

staff determined that the Airport rules and regulations needed to be updated to clarify things as the development progresses.

She said they also used a template from the Texas Department of Transportation Aviation Division to help ensure the Airport is in compliance with TxDOT and their requirements. The City will need to work closely with TxDOT on the “Through-the-Fence” Agreement to make sure that no grant assurances are violated. This proposed update to the ordinance will help the City facilitate the agreement.

Ms. Lawrence said many of the elements are the same as the old ordinance, but it has been rearranged and reformatted, based on TxDOT’s template.

No citizens appeared before the City Council to discuss Ordinance No. 6303.

Mayor Plyler introduced Ordinance No. 6304 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING CHAPTER 13 OF THE CODE OF ORDINANCES, ENTITLED “UTILITIES”, ARTICLE 13.07, ENTITLED “WATER, SEWERS AND SEWAGE DISPOSAL”, DIVISION 5, ENTITLED “REGULATIONS FOR DISPOSAL OF INDUSTRIAL WASTE”, AT SECTION 13.07.356, ENTITLED “SPECIFIC POLLUTANT LIMITATIONS”; PROVIDING FOR INCLUSION IN THE CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER CLAUSE.

ORD 6304
INDUSTRIAL WASTE
DISPOSAL

Clint Philpott, Assistant City Manager, said the City has received tentative approval from the Texas Commission on Environmental Quality to modify the daily maximum local limits for the pretreatment program.

The changes do not increase the limit of pollutants that leave the Wastewater Treatment Plant, but do increase the daily maximum allowed for individual users. The current limits were set in 2011, and since that time, there has been significant changes in the discharge from local industries.

These changes allowed the City the opportunity to reallocate the loading of the pollutants, and provide additional capacity for current and future industries.

The final approval requires adoption by the City of Sherman and the City of Howe. Sherman also treats the City of Howe’s sewer system and operates their pre-treatment program. This is to assure that the City’s process can also handle the pollutants that they are sending into the system.

No citizens appeared before the City Council to discuss Ordinance No. 6304.

Mayor Plyler introduced Ordinance No. 6305 and called for a public hearing:

ORD 6305
ZONE CHANGE

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SECTION 12, ORDINANCE NO. 2280, SO AS TO INCLUDE CERTAIN PROPERTIES WITHIN THE R-1 (ONE FAMILY RESIDENTIAL) DISTRICT AT 1527 EAST LAMAR STREET, BEING LOTS 9 AND 10, BLOCK 40, COLLEGE PARK ADDITION (LISA FOSTER, OWNER; PRESTON TRAIL LAND SURVEYING, SURVEYOR; AND NBS DRAFTING & DESIGN, NATHAN GRAY, DRAFTSMAN); PROVIDING FOR A REPEALER.

(1527 E. LAMAR)

Rob Rae, Director of Development Services, said the property is located at the corner of Lamar and Cleveland Streets, and the owners have requested a zone change from a C-1 (Retail Business) District to an R-1 (One Family Residential) District.

There was previously a substandard structure at this location, and the City removed it. The owner would like to construct a single family residence on the property.

The Planning and Zoning Commission recommended approval of the zone change, subject to the Staff Review Letter.

No citizens appeared before the City Council to discuss Ordinance No. 6305.

Mayor Plyler introduced Ordinance No. 6306 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SECTION 12, ORDINANCE NO. 2280, SO AS TO INCLUDE CERTAIN PROPERTIES WITHIN THE R-2 (MULTI-FAMILY RESIDENTIAL) DISTRICT AT 1225 PARK PLACE, BEING A PART OF BLOCKS 4 AND 5 OF THE REPLAT OF LOTS 6 THRU 45, WOODHAVEN ADDITION, CONTAINING 1.252 ACRES IN THE J.B. McANAIR SURVEY, ABSTRACT NO. 763 (SHERMAN C&G PROPERTIES, OWNERS; MICHAEL J. WRIGHT & ASSOCIATES, INC., ARCHITECT; AND PLS PIPELINE LAND SERVICES, INC., SURVEYOR); PROVIDING FOR A REPEALER.

ORD 6306
ZONE CHANGE
(1225 PARK PLACE)

Mr. Rae said the property is zoned an R-1 (One Family Residential) District and the owners are requesting a zone change to an R-2 (Multi-Family Residential) District.

The apartment building burned down in 2019, and they would like to rebuild in a similar manner as it previously was. The building was originally built in 1982, and was probably allowed through a Specific Use Permit.

The Planning and Zoning Commission recommended approval of the zone change, subject to the Staff Review Letter.

Michael Wright, 8233 Mid Cities Blvd. Suite A, North Richland Hills, Texas

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Mr. Wright, Michael J. Wright & Associates, Inc., said their client purchased the property over 10 years ago and would like to build it back to what it was originally in the 1980s.

No other citizens appeared before the City Council to discuss Ordinance No. 6306.

The Public Hearing was closed.

ADOPTION OF ORDINANCES

Ordinance 6303

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING CHAPTER 1, ENTITLED "GENERAL PROVISIONS", AT ARTICLE 1.07, ENTITLED "AVIATION", TO DELETE IN ITS ENTIRETY DIVISION 3, ENTITLED "AIRPORT RULES", AND PROVIDE FOR A NEW DIVISION 3 TO BE ENTITLED "AIRPORT RULES AND REGULATIONS"; PROVIDING FOR INCLUSION IN THE CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER CLAUSE.

ORD 6303
MUNICIPAL AIRPORT
RULES &
REGULATIONS

Council Member Melton asked when construction on the subdivision would begin. Wayne Lee, Director of Engineering, said staff met with the developer last week and are working on finalizing the plans, but there is not a set time schedule at this time.

Ordinance 6304

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING CHAPTER 13 OF THE CODE OF ORDINANCES, ENTITLED "UTILITIES", ARTICLE 13.07, ENTITLED "WATER, SEWERS AND SEWAGE DISPOSAL", DIVISION 5, ENTITLED "REGULATIONS FOR DISPOSAL OF INDUSTRIAL WASTE", AT SECTION 13.07.356, ENTITLED "SPECIFIC POLLUTANT LIMITATIONS"; PROVIDING FOR INCLUSION IN THE CODE OF ORDINANCES; PROVIDING FOR SEVERABILITY; PROVIDING FOR A REPEALER CLAUSE.

ORD 6304
INDUSTRIAL WASTE
DISPOSAL

Council Member Teamann said it appeared that the change was to eliminate Arsenic and increase the allowable levels of Molybdenum, and he asked if that was changed because an industry that previously released Arsenic was no longer in Sherman.

Mr. Philpott said there are still requirements for the discharge of Arsenic, and those levels were increased. In 2011, the plant had restrictions on what TCEQ required the City to treat.

The City reviewed the local industries in Sherman to determine how their contribution to pollutants could be limited, so there would be no overtreatment.

The method used was to allow each industry an equal portion of the pollutant for disposal. However, some industries had more of a certain pollutant, but they could not dispose of more than their allotted amount. Others didn't have any of that

pollutant. The ordinance changes allow the City to increase that maximum, knowing that, overall the City will still be at conservative levels.

Council Member Teamann confirmed that the City is discharging the same level of pollutants that they were, but it's being sent for treatment at a different level.

Ordinance 6305

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SECTION 12, ORDINANCE NO. 2280, SO AS TO INCLUDE CERTAIN PROPERTIES WITHIN THE R-1 (ONE FAMILY RESIDENTIAL) DISTRICT AT 1527 EAST LAMAR STREET, BEING LOTS 9 AND 10, BLOCK 40, COLLEGE PARK ADDITION (LISA FOSTER, OWNER; PRESTON TRAIL LAND SURVEYING, SURVEYOR; AND NBS DRAFTING & DESIGN, NATHAN GRAY, DRAFTSMAN); PROVIDING FOR A REPEALER.

ORD 6305
ZONE CHANGE
(1527 E. LAMAR)

Ordinance 6306

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SECTION 12, ORDINANCE NO. 2280, SO AS TO INCLUDE CERTAIN PROPERTIES WITHIN THE R-2 (MULTI-FAMILY RESIDENTIAL) DISTRICT AT 1225 PARK PLACE, BEING A PART OF BLOCKS 4 AND 5 OF THE REPLAT OF LOTS 6 THRU 45, WOODHAVEN ADDITION, CONTAINING 1.252 ACRES IN THE J.B. McANAIR SURVEY, ABSTRACT NO. 763 (SHERMAN C&G PROPERTIES, OWNERS; MICHAEL J. WRIGHT & ASSOCIATES, INC., ARCHITECT; AND PLS PIPELINE LAND SERVICES, INC., SURVEYOR); PROVIDING FOR A REPEALER.

ORD 6306
ZONE CHANGE
(1225 PARK PLACE)

ACTION TAKEN.

Motion by Council Member Stevenson to adopt Ordinance Nos. 6303, 6304, 6305, and 6306, as presented. Second by Council Member Melton.

VOTING AYE: Holland, Melton, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

CONSENT AGENDA

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

CONSENT AGENDA

RESOLUTION NO. 6627 – AWARDING A BID TO AND AUTHORIZING EXECUTION OF A CONTRACT WITH SOUTHERN TIRE MART, LLC FOR AN ANNUAL SUPPLY OF LIGHT TRUCK, PASSENGER, AND OTR/COMMERCIAL TIRES
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AWARDING A BID TO AND AUTHORIZING EXECUTION OF A CONTRACT WITH SOUTHERN TIRE MART,

RES 6627
ANNUAL SUPPLY
OF TIRES

LLC FOR AN ANNUAL SUPPLY OF LIGHT TRUCK,
PASSENGER, AND OTR/COMMERCIAL TIRES.
CONSENT AGENDA.

RESOLUTION NO. 6628 – AWARDING A BID TO AND
AUTHORIZING EXECUTION OF A CONTRACT WITH JERRY
PAUL HIGGINS, LTD. FOR THE GENERATOR AND
UNINTERRUPTED POWER SUPPLY (PTS) PROJECT

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
SHERMAN, TEXAS, AWARDING A BID TO AND AUTHORIZING
EXECUTION OF A CONTRACT WITH JERRY PAUL HIGGINS,
LTD. FOR THE GENERATOR AND UNINTERRUPTED POWER
SUPPLY (UPS) PROJECT.
CONSENT AGENDA.

RES 6628
MUNICIPAL BLDG
GENERATOR &
UNINTERRUPTED
POWER SUPPLY

OTHER BUSINESS

SETTING A PUBLIC HEARING ON THE 2020 IMPACT FEE
LAND USE ASSUMPTIONS AND CAPITAL IMPROVEMENT
PROGRAMS FOR MONDAY, AUGUST 17, 2020

Mr. Philpott said State law requires that the City set a public
meeting prior to adoption of the Impact Fees that the Council
has discussed. The meeting will be a public meeting to
discuss the Land Use Assumption Maps and the 10 Year
Capital Improvement Plan, on which the fee is based.

IMPACT FEE LAND
USE ASSUMPTIONS
& CAPITAL
IMPROVEMENT
PROGRAM

At this meeting, the Capital Improvement Advisory Committee
will provide written comments and recommendations on the
program. Another public meeting will be set to discuss the
actual fee calculation.

ACTION TAKEN.

Motion by Council Member Stevenson to set a Public
Hearing on the 2020 Impact Fee Land Use Assumptions
and Capital Improvement Program for Monday, August 17,
2020, as presented. Second by Council Member Teamann.

VOTING AYE: Holland, Melton, Stevenson, Teamann.

VOTING NAY: None.

MOTION CARRIED.

CONSIDER SCHEDULING A JOINT MEETING OF THE CITY
COUNCIL AND THE SHERMAN ECONOMIC DEVELOPMENT
CORPORATION BOARD OF DIRECTORS FOR 12:00 P.M. ON
FRIDAY, SEPTEMBER 11, 2020, TO REVIEW AND APPROVE
SEDCO'S ANNUAL BUDGET AND WORK PLAN

Robby Hefton, City Manager, said this meeting would be the
annual joint meeting with the Sherman Economic
Development Corporation Board of Directors to review their
Budget and Work Plan. The SEDCO Board has already
approved it and the Council will now consider it.

SET CALLED MEETING
SEDCO BUDGET &
WORK PLAN

ACTION TAKEN.

Motion by Council Member Melton to schedule a Joint
Meeting of the City Council and the Sherman Economic
Development Corporation Board of Directors for
September 11, 2020, at 12:00 noon, as presented. Second
by Council Member Holland.

COUNCIL MINUTES – JULY 6, 2020

VOTING AYE: Holland, Melton, Stevenson, Teamann.
VOTING NAY: None.
MOTION CARRIED.

REPLAT APPROVAL OF HALL & JONES ADDITION, BLOCK 1, LOT 13R, BEING PART OF LOT 13, BLOCK 1, HALL & JONES ADDITION AND AN UNPLATTED TRACT IN THE J.B. McANAIR SURVEY, ABSTRACT NO. 763, CONTAINING 0.194 ACRES; LAZY L ENTERPRISES, OWNER; PRESTON TRAIL LAND SURVEYING, SURVEYOR (321 EAST CARTER STREET)

The City Council approved the Replat of Hall & Jones Addition, Block 1, Lot 13R, being a part of Lot 13, Block 1, Hall & Jones Addition, and an unplatted tract in the J.B. McAnair Survey.

The property is located at 521 East Carter Street, and is zoned an R-1 (One Family Residential) District. It is also located in the College Park Overlay District.

The owner was granted a variance to allow a 52.84 foot lot width to replat the property into one lot for residential development at the June 16, 2020 Planning and Zoning Commission Meeting. They also recommended approval of the Replat, subject to the Staff Review Letter.
CONSENT AGENDA.

MEDIA QUESTIONS

There were no media questions.

COUNCIL COMMENTS

KUDOS TO THE POLICE DEPARTMENT

Council Member Melton gave kudos to the Police Department for their quick response to a call that happened last night. She said she had received many comments about how quickly they responded.

KUDOS TO THE SANITATION DEPARTMENT

Council Member Melton also gave kudos to the Sanitation Department. She received a call from a citizen that said the truck driver actually got out of the truck and moved her sanitation cart so they could pick it up, on a holiday weekend.

LIGHTS ON THE LAKE

Deputy Mayor Teamann recognized the Fire Department and all those that were involved with the Lights on the Lake event. He said it was impressive, and the finale was one of the best in the area. He thanked them for spending their day working and into the evening.

SUPPORT THE POLICE DEPARTMENT

Council Member Holland recognized the Council for supporting the Police Department with all the incidents that went on last week. He said they talked with each shift to assure them that they had the support of the Council.

APPROVE REPLAT
HALL & JONES
ADDITION
(321 E. CARTER ST)

MEDIA QUESTIONS

KUDOS TO THE
POLICE DEPT.

KUDOS TO THE
SANITATION DEPT.

LIGHTS ON THE LAKE

SUPPORT OF THE
POLICE DEPT.

SUPPORT THE POLICE DEPARTMENT

Council Member Stevenson agreed about support for the Police Department.

SUPPORT OF THE
POLICE DEPT.

ANNOUNCEMENTS

Mayor Plyler announced the following:

- Four shows remain for Hot Summer Nights. This week the Tom Petty cover band Petty Theft will play, with fellow Texans Deep Blue Something following up next week.
- The Sherman Chamber of Commerce will host their 9th Annual Golf Tournament, on September 4, 2020. Contact the Chamber for more information.

ANNOUNCEMENTS

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

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.

EXECUTIVE SESSION

- | | |
|--------------------|--|
| SECTION 551.071 -- | CONSULTATION WITH CITY ATTORNEY CONCERNING PENDING OR CONTEMPLATED LITIGATION |
| SECTION 551.071 -- | CONSULT WITH THE CITY ATTORNEY ON A MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE GOVERNMENTAL BODY UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH THIS CHAPTER |
| SECTION 551.074 -- | PERSONNEL MATTERS: DELIBERATE THE APPOINTMENT, EMPLOYMENT, EVALUATION, REASSIGNMENT, DUTIES, DISCIPLINE, OR DISMISSAL OF A PUBLIC OFFICER OR EMPLOYEE |
| SECTION 551.087 -- | DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS: DELIBERATE REGARDING COMMERCIAL OR FINANCIAL INFORMATION THAT THE CITY HAS RECEIVED FROM A |

**BUSINESS PROSPECT AND
DELIBERATE ANY OFFERS OR
INCENTIVES TO THE
BUSINESS PROSPECT**

On Motion duly made and carried, the Open Meeting recessed and reconvened in Executive Session at 5:18 p.m.

On Motion duly made and carried, the Executive Session recessed at 5:46 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 5:47 p.m.

ADJOURNMENT

MAYOR

CITY CLERK