

# **CITY COUNCIL MEETING MINUTES**

**APRIL 15, 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 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, Chief Financial Officer Clayton Gray, Director of Public Works Jim Bolz, Parks & Recreation Director Ryan Nolting, and Police Chief Tyson Cheek.

## **DISCUSSION ITEMS**

1. Presentation and overview of Finance Department operations.

CFO Gray provided a presentation and overview of the department.

Discussion ensued regarding the billing process, including the changes to the process as new meters are installed, customer notifications based on usage, payment arrangements, and the collection of past-due payments process.

**OVERVIEW OF ITEMS ON THE REGULAR AGENDA**

CFO Gray provided an overview of Agenda Item 5 regarding the contract with MBVA to collect delinquent property taxes.

Craig Morton, MBVA, answered questions regarding their contract and services.

**ADJOURN THE WORK SESSION**

There being no further business, Mayor Muir adjourned the work session at 6:58 p.m.

**CALL THE REGULAR MEETING TO ORDER AND ESTABLISH A QUORUM**

Mayor Muir called the regular meeting to order at 7:08 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, Chief Financial Officer Clayton Gray, Director of Public Works Jim Bolz, Parks & Recreation Director Ryan Nolting, Director of Economic Development Shani Bradshaw, and Police Chief Tyson Cheek.

**INVOCATION AND PLEDGE**

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

## **CITIZENS COMMENTS**

No one addressed the Council.

## **SPECIAL PRESENTATIONS AND ANNOUNCEMENTS**

### 2. Proclamation - Mental Health Month in the City of Sanger 2024

Mayor Muir introduced Maria Jones and Ann Hughes and each provided an overview of the organizations they support.

Mayor Muir read the proclamation declaring May 2024 as Mental Health Month and May 10, 2024, as Children's Mental Health Awareness Day

## **CONSENT AGENDA**

3. Consideration and possible action on the minutes from the April 1, 2024, meeting.
4. Consideration and possible action on Ordinance No. 04-06-24 to impose additional penalty for collection costs.
5. Consideration and possible action approving an amended contract for the collection of delinquent property taxes between the City of Sanger and McCreary, Veselka, Bragg and Allen, P.C., and authorizing the City Manager to execute all necessary documents.
6. Consideration and possible action on the Final Plat of Marley Meadows being 19.653 acres described as A0658A JANUARY TR 3, located in the City of Sanger's ETJ, and generally located on the west side of Sam Bass Road and approximately 1307 feet north of the intersection of FM 455 and Sam Bass Road.

Mayor Muir removed Item 5 and Item 6 from the Consent Agenda for additional discussion.

Motion to approve Item 3 and Item 4 made by Councilmember Bilyeu, Seconded by Councilmember Barrett.

Ayes: Barrett, Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

Discussion regarding Item 5 included the changes in the contract, the percentage allowed by state law, and the average of accounts sent for collections.

Motion to approve Item 5 made by Councilmember Bilyeu, Seconded by Councilmember Dillon.

Ayes: Barrett, Bilyeu, Chick, Dillon, and Gann.

Nays: None  
Motion passed unanimously.

Discussion regarding Item 6 included clarification that the motion would be to deny the final plat.

Motion to deny Item 6 due to the Planning and Engineering comments not being satisfied made by Councilmember Bilyeu, Seconded by Councilmember Barrett.  
Ayes: Barrett, Bilyeu, Chick, Dillon, and Gann.  
Nays: None  
Motion passed unanimously.

### **PUBLIC HEARING ITEMS**

7. Conduct a public hearing on Ordinance No. 04-07-24 amending Sanger's Water Conservation and Drought Contingency Plan.

Mayor Muir opened the public hearing at 7:32 p.m.

Director Bolz provided an overview of the item which requires renewal every five years.

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

### **ACTION ITEMS**

8. Consideration and possible action on Ordinance No. 04-07-24 Amending Sanger's Water Conservation and Drought Contingency Plan.

Discussion ensued regarding the watering restriction during Phase II of the plan, enforcement and who serves as the Water Conservation Coordinator.

Motion to approve made by Councilmember Barrett, Seconded by Councilmember Dillon.  
Ayes: Barrett, Bilyeu, Chick, Dillon, and Gann.  
Nays: None  
Motion passed unanimously.

9. Consideration and possible action on selecting a possible layout concept for the new Downtown Park.

Director Nolting provided an overview of the item and the layout as provided in the packet.

Discussion ensued regarding the proposed layout of the property, themes for the concept plan, and a wall or barrier between the service road and railroad tracks.

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

Ayes: Barrett, Bilyeu, Chick, Dillon, and Gann.

Nays: None

Motion passed unanimously.

### **FUTURE AGENDA ITEMS**

No new items.

### **INFORMATIONAL ITEMS**

10. Atmos Rider GCR - Rate Filing under Docket No. 10170 - March 26, 2024

### **ADJOURN**

There being no further business, Mayor Muir adjourned the meeting at 7:51 p.m.

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Thomas E. Muir, Mayor

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Kelly Edwards, City Secretary