

CITY COUNCIL

MEETING MINUTES

SEPTEMBER 16, 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 6:00 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

STAFF MEMBERS PRESENT:

City Manager John Noblitt, City Secretary Kelly Edwards, City Attorney Hugh Coleman, Director of Development Services Ramie Hammonds, Marketing and Civic Engagement Director Donna Green, Parks & Recreation Director Ryan Nolting, Library Director Laura Klenke, and Police Lt. Justin Lewis.

DISCUSSION ITEMS

1. Discussion regarding the Farmers Market.

Director Hammonds provided a presentation and overview of the current zoning code.

Discussion ensued regarding the forthcoming Zoning ordinance amendments, what outside sales would be allowed, any sanitation issues, allowing the market on private or public property, reviewing other municipalities' ordinances, other community events downtown that conflict with the market's schedule, and a possible operational contract for the use of public property.

2. Sanger's designation as a Texas Music-Friendly City.

Director Green provided a presentation and overview of the designation.

Discussion ensued regarding the honor and benefits for the City.

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 7:00 p.m.

CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM

Mayor Muir called the regular meeting to order at 7:15 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 |
|------------------------|-----------------|

STAFF MEMBERS PRESENT:

City Manager John Noblitt, City Secretary Kelly Edwards, City Attorney Hugh Coleman, Director of Development Services Ramie Hammonds, Director of Public Works Jim Bolz, Director of Economic Development Shani Bradshaw, Library Director Laura Klenke, and Police Lt. Justin Lewis.

INVOCATION AND PLEDGE

Mayor Muir gave the Invocation. The Pledge of Allegiance was led by Councilmember Dillon.

Mayor Muir moved to Special Presentations and Announcements.

CITIZENS COMMENTS

Crystal Bayer, Gainesville, spoke of her family's dairy business and stated she was in favor of allowing the Farmers Market to move to the downtown area.

Neely Kirkland, Tx. Dept. Agriculture, spoke about the benefits of the Farmers Market, commented that they meet all the necessary requirements, and is in favor of the market moving to the downtown area.

Yesika Horton, Denton, spoke in favor of moving the Farmers Market to the downtown area.

SPECIAL PRESENTATIONS AND ANNOUNCEMENTS

3. Proclamation recognizing National Night Out on October 1, 2024.

Mayor Muir read the proclamation and presented it to Police Lt. Lewis.

Mayor Muir moved back to Citizens Comments.

REPORTS

4. Presentation and update on Economic Development activities.

Director Bradshaw provided a presentation and overview of Economic Development.

CONSENT AGENDA

5. Consideration and possible action on the minutes from the August 21, 2024, meeting.
6. Consideration and possible action on the minutes from the August 29, 2024, meeting.
7. Consideration and possible action on the minutes from the August 30, 2024, meeting.
8. Consideration and possible action on the minutes from the September 3, 2024, meeting.
9. Consideration and possible action on the Preliminary Plat of Belz Road Retail Addition being 129.25 acres, described as A1241A TIERWESTER. TR 56, TR 57, and TR 40 and

generally located along Chapman Drive and I-35 approximately 234 feet west of the intersection of I-35 and Chapman Drive.

Motion to approve made by Councilmember Dillon, with revisions to the minutes as discussed, Seconded by Councilmember Gann.

Ayes: Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

ACTION ITEMS

10. Consideration and possible action on Amendment No. 2 in the amount of \$40,000.00 with Kimley-Horn and Associates, Inc for the I-35 Utility Relocations for TxDot and authorize the City Manager to execute said Amendment No. 2.

Director Bolz provided an overview of the item, stating that the cost is reimbursable by TxDOT.

Discussion ensued regarding the status of TxDOT reimbursements.

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

Ayes: Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

11. Consideration and possible action on the Final Plat of Duck Creek Ridge, being 1.010 acres on land described as H.TIERWESTER SURVEY, ABSTRACT NO. 1241, located in the City of Sanger, and generally located on the south side of Duck Creek Road at the intersection of Duck Creek Road and Mesa Drive.

Director Hammonds provided an overview of the item and stated that all of the comments were not satisfied.

Motion to deny made by Councilmember Bilyeu, due to comments not being satisfied Seconded by Councilmember Dillon.

Ayes: Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

FUTURE AGENDA ITEMS

No future agenda items.

INFORMATIONAL ITEMS

12. Rider GCR - Rate Filing under Docket No. 10170 - August 26, 2024

ADJOURN

There being no further business, Mayor Muir adjourned the meeting at 8:12 p.m.

Thomas E. Muir, Mayor

Kelly Edwards, City Secretary