



REGULAR CITY COUNCIL MEETING MONDAY, JANUARY 5, 2015 at 5:30 P.M.

KRUM CITY HALL – 146 W. McCART STREET

Terri Wilson, Mayor
Nick Vincent, Councilmember - PI.1
Justin Diviney, Councilmember - PI.3
Lance Vanzant, City Attorney

Joe Beall, Councilmember - PI.2
Michael B. Wilkes, Mayor Pro-Tem
Christine Rodriguez, Councilmember - PI.5
Andrea Dzioba, City Secretary

MINUTES

A. CALL TO ORDER

Mayor Terri Wilson called the meeting to order at 5:30 p.m.

B. QUORUM PRESENT

Those present were Mayor Terri Wilson and Councilmembers Michael Wilkes, Nick Vincent, Joe Beall (arrived at 5:31 p.m.), Justin Diviney, and Christine Rodriguez (arrived at 5:35 p.m.). Also present were Police Chief Terry Hargis, Police Officer Joseph Finch, Fire Chief Ken Swindle, Finance Director Clayton Gray, Library Director Donna Pierce (arrived at 5:43 p.m.), City Engineer Gabe Johnson (arrived at 5:58 p.m.), City Planner Sherry Sefko, City Attorney Lance Vanzant and City Secretary Andrea Dzioba.

C. INVOCATION/PLEDGE OF ALLEGIANCE

Mayor Pro Tem Michael Wilkes gave the invocation.

Mayor Terri Wilson led the pledges to the United States Flag and the Texas Flag.

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.

Mr. Larry Lamonica, 206 W. Lake Street, discussed infrastructure – specifically the streets, curbs and sidewalks. He is concerned about the narrowing of the streets where sidewalks have been constructed and the fact that there should be dedicated right-of-way. He advised that the 2004 remaining bond funds were diverted to one street and that inflation is eating at construction costs for the most recent bond for streets.

E. INTRODUCTION

1. Introduction of the new Police Officer.

Police Chief Terry Hargis introduced the new Police Officer Joseph Finch and provided information about his experience and background. Officer Finch told the City Council that he was happy to be here in the City of Krum.

F. PRESENTATION

2. Presentation – CoServ Grant to the Krum Police Department.

Police Chief Hargis introduced the project. He informed the City Council that it was spearheaded by the Krum Lions Club and recognized Ms. Linda Moore for applying for the grant for the Krum Police Department. He advised that the Krum Lions Club has been instrumental in making it

possible for the Krum Police Department to purchase Automated External Defibrillators (AEDs) and hopes to be able to have one in each police vehicle.

Ms. Mary Worthington, Administrator of the CoServ Charitable Foundation, stated that they are committed to first responders. She then presented a check to Chief Hargis in the amount of \$3,661.92 for the purchase of two (2) AEDs.

Mr. Curtis Tally, CoServ Board Member, provided the City Council with information about Operation Roundup and the way in which funds are donated in order to make these grants possible.

G. 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.

3. **Consider and take action on approval of the minutes from the December 1, 2014 Regular City Council meeting.**
4. **Consider and take action on approval of the November 2014 Financials.**
5. **Consider and take action to approve an Interlocal Cooperation Agreement with Denton County for Fire Protection Services.**
6. **Consider and take action to approve an Interlocal Cooperation Agreement with Denton County Ambulance Services.**
7. **Consider and take action on a request by the Krum Lion's Club to host a fundraiser circus on city property on Monday, March 16, 2015.**
8. **Consider and take action on a request by the Krum Lion's Club for the donation of a water connection and bulk water for a fundraiser circus on Monday, March 16, 2015.**
9. **Consider and take action on approval of advertising for the promotion of local businesses by the Krum Economic Development Corporation.**

Councilmember Wilkes made a motion to approve the consent agenda as presented with a second by Councilmember Rodriguez.

The following votes were cast:

Ayes: Vincent, Beall, Wilkes, Diviney, Rodriguez
Nays: None
Absent: None

The motion carried unanimously.

H. REGULAR AGENDA ITEMS

10. **Conduct a public hearing on a request initiated by Keith Copp/Denton Creek Farm to amend applicable sections of the City's Zoning Ordinance, Ordinance No. 97-4, as amended, to clarify and better define which zoning districts are appropriate for various types of warehouse/distribution uses, including but not limited to the Commercial and other nonresidential zoning districts. (Z2014-07)**

Mayor Terri Wilson opened the public hearing at 5:43 p.m.

City Planner Sherry Sefko provided an overview of the request initiated by Keith Copp/Denton Creek Farm and provided information as to how amending the ordinance will provide clarification and better definition as to which zoning districts are appropriate for various types of warehouse/distribution uses.

Ms. Kara Meyer appeared on behalf of Keith Copp and provided information related to the small business that Keith Copp/Denton Creek Farm plans to run out of the location.

Mayor Terri Wilson closed the first public hearing at 5:47 p.m.

11. **Discuss, consider and take possible action on an ordinance of the City of Krum to amend applicable sections of the City's Zoning Ordinance, Ordinance No. 97-4, as amended, to clarify and better define which zoning districts are appropriate for various types of warehouse/distribution uses, including but not limited to the Commercial and other nonresidential zoning districts. (Z2014-07)**

City Planner Sherry Sefko advised that the reason for this amendment was because there wasn't an appropriate section related to these types of uses and the amendment will clarify and better define the appropriate zoning districts related to various types of warehouse/distribution uses.

A brief discussion was held by the City Council.

Councilmember Rodriguez made a motion to approve Ordinance No. 2015-01-01 as presented to amend applicable sections of the City's Zoning Ordinance, Ordinance No. 97-4, as amended, to clarify and better define which zoning districts are appropriate for various types of warehouse/distribution uses, including but not limited to the Commercial and other nonresidential zoning districts with a second by Councilmember Vincent.

The following votes were cast:

Ayes: Vincent, Beall, Wilkes, Diviney, Rodriguez
Nays: None
Absent: None

The motion carried unanimously.

12. **Discuss the proposed voluntary annexation of an approximately 60.1± acre tract of land, said property being generally located on the east side of Hopkins Road at Radecke Road, in Denton County, Texas (Legal description: Tract 15 in the John Q. Gibbons Survey, Abstract No. 446, Denton County, Texas).**
13. **Discuss a zoning request initiated by D.R. Horton – Texas, Ltd. to zone a 60.1± acre property to Single-Family Residential 4A (SF-4A), said property being generally located on the east side of Hopkins Road at Radecke Road, in Denton County, Texas (Legal description: Tract 15 in the John W. Gibbons Survey, Abstract No. 446, Denton County, Texas). (Z2014-06)**

Agenda Items No. 12 and No. 13 were discussed at the same time.

City Planner Sherry Sefko informed the City Council that the applicant has withdrawn the request for annexation and the zoning request related to these items.

No action was taken.

14. **Discuss, consider and take action on a proposed oil, gas, and mineral lease from EagleRidge Energy, LLC.**

Agenda Item No. 14 was discussed after Agenda Items No. 15 and No. 16.

City Engineer Gabe Johnson provided the City Council information related to the amended oil, gas, and mineral lease from EagleRidge Energy. He advised that the only changes were to add some additional acreage to the lease related to adjacent right-of-way. Mr. Luke Webster, Agent for EagleRidge Energy, LLC was available to answer any questions related to the proposed lease. Discussion was held by the City Council.

Councilmember Rodriguez made a motion to approve the proposed oil, gas, and mineral lease from EagleRidge Energy, LLC with a second by Councilmember Wilkes.

The following votes were cast:

Ayes: Vincent, Beall, Wilkes, Diviney, Rodriguez
Nays: None
Absent: None

The motion carried unanimously.

15. Discuss, consider and take action on an Application for Business Incentive from Scott Sackett, owner of 141 W. McCart.

Councilmember Rodriguez provided background information related to the Application for Business Incentive and advised that the Krum Economic Development Corporation proposed a reimbursement in the amount of \$1,925.00 (50%). Fire Chief Ken Swindle provided additional information concerning the fire alarm system that Mr. Sackett planned on installing. Discussion was held by the City Council.

Councilmember Wilkes made a motion to approve a reimbursement to Scott Sackett, owner of 141 W. McCart, in the amount of \$1,925.00 (50%) related to the installation of a fire alarm system as recommended by the Krum Economic Development Corporation with a second by Councilmember Rodriguez.

The following votes were cast:

Ayes: Vincent, Beall, Wilkes, Diviney, Rodriguez
Nays: None
Absent: None

The motion carried unanimously.

16. Discuss, consider and take action on criteria, job description and advertising for an Economic Development Coordinator intern.

Councilmember Rodriguez advised that the Krum Economic Development Corporation would like to hire an Economic Development Coordinator intern on a part-time (approximately 20 hours per week for 6 months) and provided information related to the types of projects that they would like to have the intern work on such as, the Main Street Application, the Economic Development website, and a database of available properties. Discussion was held by the City Council related to the position and acquisition of a computer for the intern. Mayor Wilson inquired as to whom would supervise the intern. It was decided that supervision should be an Economic Development Corporation board member and a City staff member that could help to answer questions.

Councilmember Wilkes made a motion to approve the hiring of an Economic Development Coordinator intern to work for approximately 20 hours per week for about 6 months for \$12.00 to \$16.00 per hour with a second by Councilmember Diviney.

The following votes were cast:

Ayes: Vincent, Beall, Wilkes, Diviney, Rodriguez
Nays: None
Absent: None

The motion carried unanimously.

I. 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.

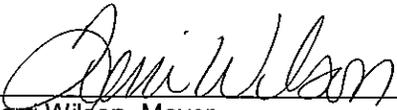
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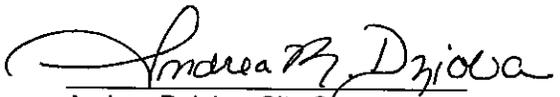
Mayor Wilson asked the City Council how they might want to move forward on choosing the streets related to the bond. Discussion was held by the City Council. City Engineer Gabe Johnson advised that he will work with Public Works Director Mark Patterson to provide information and a couple of options to the City Council related to streets at the next meeting so that they can move forward related to streets.

City Engineer Gabe Johnson provided an update related to the sidewalk project and advised that it was currently on hold in some sections until they can make an adjustment and get a better answer.

There being no further business, Mayor Terri Wilson adjourned the meeting at 6:17 p.m.

APPROVED:


Terri Wilson, Mayor


Andrea Dzioba, City Secretary