNCIL

MEETING MINUTES

DECEMBER 05, 2022, 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 6:00 p.m.

COUNCILMEMBERS PRESENT

Mayor	Thomas Muir
Mayor Pro Tem, Place 2	Gary Bilyeu
Councilmember, Place 1	Marissa Barrett
Councilmember, Place 3	Dennis Dillon
Councilmember, Place 4	Allen Chick
Councilmember, Place 5	Victor Gann

COUNCILMEMBERS ABSENT

None

STAFF MEMBERS PRESENT:

City Manager John Noblitt, Assistant City Manager Alina Ciocan, City Secretary Kelly Edwards, City Attorney Hugh Coleman, Director of Development Services Ramie Hammonds, Parks & Recreation Superintendent Ryan Nolting, Marketing and Civic Engagement Director Donna Green, Assistant Chief of Police Jonathan Perkins, and Fire Marshal Casey Welborn.

DISCUSSION ITEMS

1. Discussion on New Juvenile Curfew Ordinance

Assistant Chief Perkins provided an overview of the Juvenile Curfew Ordinance, proposed revisions, and stated that the current ordinance expired in 2021.

Discussion ensued regarding the number of juvenile offenses, interactions with juveniles, exceptions, and providing updates to the City Council.

OVERVIEW OF ITEMS ON THE REGULAR AGENDA

Item 11 - Mayor Muir discussed including the State's guidelines defining Farmers Market products. Discussion ensued regarding not selling flea market items, establishing a timeframe for the SUP, and including a change of ownership clause.

Item 8 - Councilmember Bilyeu asked for clarification regarding the sizes of the fireworks Illumination would be shooting at the Freedom Fest event.

Item 6 and 7 – Discussion ensued regarding the size of the City's Fire District, determining the allocation of funds based on the Fire district's size, and including the area maps with each agreement.

Item 12-13 – Discussion ensued regarding why Staff recommended denial of the plats that is due to the applicants not resolving the engineering comments.

ADJOURN THE WORK SESSION

There being no further business, Mayor Muir adjourned the work session at 6:37 p.m.

CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM

Mayor Muir called the regular meeting to order at 7:00 p.m.

COUNCILMEMBERS PRESENT

Mayor	Thomas Muir
Mayor Pro Tem, Place 2	Gary Bilyeu
Councilmember, Place 1	Marissa Barrett
Councilmember, Place 3	Dennis Dillon
Councilmember, Place 4	Allen Chick
Councilmember, Place 5	Victor Gann

COUNCILMEMBERS ABSENT

None

STAFF MEMBERS PRESENT:

City Manager John Noblitt, Assistant City Manager Alina Ciocan, City Secretary Kelly Edwards, City Attorney Hugh Coleman, Director of Development Services Ramie Hammonds, Parks & Recreation Superintendent Ryan Nolting, Marketing and Civic Engagement Director Donna Green, Assistant Chief of Police Jonathan Perkins, and Fire Marshal Casey Welborn.

INVOCATION AND PLEDGE

Councilmember Chick gave the invocation, the Pledge of Allegiance was led by Councilmember Bilyeu.

CITIZENS COMMENTS

Joyce Herzog, 2017 Brook Drive, spoke regarding the potential grocery store and asked that potholes and street cuts be filled in along the construction areas.

REPORTS

2. Construction update from DEC Engineering, Dannenbaum, regarding the IH-35 / FM 455 Expansion Project.

Mr. Joe Garcia, Project Manager, provided an overview of the construction project.

Discussion ensued regarding the completion of bores, removal of utilities, mobilization and staging of equipment, an overnight closure on 5th Street, and the possibility of a Pre-construction meeting in January 2023.

3. Presentation and overview of the Parks, Recreation and Facility Maintenance operations.

Director Nolting provided a presentation and overview of the operations of Parks and Recreation and Facility Maintenance.

Discussion ensued regarding services contracted out for major maintenance, pest control, and vandalism at the parks.

CONSENT AGENDA

4. Consideration and possible action on the minutes from the November 14, 2022, work session.
5. Consideration and possible action on the minutes from the November 21, 2022, meeting.
6. Consideration and possible action on the 2022-2023 Interlocal Cooperation Agreement Ambulance Services between Denton County and the City of Sanger
7. Consideration and possible action on the 2022-2023 Interlocal Cooperation Agreement Fire Protection Services between Denton County and the City of Sanger.
8. Consideration and possible action on awarding a bid to Illumination Fireworks for fireworks display for the 2023 Freedom Fest in an amount not to exceed \$36,550, authorizing the City Manager to execute an agreement, and further authorizing fireworks display for the duration of the agreement.

9. Consideration and possible action on a Interlocal Agreement for Library Services between Denton County and City of Sanger.

Motion made by Councilmember Bilyeu to approve the consent agenda and that Items 6-7 include the maps for each agreement, Seconded by Councilmember Gann.

Voting Yea: Councilmember Barrett, Councilmember Chick and Councilmember Dillon.
Motion passed unanimously.

PUBLIC HEARING ITEMS

10. Conduct a public hearing on a request for a Specific Use Permit (SUP) for Outside Sales and Display, on the west end of 8.17 acres of land described as A1241A TIERWESTER, TR 165, zoned as Business District 2 (B-2) and generally located on the east side of I-35 at the intersection of South Stemmons and Wood Street.

Mayor Muir opened the public hearing at 7:34 p.m.

Director Hammonds provided an overview of the item and stated that the applicant had received permission from the ISD to conduct a Farmers Market.

Mayor Muir closed the public hearing at 7:35 p.m.

ACTION ITEMS

11. Consideration and possible action on Ordinance No. 12-31-22 regarding a request for a Specific Use Permit (SUP) for Outside Sales and Display, on the west end of 8.17 acres of land described as A1241A TIERWESTER, TR 165, zoned as Business District 2 (B-2) and generally located on the east side of I-35 at the intersection of South Stemmons and Wood Street.

Director Hammonds provided an overview of the Specific User Permit stating that a Farmers Market was an allowable use in B-2.

Discussion ensued regarding setting a timeframe for the SUP, not selling flea market items, the State guideline defining Farmers Market items, the location of vendors, and sanitation.

Motion made by Councilmember Bilyeu to approve Ordinance 12-31-2022 with the conditions that the permit be for one (1) year, products sold are in compliance with any State guidelines for Farmers Markets, and if the ownership changes, the new owner must reapply for the permit, Seconded by Councilmember Barrett.

Voting Yea: Councilmember Chick, Councilmember Dillon, and Councilmember Gann.
Motion passed unanimously.

12. Consideration and possible action on a Final Plat of lots 1-30, Block A of Lonesome Dove Addition, 55.5 acres, located in the City of Sanger's ETJ, and generally located on the south west corner of Metz Road and Hoehn Road.

Director Hammonds provided an overview of the Final Plat recommending denial due to the engineering comments not being resolved.

Discussion ensued regarding the applicant currently addressing the comments.

Motion made by Councilmember Bilyeu to deny the plat due to the applicant not resolving the engineering comments made in Exhibit A, Seconded by Councilmember Barrett.

Voting Yea: Councilmember Chick, Councilmember Dillon, and Councilmember Gann.
Motion passed unanimously.

13. Consideration and possible action on a Preliminary Plat of the Glenn Polk Addition, being 10.418 acres, located in the City of Sanger, and generally located on the west side of I-35 approximately 670 feet south of Belz Road.

Director Hammonds provided an overview of the Preliminary Plat recommending denial due to the engineering comments not being resolved.

Motion Councilmember Bilyeu to deny the plat due to the applicant not resolving the engineering comment made in Exhibit A made by, Seconded by Councilmember Gann.
Voting Yea: Councilmember Barrett, Councilmember Chick, and Councilmember Dillon.
Motion passed unanimously.

14. Consideration and possible action on a Preliminary Plat of lots 1-23 and lots 1X and 2X, Block A of Palomino Bay Addition, being 54.34 acres, located in the City of Sanger's ETJ, and generally located on the west side of Jones Road approximately 782 feet north of the intersection of FM 1190 and Jones Road.

Director Hammonds provided an overview of the Preliminary Plat stating that the properties will be 2.0 to 2.68 acres, each property will have a septic system and well, the Planning and Zoning Commission recommended approval, and the Lake Ray Roberts Zoning Commission approved the plat.

Motion to approve made by Councilmember Bilyeu, Seconded by Councilmember Dillon.

Voting Yea: Councilmember Barrett, Councilmember Chick, and Councilmember Gann.
Motion passed unanimously.

FUTURE AGENDA ITEMS

Councilmembers discussed possible dates for a two (2) day to discuss various development processes and providing feedback to Staff.

ADJOURN

There being no further business, Mayor Muir adjourned the meeting at 8:09 p.m.

Thomas E. Muir, Mayor

Kelly Edwards, City Secretary