

STATE OF TEXAS §
 June 5, 2017
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 June 5, 2017.

MEMBERS PRESENT: MAYOR DAVID PLYLER; DEPUTY MAYOR JASON SOFEY.
 COUNCIL MEMBERS BROWN, COUCH, HOWETH, STEELE,
 TEAMANN.

MEMBERS ABSENT: NONE.

CALL TO ORDER

Mayor Plyler called the meeting to order at 5:00 p.m. The Pledge of Allegiance and Invocation were given by Council Member Pam Howeth.

CALL TO ORDER

APPROVE MINUTES

The Council reviewed the Minutes of the Called Budget Planning Meeting of April 21, 2017, the Regular City Council Meeting of May 15, 2017, and the Called City Council Meeting of May 22, 2017. Council Member Couch moved to approve the Minutes as presented; Second by Council Member Howeth. All present voted AYE.
MOTION CARRIED.

APPROVE MINUTES

SPECIAL PRESENTATION

RECOGNIZING MUNICIPAL COURT CLERK JANIS FLETCHER'S ACCOMPLISHMENT IN OBTAINING HER LEVEL 3 MUNICIPAL COURT CLERK CERTIFICATE

Lisa Howard, Co-Chairman and President, Texas Court Clerks Association Education Committee, presented a plaque to Janis Fletcher, Municipal Court Clerk, for obtaining her Level 3 Certification. Out of approximately 3,000 Court Clerks in Texas, Ms. Fletcher is one of 74 Certified Municipal Court Clerks.

RECOGNIZE JANIS FLETCHER FOR MUNICIPAL COURT CLERK CERTIFICATE

To qualify for certification, Ms. Fletcher had to complete three levels, with each level including 40 hours of continuing education, a four-hour test, attendance at a 24-hour assessment clinic, a court administrator seminar, completing observations in other courts, and writing a journal.

Ms. Howard recognized Ms. Fletcher's accomplishments on behalf of the Texas Court Clerk's Association, the Texas Municipal Courts Association, and the Texas Court Clerk's Education Center for the State of Texas, and presented her with a plaque.

Ms. Fletcher thanked Mary Lawrence, Director of Finance, for her support during the certification process. Mayor Plyler thanked Ms. Fletcher for her hard work to become certified.

PROCLAMATION

RECOGNIZING JIM LOUGH FOR HIS SERVICE ON THE CIVIL SERVICE COMMISSION

Council Member Steele presented a proclamation to James Lough, Civil Service Commission Member, for his service on the board from June 7, 2005 through June 7, 2017. He also served as Chairman from January 2009 through June 7, 2017.

RECOGNIZE JIM
LOUGH FOR CIVIL
SERVICE COMMISSION

INTRODUCTION AND PUBLIC HEARING OF ORDINANCES

Mayor Plyler introduced Ordinance No. 6031 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, ADOPTING A REVISED OFFICIAL ZONING MAP.

ORD 6031
REVISED OFFICIAL
ZONING MAP

Scott Shadden, Director of Development Services, explained that the ordinance adopts the official zoning map, as required by State law.

No citizens appeared before the City Council to discuss Ordinance No. 6031.

Mayor Plyler introduced Ordinance No. 6032 and called for a public hearing:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SECTION 8, SUBSECTION (5)(A), ORDINANCE NO. 2280, SO AS TO GRANT A SPECIFIC USE PERMIT TO ALLOW A MARRIOTT COURTYARD HOTEL IN A C-1 (RETAIL BUSINESS) DISTRICT/O-1 (75 & 82) OVERLAY DISTRICT AT 4344 LOY LAKE ROAD, BEING LOT 2, BLOCK 1, AMERISTATE PLAZA (SHERMAN HOTELS, LLC, OWNER; GRAY ROCK, LLC, CIVIL ENGINEER AND LANDSCAPE ARCHITECT; AND EJES, INC., ARCHITECT); PROVIDING FOR A REPEALER; PROVIDING THAT THIS SPECIFIC USE PERMIT SHALL BE GRANTED SUBJECT TO CERTAIN CONDITIONS; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00.

ORD 6032
SUP FOR MARRIOTT
COURTYARD HOTEL

Mr. Shadden said the Specific Use Permit is for a five-story hotel, which will have 117 rooms, and will be located north of Sherman Town Center, on Loy Lake Road.

No citizens appeared before the City Council to discuss Ordinance No. 6032.

The Public Hearing was closed.

ADOPTION OF ORDINANCES

Ordinance 6031

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, ADOPTING A REVISED OFFICIAL ZONING MAP.

ORD 6031
REVISED OFFICIAL
ZONING MAP

Ordinance 6032

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING SECTION 8, SUBSECTION (5)(A), ORDINANCE NO. 2280, SO AS TO GRANT A SPECIFIC USE PERMIT TO ALLOW A MARRIOTT COURTYARD HOTEL IN A C-1 (RETAIL BUSINESS) DISTRICT/O-1 (75 & 82) OVERLAY DISTRICT AT 4344 LOY LAKE ROAD, BEING LOT 2, BLOCK 1, AMERISTATE PLAZA (SHERMAN HOTELS, LLC, OWNER; GRAY ROCK, LLC, CIVIL ENGINEER AND LANDSCAPE ARCHITECT; AND EJES, INC., ARCHITECT); PROVIDING FOR A REPEALER; PROVIDING THAT THIS SPECIFIC USE PERMIT SHALL BE GRANTED SUBJECT TO CERTAIN CONDITIONS; PROVIDING A PENALTY NOT TO EXCEED \$2,000.00.

ORD 6032

SUP FOR MARRIOTT
COURTYARD HOTEL

ACTION TAKEN.

Motion by Council Member Couch to adopt Ordinance Nos. 6031 and 6032, as presented. Second by Council Member Steele.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, 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 Howeth. All present voted AYE.

CONSENT AGENDA

RESOLUTIONS

RESOLUTION NO. 6226 – RELATING TO GREATER TEXOMA UTILITY AUTHORITY CONTRACT REVENUE BONDS, SERIES 2017A (CITY OF SHERMAN PROJECT); AND APPROVING THE ISSUANCE THEREOF, THE NOTICE OF SALE PREPARED IN CONNECTION WITH THE PUBLIC OFFERING OF THE BONDS AND THE FACILITIES TO BE CONSTRUCTED OR ACQUIRED BY SUCH AUTHORITY

RES 6226

GTUA BONDS

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, RELATING TO GREATER TEXOMA UTILITY AUTHORITY CONTRACT REVENUE BONDS, SERIES 2017A (CITY OF SHERMAN PROJECT); AND APPROVING THE ISSUANCE THEREOF, THE NOTICE OF SALE, PREPARED IN CONNECTION WITH THE PUBLIC OFFERING OF THE BONDS AND THE FACILITIES TO BE CONSTRUCTED OR ACQUIRED BY SUCH AUTHORITY.

Mary Lawrence, Director of Finance, said this is another bond issuance by the Greater Texoma Utility Authority, on behalf of the City of Sherman. The bond issuance is for about \$6 million and is mostly for in-house utility projects.

These projects include the Preston Club water line, the Taylor-Washington Street water, Travis Street water, Canyon

COUNCIL MINUTES – JUNE 5, 2017

Creek wastewater, Swan Ridge water, and the Gallagher Tower painting and repair project.

She introduced Drew Satterwhite, GTUA General Manager, who said the ordinance would authorize the issuance of contract revenue bonds for the City of Sherman. The bonds will be sold on the open market. The City received a AA bond rating. On May 31, 2017, the City received six bids. The lowest bid came from Citygroup at a 2.93% interest rate on a 20 year note.

If the City Council approves the ordinance today, then GTUA would meet on June 19, 2017 and would adopt the bond resolution. Money would be ready for funding on June 29, 2017.

Robby Hefton, City Manager, added that a large portion of the projects would be completed in-house. He said a few years ago, the City began working on projects with an expanded utility crew and additional equipment that was purchased. He said the City was able to complete a significant amount of work through with this new crew.

ACTION TAKEN.

Motion by Council Member Steele to adopt Resolution No. 6226, as presented. Second by Council Member Howeth.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

RESOLUTION NO. 6227 – AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT WITH SHERMAN CROSSROADS, LTD. FOR THE CONSTRUCTION OF PUBLIC SANITARY SEWER MAIN IMPROVEMENTS IN THE SHERMAN CROSSROADS, PHASE 1, A DEVELOPMENT WEST OF U.S. HIGHWAY 75, NORTH OF F.M. 1417 IN THE CITY OF SHERMAN

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT WITH SHERMAN CROSSROADS, LTD. FOR THE CONSTRUCTION OF PUBLIC SANITARY SEWER MAIN IMPROVEMENTS IN THE SHERMAN CROSSROADS, PHASE 1, A DEVELOPMENT EAST OF U.S. HIGHWAY 75, NORTH OF F.M. 1417 IN THE CITY OF SHERMAN.

**RES 6227
DEVELOPMENT
AGREEMENT
SHERMAN
CROSSROADS**

Clint Philpott, Director of Engineering, said the Development Agreement is with Sherman Crossroads, to extend sewer from West Travis Street, the first phase that was recently completed, south to FM 1417, then along the GlobiTech property line to tie into the sewer main.

ACTION TAKEN.

Motion by Council Member Howeth to adopt Resolution No. 6227, as presented. Second by Council Member Teamann.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

RESOLUTION NO. 6228 – AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT WITH 3B&L LOY LAKE, LLC FOR THE CONSTRUCTION OF PUBLIC WATER AND SANITARY SEWER MAIN IMPROVEMENTS IN THE SHERMAN CARWASH ADDITION, A 3.745-ACRE DEVELOPMENT NORTH OF U.S. HIGHWAY 82, ALONG LOY LAKE ROAD IN THE CITY OF SHERMAN

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT WITH 3B&L LOY LAKE, LLC FOR THE CONSTRUCTION OF PUBLIC WATER AND SANITARY SEWER MAIN IMPROVEMENTS IN THE SHERMAN CARWASH ADDITION, A 3.745-ACRE DEVELOPMENT NORTH OF U.S. HIGHWAY 82, ALONG LOY LAKE ROAD IN THE CITY OF SHERMAN.

Mr. Philpott said this Development Agreement was for sewer and water extensions for a new carwash at the corner of Loy Lake Road and Pecan Grove Road.

ACTION TAKEN.

Motion by Council Member Couch to adopt Resolution No. 6228, as presented. Second by Council Member Steele.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

RESOLUTION NO. 6229 – FINDING AND DETERMINING A PUBLIC PURPOSE AND PUBLIC NECESSITY EXISTS FOR CONSTRUCTION OF CITY PROJECT NORTH TRAVIS STREET WATER MAIN REPLACEMENT; APPOINTING AN APPRAISER AND NEGOTIATOR AS NECESSARY; AUTHORIZING THE CITY MANAGER TO ESTABLISH JUST COMPENSATION FOR THE PROPERTY RIGHTS TO BE ACQUIRED; AUTHORIZING THE CITY MANAGER TO TAKE ALL STEPS NECESSARY TO ACQUIRE THE NEEDED PROPERTY RIGHTS IN COMPLIANCE WITH ALL APPLICABLE LAWS AND REGULATIONS

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, FINDING AND DETERMINING A PUBLIC PURPOSE AND PUBLIC NECESSITY EXISTS FOR CONSTRUCTION OF CITY PROJECT NORTH TRAVIS STREET WATER MAIN REPLACEMENT; APPOINTING AN APPRAISER AND NEGOTIATOR AS NECESSARY; AUTHORIZING THE CITY MANAGER TO ESTABLISH JUST COMPENSATION FOR THE PROPERTY RIGHTS TO BE ACQUIRED; AUTHORIZING

RES 6228
DEVELOPMENT
AGREEMENT
SHERMAN CARWASH
ADDITION

RES 6229
NORTH TRAVIS ST.
WATER MAIN
REPLACEMENT

THE CITY MANAGER TO TAKE ALL STEPS NECESSARY TO ACQUIRE THE NEEDED PROPERTY RIGHTS IN COMPLIANCE WITH ALL APPLICABLE LAWS AND REGULATIONS.
CONSENT AGENDA.

RESOLUTION NO. 6230 – AUTHORIZING EXECUTION OF AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF SHERMAN AND THE TIPS PURCHASING COOPERATIVE
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF SHERMAN AND THE TIPS PURCHASING COOPERATIVE.
CONSENT AGENDA.

RES 6230
TIPS PURCHASING
COOPERATIVE

RESOLUTION NO. 6231 – AUTHORIZING EXECUTION OF AN AGREEMENT WITH TOBARS PROPERTIES, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 600 SOUTH MAXEY STREET
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH TOBARS PROPERTIES, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 600 SOUTH MAXEY STREET.
CONSENT AGENDA.

RES 6231
RESIDENTIAL TAX
ABATEMENT
(600 S. MAXEY ST.)

REQUEST TO ADVERTISE
SALE OF CITY-OWNED SURPLUS REAL PROPERTY

Ms. Lawrence explained that the City Council can authorize the staff to sell real property by competitive bid. However there are two other methods by which the City can sell real property, and that includes a public auction and through the use of a broker, with some other requirements.

REQ TO ADVERTISE
SALE OF CITY-
OWNED PROPERTY

This agenda item gives the staff permission to advertise to sell two tracts of property by competitive bid. The tracts are, the property on West Travis Street that is not needed for right-of-way, and the southeast corner of F.M. 1417 and U.S. Hwy 75.

Mr. Hefton said the property includes Fire Station #4 and a part of the property that the City recently purchased at F.M. 1417 and O.B Groner Road. This includes the portion of property that won't be needed for other City purposes.

Council Member Teamann asked if this would include the property that may or may not be used for the High School in the future.

Mr. Hefton said this property is adjacent to the Sherman Independent School District property. When the property was jointly purchased, the SISD took the biggest part of the tract. The City purchased their part knowing they would need some for right-of-way. The Texas Department of Transportation will also probably need some for the expansion of F.M. 1417.

He said the property that is not used, will be sold as excess property. That funding will then be used for other capital projects that are planned for the future.

Mr. Hefton said the staff does not know how the property will be sold at this time. But there are some options, including through a brokerage. The law changed a few years ago that would allow the City to sell by that method. The other method would be through a competitive bid.

Mr. Hefton said the staff would come back to Council at a later time, but the staff wanted approval to move “whichever way is needed, when the time is right.”

ACTION TAKEN.

Motion by Deputy Mayor Sofey to approve the sale of City-owned surplus real property, as presented. Second by Council Member Steele.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

CHANGE ORDER NO. 1

THE WEST TRAVIS STREET PHASE 1 PROJECT; 03 CONCRETE CONTRACTORS; \$10,037.00 INCREASE FROM CONTRACT PRICE

The City Council approved Change Order No. 1, to 03 Concrete Contractors, for the West Travis Street Phase 1 Project. The change order is for a \$10,037 increase from the contract price.

**CHANGE ORDER NO. 1
WEST TRAVIS ST.
PHASE 1**

The developer for Sherman Crossroads is proceeding with the design of their facilities. A contract was approved in September 2016 with 03 Concrete Contractors to begin West Travis Street, Phase 1, which includes construction of a four-lane median-divided section from South Sam Rayburn (U.S. Highway 75) to approximately one quarter mile west.

The final cost for the project is \$830,375.90, including the change order. The project is funded through the Capital Improvement Project Fund.

CONSENT AGENDA.

OTHER BUSINESS

CONSIDER APPROVAL OF THE ANNEXATION SCHEDULING PLAN FOR ADOPTION OF TWENTY (20) TRACTS OF LAND IN KINGS RIDGE ON NORWOOD STREET, SOUTH OF U.S. HIGHWAY 82 AND WEST OF F.M. 1417 (HERITAGE PARKWAY), ADJACENT TO THE SHERMAN CITY LIMITS AND IN THE CITY OF SHERMAN'S EXTRA TERRITORIAL JURISDICTION; AND DIRECTING THE DEPARTMENT OF ENGINEERING SERVICES TO DEVELOP A SERVICE PLAN FOR THE AREA TO BE ANNEXED UPON APPROVAL OF THE ANNEXATION SCHEDULING PLAN

**ANNEXATION
KINGS RIDGE**

COUNCIL MINUTES – JUNE 5, 2017

Brandon Shelby, City Attorney, said this item sets the future City Council Meetings for the discussion of the annexation of Kings Ridge on Norwood Street.

The dates selected were dependent on the extra Monday in July and because the Council may choose to cancel the July 3, 2017 City Council Meeting. The schedule will call for a Special Called Meeting on July 31, 2017.

Council Member Steele verified that the proposed annexation was voluntary and was at the property owner's request.

ACTION TAKEN.

Motion by Council Member Howeth to approve the Annexation Scheduling Plan for the annexation of 20 tracts of land in Kings Ridge on Norwood Street, south of U.S. Highway 82 and west of F.M. 1417, including a Called Meeting on July 31, 2017, as presented. Second by Deputy Mayor Sofey.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

SITE PLAN APPROVAL AND EXCEPTION FOR TYSON FRESH MEATS, INC., OWNERS; AND JIM CASSTEVENS, REPRESENTATIVE; UNDER ORDINANCE NO. 2252, ARTICLE IV, SECTION 410(2)(J) FOR THE CONSTRUCTION OF A STORAGE BUILDING FOR TYSON FRESH MEATS AND AN EXCEPTION UNDER ORDINANCE NO. 2252, ARTICLE IV, SECTION 410(2)(M) TO ALLOW PAINTED "R" TYPE PANELS ON THE STORAGE BUILDING IN LIEU OF THE REQUIRED MASONRY IN THE BLALOCK INDUSTRIAL PARK DISTRICT AT 4700 SOUTH U.S. HIGHWAY 75

APPROVE SITE PLAN
& EXCEPTION FOR
TYSON FRESH MEATS

Mr. Shadden said this item is a site plan approval and exception for Tyson to build a building behind their existing structure. The building will not be visible from the highway. They would like to use "R" Panels on the building instead of masonry.

He said it is similar to the exceptions that were granted for Emerson and Kaiser.

ACTION TAKEN.

Motion by Deputy Mayor Sofey to approve the Site Plan and Exception for Tyson Fresh Meats, Inc. for the construction of a storage building and for an exception to allow painted "R" Type panels on the storage building in lieu of the required masonry, as presented. Second by Council Member Couch.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

VACATION OF PLAT APPROVAL OF AUSTIN PARK ADDITION, PHASE II, BEING A REPLAT OF LOTS 1, 2, 3 & 4, BLOCK 4, W.P. CARTER'S ADDITION, BEING LOTS 1R, 2R, & 3R, AUSTIN PARK ADDITION, PHASE II, BEING A REPLAT OF LOTS 1, 2, 3 & 4, BLOCK 4, W.P. CARTER'S ADDITION; LAZY L. ENTERPRISES, OWNERS; AND HELVEY-WAGNER SURVEYING, INC., SURVEYOR (600 BLOCK OF EAST CARTER STREET AND 802 NORTH THROCKMORTON STREET)

VACATION OF PLAT
AUSTIN PARK
ADDITION
(600 BLOCK OF
E. CARTER & 802
N. THROCKMORTON)

The City Council approved the vacation of plat of the Austin Park Addition, Phase II, being a Replat of Lots 1, 2, 3 and 4, W.P. Carter's Addition, being Lots 1R, 2R, and 3R, Austin Park Addition, Phase II, being a Replat of Lots 1, 2, 3 and 4, Block 4, W.P. Carter's Addition. The property is located in the 600 block of East Carter Street, and is also addressed as 802 North Throckmorton Street.

The property is zoned as an R-1 (One Family Residential) District, and is located in the College Park Overlay District. It was replatted from four lots to three lots on December 8, 2014, and the owners are requesting to vacate that replat.

The Planning and Zoning Commission recommended that the vacation of the Plat be approved, subject to the Staff Review Letter.

CONSENT AGENDA.

REPLAT APPROVAL OF CHRISTIAN COLLEGE ADDITION, BLOCK 16, LOT 1R, BEING ALL OF LOTS 1, 3, 5 & 7, BLOCK 16, CHRISTIAN COLLEGE ADDITION; SERAJ ALI AND MAYNAH S. ALI, OWNERS; AND PRESTON TRAIL LAND SURVEYING, SURVEYOR (1802 EAST HOUSTON STREET AND 1809 EAST LAMAR STREET)

APPROVE REPLAT
CHRISTIAN COLLEGE
ADDITION
(1802 E. HOUSTON
& 1809 E. LAMAR)

The City Council approved the Replat of the Christian College Addition, Block 16, Lot 1R, being all of Lots 1, 3, 5, and 7, Block 16, Christian College Addition. The property is located at 1802 East Houston Street and 1809 East Lamar Street.

The property is zoned in a C-1 (Retail Business) District, and the owners would like to replat four lots into one lot for commercial development.

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

CONSENT AGENDA.

REPLAT APPROVAL OF LOTS 1 THRU 4, BLOCK A, GREEN MOUNT 2ND ADDITION, BEING 0.717 ACRES IN THE J.B. McANAI SURVEY, ABSTRACT NO. 763; EMR REAL ESTATE, LLC, OWNER; AND HELVEY-WAGNER SURVEYING, INC., SURVEYOR (833 WEST PECAN STREET AND 407 NORTH RICKETTS STREET)

APPROVE REPLAT
J.B. McANAI SURVEY
(833 W. PECAN &
407 N. RICKETTS)

The City Council approved the Replat of Lots 1 through 4, Block A, Green Mount 2nd Addition, being 0.717 acres in the

COUNCIL MINUTES – JUNE 5, 2017

J.B. McAnair Survey, Abstract No. 763. The property is located at 833 West Pecan Street and 407 North Ricketts Street.

The property is zoned in a R-1 (One Family Residential) District, and the owner would like to replat the property into two lots for residential development.

The Planning and Zoning Commission recommended approval of the Replat, subject to the Staff Review Letter.
CONSENT AGENDA.

REPLAT APPROVAL OF LOTS 3 & 4 OF THE REPLAT OF FAIRVIEW PARK PATIO HOMES, LOTS 1-7, BEING LOTS 3 & 4 OF THE REPLAT OF FAIRVIEW PARK PATIO HOMES, LOTS 1-7; SHREETEJAS, LLC, OWNER; AND WILLIAM DAVIS FINNEY, SURVEYOR (1400 BLOCK OF PARK PLACE)

The City Council approved the Replat of Lots 3 and 4 of the Replat of Fairview Park Patio Homes, Lots 1 through 7, being lots 3 and 4 of the Replat of Fairview Park Patio Homes, Lots 1 through 7. The property is located in the 1400 Block of Park Place.

The property is zoned as an R-2 (Multi-Family Residential) District, and the owner would like to replat two lots into one lot to build an apartment complex on the lot.

The Planning and Zoning Commission recommended approval of the Replat, subject to the Staff Review Letter.
CONSENT AGENDA.

CONSIDER CANCELATION OF THE JULY 3, 2017 CITY COUNCIL MEETING
ACTION TAKEN.

Motion by Deputy Mayor Sofey to approve the cancelation of the July 3, 2017 City Council Meeting, as presented.
Second by Council Member Steele.

VOTING AYE: Brown, Couch, Howeth, Sofey, Steele, Teamann.

VOTING NAY: None.

MOTION CARRIED.

CITIZENS REQUESTS

REPAIR OF YARDS IN CARRIAGE ESTATES

Steve Goodman, 2300 Carriage Estates, presented a letter from some residents of Carriage Estates. He read the letter which said the residents appreciated the recent water project that was promised during the annexation.

However the letter said the water project is incomplete. He asked for immediate attention from the City to restore their yards to the original condition, grade and replace top soil, hydro mulch and replace sod. He said the residents will then water to encourage growth of the new grass.

APPROVE REPLAT
FAIRVIEW PARK
PATIO HOMES
(1400 BLOCK OF
PARK PLACE)

CANCEL JULY 3,
2017 COUNCIL MTG.

REPAIR OF YARDS
IN CARRIAGE
ESTATES

COUNCIL MINUTES – JUNE 5, 2017

Mr. Hefton said the staff will provide a copy of the letter to Council Members.

MEDIA QUESTIONS

There were no media questions.

COUNCIL COMMENTS

RECOGNITION OF JANIS FLETCHER

Council Member Howeth said she was proud of Janis Fletcher for obtaining this level of certification as a Municipal Court Clerk while working full-time at the City. Ms. Fletcher also works another full-time job, with Women Rock, supporting women in Grayson County that have breast cancer. She said Ms. Fletcher is an asset to the community in so many ways.

CONGRATULATIONS TO PAM HOWETH ON SISD RETIREMENT

Deputy Mayor Sofey congratulated Council Member Howeth on her retirement from the SISD after 41 years as a government teacher at Sherman High School.

THANKS TO CITY COUNCIL AND CITIZENS

Council Member Steele thanked the City Council and the citizens of Sherman for their condolences, prayers, and cards with the death of his sister in Alabama.

CONGRATULATIONS ON BIRTH OF CHILD

Council Member Couch congratulated Council Member Teamann on the recent birth of his child.

GTUA INFRASTRUCTURE BONDS

Council Member Couch referenced the GTUA infrastructure bonds that were approved earlier in the meeting. He said \$6 million sounds like a lot, but these needed water projects would easily cost at least three or four times more if the City staff and the City Council had not moved forward hiring a City crew.

He said the upfront costs of the crew and equipment are already beginning to pay themselves off a year later.

CONGRATULATIONS TO THE SHERMAN ECONOMIC DEVELOPMENT CORPORATION

Council Member Teamann recognized the Sherman Economic Development Corporation for their announcement earlier this week on bringing a tech company to Sherman. He said “we’re not there yet” but they are working to bring these high paying jobs to Sherman. The deal also includes about \$1.2 billion in property that will be added to the tax rolls. He said a lot of exciting things are happening in Sherman.

JUNETEENTH CELEBRATION

Council Member Brown reminded everyone that the Juneteenth Celebration will be held on June 17, 2017 on the

MEDIA QUESTIONS

**RECOGNITION OF
JANIS FLETCHER**

**PAM HOWETH’S
SISD RETIREMENT**

**THANKS TO CITY
COUNCIL & CITIZENS**

**CONGRATULATIONS
ON BIRTH OF CHILD**

**GTUA
INFRASTRUCTURE
BONDS**

**CONGRATULATIONS
TO SEDCO**

**JUNETEENTH
CELEBRATION**

Municipal Building grounds. He said it is not a “Black event” but is “our event.”

ANNOUNCEMENTS

Mayor Plyler announced the following:

- More than 300 people turned out last Thursday for the Hot Summer Nights event. He said Rick Trevino is scheduled for June 8, 2017 and the King David Band will appear on June 15, 2017.
- Parks and Recreation will host Super Heroes Sunday at The Splash on June 11, 2017. Children dressed as Super Heroes will receive discounted entry into the water park.
- The Juneteenth Celebration will be held June 17, 2017 on the Municipal Building grounds and features lots of good food.
- Sherman received another National honor this week as they were included in the top 10% of cities for teachers to live and work. The City won the honor due to the educational values, K through 12 teacher salaries, job availability, amenities, affordability, and low unemployment and crime rates.

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.

SECTION 551.087

DELIBERATE 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 5:29 p.m.

On Motion duly made and carried, the Executive Session recessed at 5:43 p.m. and reconvened in Open Meeting.

OPEN MEETING

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

ANNOUNCEMENTS

EXECUTIVE SESSION

OPEN MEETING

COUNCIL MINUTES – JUNE 5, 2017

ADJOURNMENT

On Motion duly made and carried, the meeting adjourned at 5:44 p.m.

ADJOURNMENT

MAYOR _____

CITY CLERK