

STATE OF TEXAS §
COUNTY OF GRAYSON §

BE IT REMEMBERED THAT A Regular Meeting of the City Council of the City of Sherman, Grayson County, Texas was begun and held in the Council Chambers of City Hall on May 20, 2024.

**MEMBERS PRESENT: MAYOR DAVID PLYLER; DEPUTY MAYOR SHAWN TEAMANN.
COUNCIL MEMBERS DOBBS, HOLLAND, HOWETH, MARROQUIN,
STEVENSON.**

MEMBERS ABSENT: NONE.

CALL TO ORDER

Mayor Plyler called the meeting to order at 5:04 p.m. The Pledge of Allegiance and Invocation were led by Mayor David Plyler.

CALL TO ORDER

APPROVE MINUTES

**The Council reviewed the Minutes of the Regular City Council Meeting of May 6, 2024. Council Member Dobbs moved to approve the Minutes, as presented; Second by Deputy Mayor Teamann; All present voted AYE.
MOTION CARRIED.**

APPROVE MINUTES

CITIZEN'S COMMENTS

There were no citizen's comments.

CITIZEN'S COMMENTS

CONSENT AGENDA

Asterisked (*) items are considered to be routine and will be enacted in one motion without discussion unless a Council Member or a citizen requests a specific item be discussed and voted on separately.

CONSENT AGENDA

The Council reviewed the Consent Agenda. Council Member Howeth moved to approve the Consent Agenda, as presented. Second by Deputy Mayor Teamann. All present voted AYE.

SPECIAL PRESENTATION

**TO PRESENT COMMUNICATIONS OFFICER ARTHUR COKER,
PATROL OFFICER CHRISTIAN ERICKSEN, AND PATROL OFFICER
CALEB BURKE WITH LIFE SAVING AWARDS**

LIFE SAVING AWARDS

Jason Jeffcoat, Police Chief, recognized several members of the Police Department with Life Saving Awards.

Arthur Coker, Communications Officer, received the 911 call when citizen Karen Tooley went into cardiac arrest. He initiated the nursing protocol and directed the caller how to perform CPR. He helped maintain the patient until Paramedics arrived on the scene to transport her.

Chief Jeffcoat also presented the award to Caleb Burke, Patrol Officer, and Christian Ericksen, Patrol Officer. The officers were dispatched to a patient that had experienced a cocaine overdose. Both officers performed CPR on the patient and administered

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Narcan to the patient. Because of their actions, the patient survived the emergency.

PROCLAMATION

“MOTORCYCLE SAFETY AWARENESS MONTH” - MAY 2024

Mayor Plyler presented a proclamation designating “Motorcycle Safety Awareness Month,” to Shane Gaston, Texoma ABATE Secretary.

**MOTORCYCLE SAFETY
AWARENESS MONTH
(MAY 2024)**

**“CHILDREN’S CHORUS OF GREATER NORTH TEXAS” - 20TH
ANNIVERSARY**

Council Member Howeth presented a proclamation recognizing the “Children’s Chorus of Greater North Texas,” to Susan Snyder Marum, President of the Children’s Chorus of Greater North Texas.

**CHILDREN’S CHORUS
OF GREATER NORTH
TEXAS - 20TH
ANNIVERSARY**

Mayor Plyler introduced Ordinance No. 6717 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, APPROVING AN AMENDED PROJECT AND FINANCING PLAN FOR SHERMAN TAX INCREMENT REINVESTMENT ZONE NUMBER SEVEN, CITY OF SHERMAN, TEXAS, ESTABLISHED PURSUANT TO CHAPTER 311 OF THE TEXAS TAX CODE; PROVIDING A REPEALER CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

**ORD 6717
AMEND PROJECT &
FINANCING PLAN
TIRZ #7**

Mary Lawrence, Chief Financial Officer, said this is the amended Project and Financing Plan for TIRZ #7, that was recommended by the TIRZ Board. This is also a companion to Item H-2, Resolution 7301, which is an amended Master Development Agreement.

No citizens appeared before the City Council to discuss Ordinance No. 6717.

Mayor Plyler introduced Ordinance No. 6718 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, TO REZONE A TRACT OF LAND BEING IN BLOCK 1, LOTS 27, 28, 29 AND 30 OF HM SUMNERS 2ND ADDITION, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, LOCATED AT 923 EAST JONES STREET, HERETOFORE ZONED R-6 (SINGLE FAMILY RESIDENTIAL) DISTRICT; REZONING AND PLACING THE TRACT IN THE R-5 (SINGLE FAMILY RESIDENTIAL) DISTRICT ZONING CLASSIFICATION, JOSE TOBAR (OWNER), DIEGO TOBAR (REPRESENTATIVE) AND PRESTON TRAIL LAND SURVEYING (SURVEYOR) PROVIDING FOR A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

**ORD 6718
ZONE CHANGE
(923 E. JONES ST)**

Rob Rae, Director of Development Services, said this is a zone change for the owner to construct two single-family homes. The Planning and Zoning Commission recommended approval of the zone change.

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Diego Tobar, appeared representing the request, and was available to answer any questions the Council might have.

No other citizens appeared before the City Council to discuss Ordinance No. 6718.

Mayor Plyler introduced Ordinance No. 6719 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, AND GRANTING A SPECIFIC USE PERMIT TO ALLOW A SMOKE SHOP IN A C-2 (GENERAL COMMERCIAL) DISTRICT, LOCATED AT 4520 TEXOMA PARKWAY SUITES M & N, BEING A PART OF THE W.M. PATTERSON SURVEY, ABSTRACT NO. 503, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS TEXOMA SOUTH DEVELOPMENT CORPORATION (OWNER), VAPOR MAVEN TX, LLC (REPRESENTATIVE) AND COPLEY LAND SURVEYING (SURVEYOR); PRESCRIBING CONDITIONS TO THE SPECIFIC USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

**ORD 6719
SUP FOR SMOKE
SHOP
(4520 TEXOMA PKWY)**

Mr. Rae said the Specific Use Permit if for a smoke shop. The Planning and Zoning Commission recommended approval of the SUP, but the staff recommended that it be denied. It does meet the minimum requirements that were recently approved, and it is not within 1,000 feet of another smoke shop. He showed a map of all smoke shops that are currently in the City, highlighting the designated "buffer zone."

Alexandra Woodard, 2045 Chief Street, Bryan, Texas

Ms. Woodard, appeared representing Vapor Maven TX, LLC, and was available to answer any questions the Council might have.

No other citizens appeared before the City Council to discuss Ordinance No. 6719.

Mayor Plyler asked that the caption of Ordinance Nos. 6720 and 6721 be read together.

**ORD 6720
ZONE CHANGE
(3400 BLOCK OF
W. HOUSTON ST)**

Mayor Plyler introduced Ordinance No. 6720 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, TO REZONE A TRACT OF LAND CONSISTING OF 13.982 ACRES IN THE ELIZABETH JONES SURVEY, ABSTRACT NO. 625 AND BEING A PORTION OF A CALLED 28.989 ACRE TRACT IN THE FM 1417 OVERLAY DISTRICT, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, LOCATED IN THE 3400 BLOCK WEST HOUSTON STREET, HERETOFORE ZONED C-2 (GENERAL COMMERCIAL) DISTRICT; REZONING AND PLACING THE TRACT IN THE MF-15 (MULTI FAMILY RESIDENTIAL) DISTRICT ZONING CLASSIFICATION, HARVEST TIME ASSEMBLY OF GOD CHURCH (OWNER), SHAY GEACH, P.E. (REPRESENTATIVE) AND KIMLEY HORN

(SURVEYOR) PROVIDING FOR A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Mayor Plyler introduced Ordinance No. 6721 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, AND GRANTING A SPECIFIC USE PERMIT TO ALLOW A DWELLING, SINGLE-FAMILY FOR RENT (BUILD-TO-RENT) IN A MF-15 (MULTI FAMILY RESIDENTIAL) DISTRICT, LOCATED IN THE 3400 BLOCK WEST HOUSTON STREET, CONSISTING OF 13.982 ACRES IN THE ELIZABETH JONES SURVEY, ABSTRACT NO. 625 AND BEING A PORTION OF A CALLED 28.989 ACRE TRACT IN THE FM 1417 OVERLAY DISTRICT, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS HARVEST TIME ASSEMBLY OF GOD CHURCH (OWNER), SHAY GEACH, P.E. (REPRESENTATIVE) AND KIMLEY HORN (SURVEYOR); PRESCRIBING CONDITIONS TO THE SPECIFIC USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

ORD 6721
SUP FOR SINGLE
FAMILY FOR RENT
(3400 BLOCK OF
W. HOUSTON ST)

Mr. Rae said Ordinance 6720 is a zone change from C-2 to MF-15, to construct a senior living, multi-family development, to include 84 units. Because a number of the units fall under the “build-to-rent” category, it would require a SUP for build-to-rent, Ordinance 6721. The development would include duplexes and four-plexes, that are defined under the new ordinance as build-to-rent.

He said the highest, and best use for this corner, at FM 1417 and SH 56, would be commercial, however because of the overpass, the property is “access limited.” Therefore, multi-family is an appropriate use for the property.

The owner has requested that the development be senior living. The staff would ask that, if approved, the property be “deed restricted” to include the age restriction of 55+. The Planning and Zoning Commission recommended approval of the zone change and the SUP.

Shay Geach, Engineer, Kimley-Horn, 2600 N. Central Expressway, Richardson, Texas

Ms. Geach appeared representing the owner of the property, and was available to answer any questions the Council might have.

No other citizens appeared before the City Council to discuss Ordinance Nos. 6720 and 6721.

Mayor Plyler introduced Ordinance No. 6722 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, AND GRANTING A SPECIFIC USE PERMIT TO ALLOW A VETERINARIAN, ANIMAL HOSPITAL, POUND OR SHELTER,

ORD 6722
SUP FOR
VETERINARIAN,
ANIMAL HOSPITAL,
POUND OR SHELTER
(5444 TEXOMA PKWY)

INDOOR OR OUTDOOR KENNELS IN A C-2 (GENERAL COMMERCIAL) DISTRICT, LOCATED AT 5444 TEXOMA PARKWAY, BEING LOT 3 OF BARNES/KIRKPATRICK ADDITION, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS NATHAN GILL (OWNER), WILL KNOBLER (REPRESENTATIVE) AND UNDERWOOD DRAFTING & SURVEYING, LLC (SURVEYOR); PRESCRIBING CONDITIONS TO THE SPECIFIC USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Mr. Rae said this is a SUP for animal boarding. The business is currently operating in this location, but would like to expand into the adjacent unit. They also have outdoor kennels, which require a SUP by the Zoning Ordinance. The Planning and Zoning Commission and the staff recommend approval.

Nathan Gill, 2616 Brookhollow Street, Sherman, Texas

Mr. Gill was the owner, and was available to answer any questions the Council might have.

No other citizens appeared before the City Council to discuss Ordinance No. 6722.

Mayor Plyler introduced Ordinance No. 6723 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, EXTENDING THE CORPORATE LIMITS OF SAID CITY SO AS TO ANNEX AN AREA OF LAND CONSISTING OF APPROXIMATELY 2.02 ACRES OF LAND LOCATED NORTH OF POST OAK CREEK AND SOUTH OF THREE OAKS, PHASE II, AND WEST OF THREE OAKS PHASE III ROAD ADJACENT TO THE SHERMAN CITY LIMITS AND IN THE CITY OF SHERMAN'S EXTRATERRITORIAL JURISDICTION, ON APPLICATION OF THE LANDOWNER; PROVIDING THAT THE OWNERS AND INHABITANTS OF THE SUBJECT AREA OF LAND SHALL BE ENTITLED TO THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS OF THE CITY OF SHERMAN AND SHALL BE BOUND BY THE ACTS AND ORDINANCES NOW IN EFFECT AND HEREINAFTER ADOPTED; AUTHORIZING EXECUTION OF THE ANNEXATION SERVICE PLAN AGREEMENT; PROVIDING FOR A PENALTY FOR A VIOLATION OF THIS ORDINANCE AND SHERMAN'S GENERAL ZONING ORDINANCE, ORDINANCE NO. 2280; PROVIDING A SAVINGS/REPEALING CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE; AND PROVIDING FOR THE PUBLICATION OF THE CAPTION HEREOF.

ORD 6723
ANNEXATION
(THREE OAKS,
SECTION 4)

Wayne Lee, Director of Engineering, said the developer has requested annexation for a future phase of his development. The staff recommends approval of the request.

Kirk Allen, Developer

Mr. Allen was available to answer any questions the Council might have.

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No other citizens appeared before the City Council to discuss Ordinance No. 6723.

Mayor Plyler asked that the caption of Ordinance Nos. 6724, 6725, and 6726 be read together.

**ORD 6724
ABANDON ROW
(TERRA PERPETUA)**

Mayor Plyler introduced Ordinance No. 6724 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, CLOSING AND ABANDONING A PORTION OF RIGHT OF WAY IN THE CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, SAID RIGHT OF WAY BEING ESTABLISHED IN INSTRUMENT NUMBER 2022-55 OF PLAT RECORDS OF GRAYSON COUNTY, TEXAS; AUTHORIZING THE CITY MANAGER TO EXECUTE A QUITCLAIM DEED CONVEYING THE SAME TO TERRA PERPETUA, LLC, THE ADJOINING PROPERTY OWNER.

Mayor Plyler introduced Ordinance No. 6725 and called for a public hearing:

**ORD 6725
ABANDON SANITARY
SEWER EASEMENT
(BEL AIR VILLAGE)**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, ABANDONING A PORTION OF ONE (1) FIFTEEN-FOOT (15') WIDE SANITARY SEWER EASEMENT LOCATED IN LOT 2-HOA, BLOCK F OF REPLAT BEL-AIR VILLAGE, PHASE 1, BEING MORE PARTICULARLY DESCRIBED IN THE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES, WHICH SANITARY SEWER EASEMENT IS ESTABLISHED IN INSTRUMENT NO. 2022-55 OF THE PLAT RECORDS OF GRAYSON COUNTY, TEXAS.

Mayor Plyler introduced Ordinance No. 6726 and called for a public hearing:

**ORD 6726
ABANDON DETENTION
EASEMENT
(BEL AIR VILLAGE)**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, ABANDONING ONE (1) 3.728 ACRE DETENTION EASEMENT LOCATED IN LOT 2-HOA, BLOCK F OF REPLAT BEL-AIR VILLAGE, PHASE 1, BEING MORE PARTICULARLY DESCRIBED IN THE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES, WHICH DETENTION EASEMENT IS ESTABLISHED IN INSTRUMENT NO. 2022-55 OF THE PLAT RECORDS OF GRAYSON COUNTY, TEXAS.

Mr. Lee said these three ordinances were a part of the Bel Air Village amenities in Phase 1. As the design progressed in Phase 2, changes were made, and this right-of-way and easements were no longer needed for the project. The staff recommended approval of the abandonments.

No citizens appeared before the City Council to discuss Ordinance Nos. 6724, 6725, and 6726.

Mayor Plyler introduced Ordinance No. 6727 and called for a public hearing:

**ORD 6727
ABANDON PLATTED
ALLEYS
(BETWEEN MOORE
& STEADMAN STS)**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, CLOSING AND ABANDONING TWO (2) PLATTED ALLEYS IN THE CITY OF SHERMAN, GRAYSON

COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED IN THE EXHIBIT “A” ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES, SAID ALLEY BEING ESTABLISHED IN VOLUME 203, PAGE 326 OF DEED RECORDS OF GRAYSON COUNTY, TEXAS.

Mr. Lee said these two alleys were north of Steadman Street, but were never developed. The staff recommends abandoning these easements and incorporating them into the backyards of the newly platted lots.

No citizens appeared before the City Council to discuss Ordinance No. 6727.

The Public Hearing was closed.

Ordinance 6717

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, APPROVING AN AMENDED PROJECT AND FINANCING PLAN FOR SHERMAN TAX INCREMENT REINVESTMENT ZONE NUMBER SEVEN, CITY OF SHERMAN, TEXAS, ESTABLISHED PURSUANT TO CHAPTER 311 OF THE TEXAS TAX CODE; PROVIDING A REPEALER CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

ORD 6717
AMEND PROJECT &
FINANCING PLAN
TIRZ #7

Ordinance 6718

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, TO REZONE A TRACT OF LAND BEING IN BLOCK 1, LOTS 27, 28, 29 AND 30 OF HM SUMNERS 2ND ADDITION, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, LOCATED AT 923 EAST JONES STREET, HERETOFORE ZONED R-6 (SINGLE FAMILY RESIDENTIAL) DISTRICT; REZONING AND PLACING THE TRACT IN THE R-5 (SINGLE FAMILY RESIDENTIAL) DISTRICT ZONING CLASSIFICATION, JOSE TOBAR (OWNER), DIEGO TOBAR (REPRESENTATIVE) AND PRESTON TRAIL LAND SURVEYING (SURVEYOR) PROVIDING FOR A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

ORD 6718
ZONE CHANGE
(923 E. JONES ST)

ACTION TAKEN.

Motion by Council Member Dobbs to approve Ordinance Nos. 6717 and 6718, as presented. Second by Deputy Mayor Teamann.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

Ordinance 6719

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, AND GRANTING A SPECIFIC USE PERMIT TO ALLOW A SMOKE SHOP IN A C-2 (GENERAL COMMERCIAL) DISTRICT, LOCATED AT 4520

ORD 6719
SUP FOR SMOKE
SHOP
(4520 TEXOMA PKWY)
DENIED

TEXOMA PARKWAY SUITES M & N, BEING A PART OF THE W.M. PATTERSON SURVEY, ABSTRACT NO. 503, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS TEXOMA SOUTH DEVELOPMENT CORPORATION (OWNER), VAPOR MAVEN TX, LLC (REPRESENTATIVE) AND COPLEY LAND SURVEYING (SURVEYOR); PRESCRIBING CONDITIONS TO THE SPECIFIC USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Deputy Mayor Teamann asked why the staff recommended denial of this ordinance. Mr. Rae said because they have had a lot of these requests and have heard from Council in the past that it is an undesirable use. This request is adjacent to a tattoo shop and another sexually oriented business, and there are already a number of smoke shops on Texoma Parkway.

ACTION TAKEN.

Motion by Council Member Dobbs to deny Ordinance No. 6719, as presented. Second by Council Member Howeth.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED TO DENY.

Ordinance 6720

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, TO REZONE A TRACT OF LAND CONSISTING OF 13.982 ACRES IN THE ELIZABETH JONES SURVEY, ABSTRACT NO. 625 AND BEING A PORTION OF A CALLED 28.989 ACRE TRACT IN THE FM 1417 OVERLAY DISTRICT, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, LOCATED IN THE 3400 BLOCK WEST HOUSTON STREET, HERETOFORE ZONED C-2 (GENERAL COMMERCIAL) DISTRICT; REZONING AND PLACING THE TRACT IN THE MF-15 (MULTI FAMILY RESIDENTIAL) DISTRICT ZONING CLASSIFICATION, HARVEST TIME ASSEMBLY OF GOD CHURCH (OWNER), SHAY GEACH, P.E. (REPRESENTATIVE) AND KIMLEY HORN (SURVEYOR) PROVIDING FOR A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

ORD 6720
ZONE CHANGE
(3400 BLOCK OF
W. HOUSTON ST)

Ordinance 6721

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, AND GRANTING A SPECIFIC USE PERMIT TO ALLOW A DWELLING, SINGLE-FAMILY FOR RENT (BUILD-TO-RENT) IN A MF-15 (MULTI FAMILY RESIDENTIAL) DISTRICT, LOCATED IN THE 3400 BLOCK WEST HOUSTON STREET, CONSISTING OF 13.982 ACRES IN THE ELIZABETH JONES SURVEY, ABSTRACT NO. 625 AND BEING A PORTION OF A CALLED 28.989 ACRE TRACT IN THE FM 1417 OVERLAY DISTRICT, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS HARVEST TIME ASSEMBLY OF GOD CHURCH (OWNER), SHAY GEACH, P.E. (REPRESENTATIVE) AND KIMLEY HORN

ORD 6721
SUP FOR SINGLE
FAMILY FOR RENT
(3400 BLOCK OF
W. HOUSTON ST)

(SURVEYOR); PRESCRIBING CONDITIONS TO THE SPECIFIC USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Council Member Holland asked about the possibility of changing the overpass. Mr. Rae said if the overpass was removed and the intersection was “at grade,” it would be much better for commercial use. With the overpass, the access to that tract of land would need to be so far back, that it’s not viable for commercial use. Robby Hefton, City Manager, said the Texas Department of Transportation has said that overpass will not be removed.

Council Member Stevenson verified that the senior living requirement would be assured through a deed restriction. Deputy Mayor Teamann asked if they could also deed restrict the development to one story.

Ryan Pittman, City Attorney, said the applicant could address that request. He explained the two parts of the request, the zone change and the SUP.

Ms. Geach said they would be willing to add a deed restriction to provide for a one-story development.

Council Member Marroquin asked how parking would be handled. Mr. Rae said parking would be from SH 56, and would align with Ridgeview Road. With “senior living,” less trips are generated. An emergency access point is also provided in the plan.

ACTION TAKEN.

Motion by Council Member Howeth to approve Ordinance Nos. 6720 and 6721, with the condition that on Ordinance 6721, it would be subject to the applicant preparing and obtaining approval by the City’s Director of Development Services, of a deed restriction limiting use of the property for age restricted residential, meaning 55 and older, and the building height of no more than one story, said deed restriction being imposed on property prior to issuance of any building permits on the property. Second by Deputy Mayor Teamann.

VOTING AYE: Plyler, Holland, Howeth, Teamann.

VOTING NAY: Dobbs, Marroquin, Stevenson,

MOTION CARRIED.

Ordinance 6722

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SHERMAN'S ZONING ORDINANCE/CODE OF ORDINANCES CHAPTER 14, AND GRANTING A SPECIFIC USE PERMIT TO ALLOW A VETERINARIAN, ANIMAL HOSPITAL, POUND OR SHELTER, INDOOR OR OUTDOOR KENNELS IN A C-2 (GENERAL COMMERCIAL) DISTRICT, LOCATED AT 5444 TEXOMA PARKWAY, BEING LOT 3 OF BARNES/KIRKPATRICK ADDITION, CITY OF SHERMAN, GRAYSON COUNTY, TEXAS NATHAN GILL (OWNER), WILL KNOBLER (REPRESENTATIVE) AND UNDERWOOD DRAFTING & SURVEYING, LLC (SURVEYOR); PRESCRIBING

ORD 6722
SUP FOR
VETERINARIAN,
ANIMAL HOSPITAL,
POUND OR SHELTER
(5444 TEXOMA PKWY)

CONDITIONS TO THE SPECIFIC USE PERMIT; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00; PROVIDING A REPEALING/SAVINGS CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.

Council Member Stevenson asked who would inspect this facility. Mr. Rae said they would inspect the building when they request a Certificate of Occupancy or get any building permits. However they don't inspect the health of the animals.

Ordinance 6723

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, EXTENDING THE CORPORATE LIMITS OF SAID CITY SO AS TO ANNEX AN AREA OF LAND CONSISTING OF APPROXIMATELY 2.02 ACRES OF LAND LOCATED NORTH OF POST OAK CREEK AND SOUTH OF THREE OAKS, PHASE II, AND WEST OF THREE OAKS PHASE III ROAD ADJACENT TO THE SHERMAN CITY LIMITS AND IN THE CITY OF SHERMAN'S EXTRATERRITORIAL JURISDICTION, ON APPLICATION OF THE LANDOWNER; PROVIDING THAT THE OWNERS AND INHABITANTS OF THE SUBJECT AREA OF LAND SHALL BE ENTITLED TO THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS OF THE CITY OF SHERMAN AND SHALL BE BOUND BY THE ACTS AND ORDINANCES NOW IN EFFECT AND HEREINAFTER ADOPTED; AUTHORIZING EXECUTION OF THE ANNEXATION SERVICE PLAN AGREEMENT; PROVIDING FOR A PENALTY FOR A VIOLATION OF THIS ORDINANCE AND SHERMAN'S GENERAL ZONING ORDINANCE, ORDINANCE NO. 2280; PROVIDING A SAVINGS/REPEALING CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE; AND PROVIDING FOR THE PUBLICATION OF THE CAPTION HEREOF.

ORD 6723
ANNEXATION
(THREE OAKS,
SECTION 4)

ACTION TAKEN.

Motion by Deputy Mayor Teamann to approve Ordinance Nos. 6722 and 6723, as presented. Second by Council Member Dobbs.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

Ordinance 6724

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, CLOSING AND ABANDONING A PORTION OF RIGHT OF WAY IN THE CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, SAID RIGHT OF WAY BEING ESTABLISHED IN INSTRUMENT NUMBER 2022-55 OF PLAT RECORDS OF GRAYSON COUNTY, TEXAS; AUTHORIZING THE CITY MANAGER TO EXECUTE A QUITCLAIM DEED CONVEYING THE SAME TO TERRA PERPETUA, LLC, THE ADJOINING PROPERTY OWNER.

ORD 6724
ABANDON ROW
(TERRA PERPETUA)

Ordinance 6725

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, ABANDONING A PORTION OF ONE (1) FIFTEEN-FOOT (15') WIDE SANITARY SEWER EASEMENT

ORD 6725
ABANDON SANITARY
SEWER EASEMENT
(BEL AIR VILLAGE)

LOCATED IN LOT 2-HOA, BLOCK F OF REPLAT BEL-AIR VILLAGE, PHASE 1, BEING MORE PARTICULARLY DESCRIBED IN THE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES, WHICH SANITARY SEWER EASEMENT IS ESTABLISHED IN INSTRUMENT NO. 2022-55 OF THE PLAT RECORDS OF GRAYSON COUNTY, TEXAS.

Ordinance 6726

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, ABANDONING ONE (1) 3.728 ACRE DETENTION EASEMENT LOCATED IN LOT 2-HOA, BLOCK F OF REPLAT BEL-AIR VILLAGE, PHASE 1, BEING MORE PARTICULARLY DESCRIBED IN THE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES, WHICH DETENTION EASEMENT IS ESTABLISHED IN INSTRUMENT NO. 2022-55 OF THE PLAT RECORDS OF GRAYSON COUNTY, TEXAS.

ORD 6726
ABANDON DETENTION
EASEMENT
(BEL AIR VILLAGE)

ACTION TAKEN.

Motion by Council Member Howeth to approve Ordinance Nos. 6724, 6725, and 6726, as presented. Second by Deputy Mayor Teamann.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

Ordinance 6727

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, CLOSING AND ABANDONING TWO (2) PLATTED ALLEYS IN THE CITY OF SHERMAN, GRAYSON COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED IN THE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES, SAID ALLEY BEING ESTABLISHED IN VOLUME 203, PAGE 326 OF DEED RECORDS OF GRAYSON COUNTY, TEXAS.

ORD 6727
ABANDON PLATTED
ALLEYS
(BETWEEN MOORE
& STEADMAN STS)

ACTION TAKEN.

Motion by Deputy Mayor Teamann to approve Ordinance No. 6727, as presented. Second by Council Member Stevenson.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

RESOLUTION NO. 7300

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, CONFIRMING THE EMPLOYMENT OF THE SHERMAN PARKS AND RECREATION DEPARTMENT'S PARKS AND RECREATION DIRECTOR.

RES 7300
PARKS & REC
DIRECTOR

Mr. Hefton said the City Charter requires that the City Council confirm any appointments that the City Manager makes to a director position. He recommended Justin Eastwood be appointed as Parks and Recreation Director. Mr. Eastwood will begin employment with the City in mid-June.

ACTION TAKEN.

Motion by Council Member Holland to approve Resolution No. 7300, confirming the City Manager's appointment of a Parks and Recreation Director, as presented. Second by Council Member Dobbs.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

RESOLUTION NO. 7301

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF THE THIRD AMENDMENT TO THE BEL AIR VILLAGE MASTER DEVELOPMENT AGREEMENT WITH TERRA PERPETUA, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AMENDING THE TERMS AND CONDITIONS OF THE BEL AIR VILLAGE MASTER DEVELOPMENT AGREEMENT DATED DECEMBER 18, 2020 AND APPROVED BY RESOLUTION NO. 6676.

**RES 7301
THIRD AMENDMENT
BEL AIR VILLAGE
MASTER DEV
AGREEMENT**

Mr. Hefton said this is the third amendment to the Bel Air Village Master Development Agreement, and is related to the Finance Plan. It extends the date that the developer reimbursements start to January 2030, assuming he makes the Phase 2 improvements that are still required to be met.

ACTION TAKEN.

Motion by Deputy Mayor Teamann to approve Resolution No. 7301, as presented. Second by Council Member Howeth.

VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

RESOLUTION NO. 7302

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING THE EXECUTION OF AN AMENDED LICENSE AGREEMENT WITH SHERMAN SPORTS AND ENTERTAINMENT, LLC, FOR THE USE OF VETERANS FIELD.

**RES 7302
USE OF VETERANS
FIELD**

Ryan Pittman, City Attorney, said the Council previously heard a request from Sherman F&B, LLC, to allow for the sale of mixed beverages at Veterans Field. Previously the Council granted a license agreement with Sherman Sports and Entertainment, LLC, which is a separate entity.

Both entities are under common ownership, but in order to allow Sherman F&B to sell mixed beverages at this location, the original license agreement with Sherman Sports and Entertainment must be amended, to allow for the sublicense.

Mr. Pittman said there are some requirements on the sale of these mixed beverages, that the Council had previously discussed. These include that any sales of liquor or mixed beverages must be done through a frozen drink machine.

Council Member Howeth asked if children would be restricted from the area. Mr. Pittman said this was not included in the restrictions. A representative of Sherman F&B said they are restricting children from entering the beer garden, unless they are accompanied by a parent. It also said alcohol must be in the fenced area of the ballpark and not taken outside that designated area.

ACTION TAKEN.

Motion by Council Member Stevenson to approve Resolution No. 7302, as presented. Second by Council Member Dobbs.
VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson.
VOTING NAY: None.
ABSTAIN: Teamann.
MOTION CARRIED.

RESOLUTION NO. 7303

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF A STREET AND UTILITY AGREEMENT BETWEEN THE CITY OF SHERMAN AND SHERMAN INDEPENDENT SCHOOL DISTRICT FOR DESIGN AND CONSTRUCTION OF CERTAIN PUBLIC INFRASTRUCTURE RELATED TO LONE STAR PARKWAY AND HERITAGE RANCH TRAIL.

**RES 7303
STREET & UTILITY
AGREEMENT WITH
SISD**

Mr. Hefton said this agreement is for the City to work with the developer and the Sherman Independent School District, to construct road improvements along Lone Star Parkway and Heritage Ranch Road. He outlined the City's commitment to the project, which will cost about \$7 million.

The SISD has agreed to pay about \$1.2 million during the construction process to help offset the cost. The infrastructure improvement will benefit the entire 400 acre planned development. The timing is crucial because the SISD plans for this school to open in August 2025.

There is a Tax Increment Reinvestment Zone for commercial and other uses, in that area, that would allow the developer to recoup some of his costs. He is willing to forgo that, and have the City recoup all the TIRZ dollars until they are repaid for those improvements. The road was originally in the developer's plan for construction, but because of development in that area, the City will handle it. The property owner has already conveyed the land to the SISD.

ACTION TAKEN.

Motion by Council Member Stevenson to approve Resolution No. 7303, as presented. Second by Council Member Howeth.
VOTING AYE: Dobbs, Holland, Howeth, Marroquin, Stevenson.
VOTING NAY: None.
ABSTAIN: Teamann.
MOTION CARRIED.

RESOLUTION NO. 7304

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE

**RES 7304
LAND PURCHASE
FOR SHEPHERD**

TO EXECUTE A SPECIAL WARRANTY DEED FOR THE PURCHASE OF 1.488 ACRES OF LAND, MORE OR LESS, IN THE FRIAR McNEELY SURVEY, ABSTRACT NO. 826, IN SHERMAN, GRAYSON COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED ON THE ATTACHED EXHIBIT “A-1” ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.
CONSENT AGENDA.

ELEVATED WATER
STORAGE TANK

RESOLUTION NO. 7305

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AMENDMENT NO. 1 TO THE PROFESSIONAL SERVICES AGREEMENT WITH PARKHILL, SMITH & COOPER INC., DBA PARKHILL FOR GROUNDWATER ANALYSIS AND DEVELOPMENT PHASE 1: HYDROLOGIC CONDITIONS ASSESSMENT AND MODEL.
CONSENT AGENDA.

RES 7305
GROUNDWATER
ANALYSIS

RESOLUTION NO. 7306

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AMENDMENT NO. 3 TO THE PROFESSIONAL SERVICES AGREEMENT WITH PLUMMER ASSOCIATES, INC. FOR ENGINEERING SERVICES FOR DESIGN OF THE WASTEWATER TREATMENT AND WATER REUSE MASTER PLAN PROJECT.
CONSENT AGENDA.

RES 7306
WASTEWATER
TREATMENT &
WATER REUSE

RESOLUTION NO. 7307

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AWARDED A BID TO AND AUTHORIZING EXECUTION OF A CONTRACT BETWEEN WESTERN MUNICIPAL CONSTRUCTION OF TEXAS, LLC AND THE GREATER TEXOMA UTILITY AUTHORITY BASED ON AN INVITATION TO BID FOR THE POST OAK SANITARY SEWER IMPROVEMENTS.
CONSENT AGENDA.

RES 7307
POST OAK
SANITARY SEWER
IMPROVEMENTS

RESOLUTION NO. 7308

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AWARDED A BID TO AND AUTHORIZING EXECUTION OF A CONTRACT WITH MOUNTAIN CASCADE OF TEXAS, LLC., BASED ON AN INVITATION TO BID FOR THE NTMWD 72-INCH WL REPLACEMENT.
CONSENT AGENDA.

RES 7308
NTMWD 72”
WATER LINE
REPLACEMENT

RESOLUTION NO. 7309

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF A PROFESSIONAL SERVICES AGREEMENT WITH MEAD & HUNT, INC. FOR THE POST OAK WASTEWATER TREATMENT PLANT DIGESTER EVALUATION AND PRELIMINARY ENGINEERING FEASIBILITY REPORT.
CONSENT AGENDA.

RES 7309
POST OAK
WWTP DIGESTER
ENGINEERING

RESOLUTION NO. 7310

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AWARDED BIDS TO AND AUTHORIZING

RES 7310
ANNUAL FINISH &
ROUGH MOWING

**EXECUTION OF CONTRACTS WITH MULTIPLE VENDORS FOR ANNUAL FINISH AND ROUGH MOWING SERVICES.
CONSENT AGENDA.**

RESOLUTION NO. 7311

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN ENCROACHMENT AGREEMENT TO CARLOS CONTRERAS FOR THE ENCROACHMENT OF AN EXISTING BUILDING WITHIN 20-FOOT UTILITY EASEMENT ESTABLISHED IN VOLUME 662, PAGE 379, DEED RECORDS, GRAYSON COUNTY, TEXAS, LOCALLY KNOWN AS 4511 COX STREET IN THE CITY OF SHERMAN.
CONSENT AGENDA.**

**RES 7311
ENCROACHMENT
FOR BUILDING
(4511 COX ST)**

RESOLUTION NO. 7312

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING THE PURCHASE OF NEW XYBIX WORKSTATIONS FOR SHERMAN POLICE DEPARTMENT EMERGENCY COMMUNICATION CENTER THROUGH GOVERNMENT COOPERATIVE PRICING.
CONSENT AGENDA.**

**RES 7312
POLICE DISPATCH
WORK STATIONS**

OTHER BUSINESS

DISCUSSION OF SUBDIVISION ORDINANCE AND ENGINEERING DESIGN STANDARDS MANUAL

Mr. Rae presented the Subdivision Ordinance and the Engineering Design Manual that they have been working to update. The State changed some requirements and those things have been updated. For example, plats don't come to the City Council anymore, they are approved by the Planning and Zoning Commission, and the Tree Ordinance has already been approved by Council.

**SUBDIVISION ORD &
ENGINEERING DESIGN
STANDARDS MANUAL**

He highlighted three main components of the Subdivision Ordinance, which are the administration regulations, the development procedures, and the public infrastructure standards. New additions are the traffic impact analysis and the park improvement fee. He discussed the requirements for both.

Currently, traffic impact analyses are only required for Planned Development. The proposal is to require them for zone changes, site plans, and any daycare or school.

The staff is also proposing to include park dedication requirements for new residential development, that would be enforced at platting. He said, most peer cities also have a park dedication fee, in addition to the land dedication.

For park dedication, the staff recommended one acre for every 50 proposed dwelling units; a fee-in-lieu, by approval of the City Manager, if dedication cannot be accomplished; and 50% credit for private parks or HOA parks. The park improvement fee is not currently in the draft Subdivision Ordinance, but could be included, and could be \$1,500 per unit, assessed with the building permit application.

Council Members discussed the park dedication and park improvement fees, and who would pay each. They did express concern about the fees being passed on to the homeowners.

Mr. Hefton felt the issue of park improvement fees should be discussed more in depth at the upcoming CIP Meeting, and possibly the Budget Workshop.

Mr. Lee presented the Engineering Design Standards Manual. He said it was originally drafted by Kimley-Horn, and has been “in the works” for the last three years. The proposed design standards would improve consistency in the engineering review and implementation, and standardizes the design requirements.

Mr. Rae said both documents should be adopted together.

COUNCIL COMMENTS

- Need more events in the Downtown area. (Henry Marroquin)
- Recognizing members of the Police Department for their lifesaving efforts. (Henry Marroquin, Juston Dobbs, Darron Holland, Shawn Teamann, Josh Stevenson, David Plyler)

COUNCIL COMMENTS

EXECUTIVE SESSION – IN ACCORDANCE WITH CHAPTER 551, GOVT. CODE, V.T.C.S., (OPEN MEETINGS LAW)

EXECUTIVE SESSION

THE CITY COUNCIL WILL NOW HOLD AN EXECUTIVE SESSION PURSUANT TO THE PROVISIONS OF THE OPEN MEETINGS LAW, CHAPTER 551, GOVERNMENT CODE, VERNONS TEXAS CODES ANNOTATED, IN ACCORDANCE WITH THE AUTHORITY CONTAINED IN THE FOLLOWING SECTIONS.

TEX. GOV'T CODE § 551.071 --

SEEKING THE ADVICE OF ITS ATTORNEY ABOUT PENDING OR CONTEMPLATED LITIGATION, SETTLEMENT OFFERS OR ANY MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE CITY COUNCIL UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH THE TEXAS OPEN MEETINGS ACT

TEX. GOV'T CODE § 551.072 --

DELIBERATING THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY IF DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE CITY IN NEGOTIATIONS WITH A THIRD PERSON

- A) Receive legal advice from City Attorney regarding election matters

TEX. GOV'T CODE § 551.073 --

DELIBERATING A NEGOTIATED CONTRACT FOR A PROSPECTIVE GIFT OR DONATION TO THE CITY IF DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE CITY IN NEGOTIATIONS WITH A THIRD PERSON

TEX. GOV'T CODE § 551.074 --

DELIBERATING THE APPOINTMENT, EMPLOYMENT, EVALUATION, REASSIGNMENT, DUTIES, DISCIPLINE OR DISMISSAL OF A PUBLIC OFFICER OR EMPLOYEE; OR TO HEAR A COMPLAINT OR CHARGE AGAINST AN OFFICER OR EMPLOYEE UNLESS THE OFFICER OR EMPLOYEE WHO IS THE SUBJECT OF THE DELIBERATION OR HEARING REQUESTS A PUBLIC HEARING

TEX. GOV'T CODE § 551.076 –

DELIBERATING THE DEPLOYMENT, OR SPECIFIC OCCASIONS FOR IMPLEMENTATION, OF SECURITY PERSONNEL OR DEVICES OR A SECURITY AUDIT

TEX. GOV'T CODE § 551.087 –

DISCUSSING OR DELIBERATING COMMERCIAL OR FINANCIAL INFORMATION THAT THE CITY HAS RECEIVED FROM A BUSINESS PROSPECT THAT THE CITY SEEKS TO HAVE LOCATE, STAY OR EXPAND IN OR NEAR THE CITY AND WITH WHICH THE CITY IS CONDUCTING ECONOMIC DEVELOPMENT NEGOTIATIONS; OR DELIBERATING THE OFFER OF A FINANCIAL OR OTHER INCENTIVE TO A BUSINESS PROSPECT

- A) Crossroads Development
- B) Utility Issues
- C) Marriott Hotels

TEXAS GOV'T CODE § 551.089 --

DELIBERATING SECURITY ASSESSMENTS OR DEPLOYMENTS RELATING TO INFORMATION RESOURCES TECHNOLOGY, NETWORK SECURITY INFORMATION, OR THE DEPLOYMENT OR SPECIFIC OCCASIONS FOR IMPLEMENTATION OF SECURITY PERSONNEL, CRITICAL INFRASTRUCTURE OR SECURITY DEVICES

On Motion duly made and carried, the Open Meeting recessed and reconvened in Executive Session at 6:30 p.m.

On Motion duly made and carried, the Executive Session recessed at 7:37 p.m. and reconvened in Open Meeting.

OPEN MEETING

Reconvene into Open Meeting and take action, if any, on items discussed in Executive Session.

OPEN MEETING

ADJOURNMENT

On Motion duly made and carried, the meeting adjourned at 7:38 p.m.

ADJOURNMENT

MAYOR

CITY CLERK