



REGULAR CITY COUNCIL MEETING MONDAY, DECEMBER 3, 2018 at 6:30 P.M.

KRUM CITY HALL – 146 W. McCART STREET

Ronald G. Harris, Jr., Mayor
Austin Petersen, Councilmember - PI.1
Melynda Rivers, Councilmember - PI.3
Lance Vanzant, City Attorney

Rhonda Harrison, Mayor Pro Tem - PI.2
Toby L. Lawrence, Councilmember – PI. 4
Mike Strand, Councilmember - PI.5
Andrea Dzioba, City Secretary

MINUTES

A. CALL TO ORDER

Mayor Ronald G. Harris, Jr. called the meeting to order at 6:31 p.m.

B. QUORUM PRESENT

Those present were Mayor Ronald G. Harris, Jr., Mayor Pro Tem Rhonda Harrison, Councilmembers Mike Strand, Toby L. Lawrence, Melynda Rivers, and Austin Petersen. Also present were Police Chief Terry Hargis; Fire Chief Ken Swindle; Public Works Director Devon Kennedy; Development Services Director Tom Elgin; Assistant City Attorney Trey Sargent; and City Secretary Andrea Dzioba.

C. INVOCATION/PLEDGE OF ALLEGIANCE

Mayor Ronald G. Harris, Jr. led the pledges to the United States Flag and the Texas Flag.

The invocation was given by Councilmember Austin Petersen.

D. CITIZEN'S AGENDA: In accordance with the Open Meetings Act, Council is prohibited from acting on or discussing (other than factual responses to specific questions) any items brought before them at this time. Per City of Krum Ordinance #0034-09-2006 each and every citizen who wishes to address the council shall be afforded three (3) minutes.

William and Andrea Godwin, 3281 Hopkins Road, provided information about the New Revelations Collegiate Mission and invited everyone to the Student Housing Open House to be held on December 8, 2018 from 1:00 p.m. to 5:00 p.m.

E. PRESENTATION / DISCUSSION

1. Mayor's Update

Mayor Harris advised that the Council will need to discuss again later about the parade being moved to the downtown area and the costs related to same. Additionally, they will discuss the best way to shut the roads down for the event. Mayor Harris gave a brief update related to the refurbishing of the FFA sign for the City and the monument sign. He advised that he is still trying to work out the most logical placement for the monument sign.

2. Discussion – October 2018 Financials

Mayor Ronald G. Harris, Jr. opened the discussion item. There were no questions or discussion.

3. Discussion – Stormwater Management Program and provide opportunity for public input.

Trey Shanks, CFM, Freese and Nichols, gave a presentation and provided background information to the City Council related to Stormwater Management and the City's current permit. Discussion was held by the City Council.

No one from the public provided any comments.

Development Services Director Tom Elgin and Public Works Director Devon Kennedy provided additional information to the City Council. Additional discussion was held by the City Council. They will talk more about possible implantation of a monthly stormwater utility charge at a future meeting.

4. Discussion and direction related to City logo.

Mayor Harris opened the discussion item. Extensive discussion was held by the City Council. City Council is undecided as to whether to spend the money and hire a firm to provide additional logo options. In the meantime, Valley Quest will be asked to "tweak" logo and add an "established" date.

F. CONSENT AGENDA: All matters listed under the Consent Agenda are considered to be routine and will be enacted in one motion. If discussion is desired by the Mayor or a Councilmember then that item will be removed from the Consent Agenda and will be considered separately.

5. Consider and take action on approval of an Interlocal Cooperation Agreement with Denton County for Fire Protection Services and authorize the Mayor to execute all agreement documents regarding same on behalf of the City of Krum.

Councilmember Harrison made a motion to approve the consent agenda as presented with a second by Councilmembers Petersen and Lawrence.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

G. REGULAR AGENDA ITEMS

6. Discuss, consider and take action on approval of AN ORDINANCE OF THE CITY OF KRUM, TEXAS, ADOPTING THE ANNEXATION OF CERTAIN TERRITORY CONTIGUOUS TO AND ADJOINING THE CITY OF KRUM, TEXAS, TO WIT: AN APPROXIMATE 1.079-ACRE TRACT OF LAND SITUATED IN THE C. DESPALLIER SURVEY ABSTRACT NO. 370, DENTON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED IN THE ATTACHED EXHIBIT "A", ATTACHED HERETO AND INCORPORATED HEREIN; PROVIDING FOR INCORPORATION OF PREMISES; PROVIDING FOR AMENDING OF THE OFFICIAL CITY MAP; REQUIRING THE FILING OF THIS ORDINANCE WITH THE DENTON COUNTY CLERK; PRESCRIBING FOR EFFECT ON TERRITORY, GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF THE CITY OF KRUM, TEXAS; PROVIDING FOR SAVINGS; PROVIDING A CUMULATIVE REPEALER CLAUSE; PROVIDING SEVERABILITY; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; AND PROVIDING AN EFFECTIVE DATE. Owner: Cleve Breedlove, AccessBank Texas. Applicant: Sean Neal, TGS Architects. Case: ANX-2018-02.

Development Services Director Tom Elgin introduced the agenda item and provided information related to the proposed voluntary annexation.

Councilmember Strand made a motion to approve an ORDINANCE OF THE CITY OF KRUM, TEXAS, ADOPTING THE ANNEXATION OF CERTAIN TERRITORY CONTIGUOUS TO AND ADJOINING THE CITY OF KRUM, TEXAS, TO WIT: AN APPROXIMATE 1.079-ACRE TRACT OF LAND SITUATED IN THE C. DESPALLIER SURVEY ABSTRACT NO. 370, DENTON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED IN THE ATTACHED EXHIBIT "A", ATTACHED HERETO AND INCORPORATED HEREIN; PROVIDING FOR INCORPORATION OF PREMISES; PROVIDING FOR AMENDING OF THE OFFICIAL CITY MAP; REQUIRING THE FILING OF THIS ORDINANCE WITH THE DENTON COUNTY CLERK; PRESCRIBING FOR EFFECT ON TERRITORY, GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF THE CITY OF KRUM, TEXAS; PROVIDING FOR SAVINGS; PROVIDING A CUMULATIVE REPEALER CLAUSE; PROVIDING SEVERABILITY; PROVIDING FOR ENGROSSMENT AND ENROLLMENT; AND PROVIDING AN EFFECTIVE DATE with a second by Councilmember Lawrence.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

7. **Conduct a public hearing, and discuss, consider, and take action on an ordinance approving an initial zoning request for an approximate 1.079-acre tract of land situated in the C. Despallier Survey Abstract No. 370, Denton County, Texas, being all of that certain tract of land conveyed by deed from William Hewell Reeves and Danny Wayne Reeves to Access Bank Texas recorded under Document Number 2016-52628, Real Property Records, Denton County Texas, also known as Lot 1, Block A, Access Bank Krum Addition, and located at 1020 E. McCart Street, Krum, TX. Owner: Cleve Breedlove, AccessBank Texas. Applicant: Sean Neal, TGS Architects. Case: ZON-2018-02.**

Development Services Director Tom Elgin introduced the agenda item and provided information related to the initial zoning request.

Mayor Harris opened the public hearing at 7:58 p.m.

Mr. Sean Neal, TGS Architects, spoke briefly about the initial zoning request. No one else was present to speak during the public hearing.

Mayor Harris closed the public hearing at 7:59 p.m.

Councilmember Lawrence made a motion to approve an ordinance approving an initial zoning request for an approximate 1.079-acre tract of land situated in the C. Despallier Survey Abstract No. 370, Denton County, Texas, being all of that certain tract of land conveyed by deed from William Hewell Reeves and Danny Wayne Reeves to Access Bank Texas recorded under Document Number 2016-52628, Real Property Records, Denton County Texas, also known as Lot 1, Block A, Access Bank Krum Addition, and located at 1020 E. McCart Street, Krum, TX with a second by Councilmember Petersen.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

- 8. Conduct a public hearing, and discuss, consider, and take action on an ordinance approving a multifamily residential zoning request for a 0.52-acre tract of land situated in the C. Despallier Survey Abstract No. 370, Denton County, Texas, being all of Lots 4, 5, & 6, Block 7, Original Town of Krum Addition, and located at 133 and 141 W. Britton Street, Krum, TX. The current zoning is Commercial (C). The proposed zoning is Multifamily-15 (MF-15). Owner: Chet Good. Applicant: Scott Edwards, Edwards Custom Homes. Case: ZON-2018-03.**

Development Services Director Tom Elgin introduced the agenda item and provided information related to proposed multifamily residential zoning request.

Mayor Harris opened the public hearing at 8:00 p.m.

A brief discussion was held by the City Council. No one else was present to speak during the public hearing.

Mayor Harris closed the public hearing at 8:04 p.m.

Councilmember Harrison made a motion to approve an ordinance approving a multifamily residential zoning request for a 0.52-acre tract of land situated in the C. Despallier Survey Abstract No. 370, Denton County, Texas, being all of Lots 4, 5, & 6, Block 7, Original Town of Krum Addition, and located at 133 and 141 W. Britton Street, Krum, TX with a second by Councilmember Petersen.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

- 9. Discuss, consider, and take action on a request for approval of a multifamily residential site plan for a 0.52-acre tract of land situated in the C. Despallier Survey Abstract No. 370, Denton County, Texas, being all of Lots 4, 5, & 6, Block 7, Original Town of Krum Addition, and located at 133 and 141 W. Britton Street, Krum, TX. The current zoning is Commercial (C). The proposed zoning is Multifamily-15 (MF-15). The site plan proposes two apartment buildings with six dwelling units (apartments) per building. Owner: Chet Good. Applicant: Scott Edwards, Edwards Custom Homes. Case: SPN-2018-01.**

Development Services Director Tom Elgin introduced the agenda item and provided information related to proposed multifamily residential site plan.

Councilmember Lawrence made a motion to approve a multifamily residential site plan for a 0.52-acre tract of land situated in the C. Despallier Survey Abstract No. 370, Denton County, Texas, being all of Lots 4, 5, & 6, Block 7, Original Town of Krum Addition, and located at 133 and 141 W. Britton Street, Krum, TX with a second by Councilmember Petersen.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

- 10. Discuss, consider, and take action on a request for approval of a Final Plat of Brisa Meadows Addition for an approximate 9.5 acre tract of land located generally at the south end of Second Street, approximately 130 feet south of Jagoe Street, in Denton County, Texas, and known as Tracts 16 and 17 of the R.L. Lankford Survey, Abstract No. 733 and Lots 13-15, Block B of the Crain-Jones Addition and Lots 11 & 12 of the Crain-Jones Addition Section 2 in the Charles Despallier Survey, Abstract No. 370 and in the R.L. Lankford Survey, Abstract No. 733, Denton County, Texas. The existing zoning is Single Family-6 (SF-6) and Light Industrial (LI). The final plat proposes 24 residential lots and 1 nonresidential lot. Owner: Brisa Properties. Applicant: Greg Edwards, GEES, Inc. Case: FPT-2018-02.**

Development Services Director Tom Elgin introduced the agenda item and provided information related to proposed Final Plat of Brisa Meadows Addition. A brief discussion was held by the City Council.

Councilmember Lawrence made a motion to approve a Final Plat of Brisa Meadows Addition for an approximate 9.5 acre tract of land located generally at the south end of Second Street, approximately 130 feet south of Jagoe Street, in Denton County, Texas, and known as Tracts 16 and 17 of the R.L. Lankford Survey, Abstract No. 733 and Lots 13-15, Block B of the Crain-Jones Addition and Lots 11 & 12 of the Crain-Jones Addition Section 2 in the Charles Despallier Survey, Abstract No. 370 and in the R.L. Lankford Survey, Abstract No. 733, Denton County, Texas with a second by Councilmembers Rivers and Petersen.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

- 11. Discuss, consider and take action on approval of an expenditure in an amount not to exceed \$125,000.00 by the Park Development Corporation for the restroom project at the West Side Park.**

Public Works Director Devon Kennedy and Councilmember Toby Lawrence provided information related to the expenditure approved by the Park Development Corporation for the restroom project at the West Side Park. Discussion was held by the City Council.

Councilmember Harrison made a motion to approve an expenditure in an amount not to exceed \$125,000.00 by the Park Development Corporation for the restroom project at the West Side Park with a second by Councilmember Rivers.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

12. Discuss, consider and take action on approval to proceed with engineering and bid process for construction of the Library sewer line.

Public Works Director Devon Kennedy provided information related to the updated probable construction costs related to the construction of the Library sewer line.

Councilmember Harrison made a motion to approve proceeding with engineering and bid process for construction of the Library sewer line with a second by Councilmember Rivers.

The following votes were cast:

Ayes: Harrison, Strand, Lawrence, Rivers, Petersen
Nays: None
Absent: None

The motion carried unanimously.

H. EXECUTIVE SESSION – None

Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations Regarding Real Property), 551.074 (Deliberations Regarding the Appointment, Duties, Discipline or Termination of Personnel) and 551.087 (Deliberation Regarding Economic Development Negotiations). Executive Session may be held under these exceptions and at any time during the meeting that a need arises for the City Council to seek advice from the City Attorney as to the posted subject matter of this City Council Meeting.


I. FUTURE AGENDA ITEMS

The City Council would like to have the following items on the next City Council agenda: a discussion/action item related to the logo; discussion related to the parade; entryway monument sign and white sign at the limousin beef property.

J. ADJOURN

The meeting adjourned at 8:31 p.m.

APPROVED:



Ronald G. Harris, Jr., Mayor



Andrea Dzioba, City Secretary