



450 Thunder Head Lane • P.O. Box 1150 • Annetta, Texas 76008 • (817) 441-5770

City Council Meeting Minutes

The City Council of Annetta met in a regularly scheduled meeting on Thursday, June 15, 2023, at 7:00 p.m. in the Annetta Town Hall at 450 Thunder Head Lane to consider the following agenda:

- I. **Call to order.** Mayor Sandy Roberts called the meeting to order at 7:00 p.m.
- II. **Pledge of Allegiance/Invocation of Prayer.** Council Member Danny Coffman led the pledge and Council Member Bruce Pinckard gave the invocation.
- III. **Roll call/Quorum check.** A quorum check revealed that Mayor Sandy Roberts and Council Members, Kent Stasey, Jim Causey, Shane Mudge, Danny Coffman and Bruce Pinckard were all present. Also present was City Secretary/Administrator, Jamee Long.
- IV. **Public Comments:** Citizen, Lauren Eatinger, discussed the placement of a deaf child area sign at the bus stop near the entrance of the Pepperbush cul-de-sac. She also discussed her daughter's medical progress and presented a map with the proposed location of the sign. Ms. Eatinger stated that she would like to clarify that her daughter will never be able to hear out of her right ear. She stated that the cochlear implant is not a solution but is a tool to aid in her daughter's hearing. Ms. Eatinger stated that she is considering the "shorter bus" to aid in her daughter's safety. Council Member Stasey asked Ms. Eatinger if she has checked into the "short bus" with the school district. Ms. Eatinger stated that she has not contacted the school district about the "short bus." Citizen, Kristi Turner, discussed the deaf child area sign and the "storage building" item on the agenda. She also discussed ADA accessibility at Annetta Town Hall.
- V. **Consent Items: Reports from City Staff and Commission or Committees:**
 - a. Consider the approval of Minutes from the Regular City Council Meetings on May 18, 2023.
 - b. Public Works Report.
 - c. Financial Report.

Council Member Coffman moved to accept the consent items as presented, Council Member Mudge seconded the motion, with all aye. Mayor Roberts stated that there were 27 leak notifications in May. City Secretary/Administrator, Jamee Long, stated that the Consumer Confidence Reports were mailed to water customers on June 13, 2023. She stated that a note was included in the mailing to request that all water customers sign up for the Town's emergency outreach system and that many water customers have signed up. Council Member Stasey stated that in April of 2023 the Town had a voluntary accessibility inspection

performed by Kinetic Access. He stated that the Town has recently received the report. He pointed out that the water fountain has been removed and there are plans to remove the concrete benches in front of Annetta Town Hall due to accessibility. Council Member Stasey stated that several modifications have been made and that staff will continue to make accessibility adjustments. Council Member Stasey stated that he did not notice any major issues in the report, but there will be some items that are more costly such as a lower payment window. He stated that there have been no complaints about the window and that staff is eager to assist customers should there be a need. Council Member Stasey stated that these modifications will take time and money to complete. Council Member Causey asked if there were any major findings in the report. Council Member Stasey stated that he did not notice any major issues in the report, and that Kinetic Access is an expert in accessibility. He stated that the Town will continue to work on compliance. Council Member Stasey stated that the report is under review by the Town's professionals and additional information will be available soon. Citizen, Kristi Turner, asked if she requested the report would it be challenged? Mayor Roberts stated that the Town's professionals are currently evaluating the accessibility report, but the report is a public record. Motion passed unanimously.

VI. New Business:

- a. **Legislative Update.** Legislative update by Craig Farmer, Planning Consultant for the Town of Annetta, regarding zoning, platting, annexation, comprehensive planning, building codes and extra-territorial jurisdiction. Mr. Farmer presented a Power Point presentation on the legislative changes regarding zoning, platting, annexation, comprehensive planning, building codes and extra-territorial jurisdiction that passed and failed this legislative session. He discussed the items that will affect Annetta and that could possibly become law in the future. Council Member Stasey stated that the items that were passed seem to be "weighted" towards the developers. He also discussed the agricultural updates. Mr. Farmer stated that he is hoping to have more dialogue in the legislative process next time. Council Member Stasey stated that he would like to see the Town become more involved in the legislative process. Council Member Pinckard stated that this process is very important and encouraged citizens to be engaged in their local government.
- b. **Discussion and Action:** Consider selecting and awarding contract to bidder for the labor and materials for a shop behind Town Hall; and authorizing the Mayor to negotiate and enter into agreement with selected bidder for an amount not to exceed \$297,000. Council Member Pinckard moved to open this item for discussion, Council Member Coffman seconded the motion. Mayor Roberts introduced Rodney Martin of Rock Island Construction and stated that this was the only bid received for this project. Mayor Roberts stated that the Town is waiting on the foundation plans from the Town's engineer. Council Member Pinckard stated that the Town's third-party contractor was unable to complete the plans in time for this bid. He stated that the Town received the Geotech report today and thanked Mr. Martin for the thorough report. Mr. Martin stated that this building is "pretty typical," but would also like to review the foundation plans prior to a decision. Council Member Stasey stated that he would like to have everything in place prior to making this decision. He also discussed the schedule of completion. Council Member Causey stated that the shop will be used for the Town's water system, for storing equipment and for performing water and wastewater testing. Mayor Roberts stated that the shop will be paid for with CLFRF Funds. Citizen, Julie Ignatiev, asked where those items are currently being stored. Council Member Pinckard stated that the City of Hudson Oaks is no longer operating the Town's water and wastewater systems. He stated that the Town's water/wastewater operators are currently operating out of their trucks or in one small office for three operators. The operators do not have anywhere to clean up, if necessary, when operating a wastewater system. He stated that the Town's trucks do not have storage and that the Town's operators need a place to store parts. Council Member Pinckard stated that this building will be paid for with grant funds. Council Member Mudge moved to table this item until the July 20, 2023 regular City Council meeting, Council Member Coffman seconded the motion, with all aye. Motion passed unanimously.

- c. **Discussion and Action:** Consider cost estimate with JRM Construction for connecting Lakes of Aledo well and ground storage tank. City Secretary/Administrator, Jamee Long, stated that the Town did receive another estimate from Tejas Commercial Construction in the amount of \$35,864 for labor only. Ms. Long stated that JRM Construction's estimate includes \$22,400 for labor. Council Member Stasey moved to approve the cost estimate with JRM Construction for connecting Lakes of Aledo well and ground storage tank, Council Member Causey seconded the motion, with all aye. Motion passed unanimously.
- d. **Discussion:** Discussion on placement of "deaf child area" sign. Mayor Roberts stated that the Town's attorney has researched this matter and that City Council will need to make the decision on placement of the sign. Mayor Roberts stated that the Town has received several emails in favor of a "deaf child area" sign. Mayor Roberts stated that this is a discussion item to fully review the placement options for this type of sign. Council Member Stasey stated that that the "short bus" may be the best option since it will let children off directly at their residence. Ms. Eatinger stated that she has not spoken to the school district about this option. Council Member Stasey stated that since Ms. Eatinger wants to walk her child to and from the bus stop, the "short bus" may be the best option. Ms. Turner stated that the sign should be in the right-of-way instead of a yard sign. Council Member Mudge stated that he is in favor of a "deaf child area" sign for protection of a child. He stated that he would like an action item on the July City Council agenda. Council Member Causey stated that he would like the sign to be on a separate post and not on a stop sign. He stated that the City Council has already approved the placement of a yard sign. He requested clarification as to whether the citizens want the sign in the yard or the right-of-way. Council Member Pinckard requested staff to develop a policy and procedure for this type of sign so that going forward this will already in place. He stated that the issue is not funds but there needs to be a policy and procedure. Council Member Pinckard stated that he is not against the sign but that signs do not correct driver errors. Ms. Ignatiev stated that there are "children at play" signs in the right-of-way. Council Member Pinckard stated that those signs were there when that portion of the Town was annexed. Ms. Ignatiev asked, "what is the difference?" Council Member Pinckard stated that we are a nation of laws, and that Council Members swore an oath to follow the law when they were elected. He stated that the City Council cannot choose which laws to abide by. Council Member Stasey stated that no action can be taken today but this will be on the July City Council agenda. Ms. Inatiev stated that what she is hearing is "not positive." Council Member Mudge stated that this is a positive discussion. Ms. Eatinger stated that she has called surrounding cities and they would allow this type of sign. Council Member Stasey stated that the Town does not currently have a process in place and that is why we are discussing this item. Mayor Roberts stated that there will be an action item on the July City Council agenda. Council Member Stasey stated that he continues to have safety concerns for identifying the location of a deaf child. Ms. Ignatiev stated that there is an elementary school in the same neighborhood identifying there are children in the area. Mayor Roberts asked Ms. Eatinger where she is proposing the location of the sign? Ms. Eatinger stated that she would like the sign placed on Portales on the opposite side of the speed limit sign facing west. Council Member Coffman stated that he has spoke to his wife who is a medical doctor at Cooks Children's Hospital and she said that Stuard Elementary is also a target for pedophiles. Mayor Roberts thanked everyone for their input.
- e. **Discussion and Action:** Consider a resolution regarding the Town's Investment Policy. Council Member Pinckard moved to approve the resolution regarding the Town's Investment Policy, Council Member Stasey seconded the motion, with all aye. Council Member Pinckard stated that this is important and is done every year to protect the Town's funds. Motion passed unanimously.
- f. **Discussion and Action:** Review recommendations by Town staff and the Annetta Finance Committee for the FY 2023-2024 Budget and schedule public hearing and official notice as may be required by law. Council Member Mudge moved to schedule a public hearing on the FY 2023-2024 Budget for August 17, 2023 and schedule another budget workshop on July 20, 2023, Council Member Coffman seconded the motion, with

all aye. Council Member Causey stated that the Finance Committee has met and reviewed the City Secretary/Administrator's drafted spreadsheet. Motion passed unanimously.

- g. **Discussion:** Budget FY 2023-24 workshop. Council Member Causey stated that the Finance Committee has begun reviews of the past several years to confirm the trends on actual revenues and expenses. He asked the audience if they had any comments or concerns for the 2023-24 Budget. There were no comments from the audience. Council Member Stasey discussed possible future costs due to development. He stated that he is proud that TCEQ has confirmed the Town's Superior Water Rating. Council Member Causey stated that the Town's auditor has complimented the Town on their budgeting process. Council Member Stasey stated that the Town also has a CPA that monitors the Town's finances monthly. Council Member Pinckard stated that he has concerns about the cost of compliance due to unfunded mandates. City Secretary/Administrator, Jamee Long, stated that the Town's attorneys are reviewing the recent law changes so the Town will remain in compliance with state law. The budget workshop began at 9:01 p.m. and ended at 9:11 p.m.
- h. **Announced winner of children's book contest.** This month's book is Summer is Here, and the winner was 166 Lakeview Drive.

VII. Old Business:

- a. **Discussion and Action:** Consider an Ordinance No. 227 establishing regulations for the construction and drilling of water wells, establishing a variance procedure for wells, amending the engineering design manual, amending the fee schedule to establish a fee for variance applications, and repealing Ordinance No. 175. Mayor Roberts read the ordinance. Ms. Long stated that there is a redlined copy of the ordinance in the Council Packet. Council Member Pinckard moved to approve Ordinance 227 with a \$750 water well variance fee, Council Member Coffman seconded the motion, with all aye. Council Member Pinckard stated that this updated ordinance separates existing well owners and makes sure they are protected and are not held to the higher standard for new wells. He also discussed the importance of protecting ground water from contamination. His main concern is that the water supply is protected, but stated that the Town is limited on what it can regulate. He discussed setback requirements in the ordinance for placement of wells a specific distance from septic systems. He stated that this ordinance is necessary for the water well conditions with a process for a variance. Council Member Stasey stated that there will not be excessive encumbrances of property owners with current wells. He stated that this ordinance will aid in the protection of private well owners. Council Member Causey discussed the portion in the ordinance about "substantially altering a well." He would like a definition for "substantially." Council Member Pinckard stated that if an existing well was altered to pump more water, this would need to be approved by the Town. Council Member Pinckard stated that the any variance application will be reviewed by the Town's attorney and engineer. Ms. Long stated that the Upper Trinity Ground Water Conservation District will not approve a new well in Annetta without approval by the Town. Council Member Stasey stated that there is clarification in the definitions portion of the ordinance. Ms. Turner discussed the number of new wells in nearby developments and the high cost of well work. Council Member Pinckard stated that current well owners are excluded from this ordinance unless they alter their well enough to require a permit. Council Member Stasey stated that the diversity of the City Council assists with decisions. Council Members Pinckard and Stasey stated that the variance fee will include legal and engineer review in addition to water sampling. Motion passed unanimously.
- b. **Discussion and Action:** Consider a municipal services agreement with Aledo Independent School District regarding the AISD Water Facilities. Mayor Roberts stated that the Town's attorney is awaiting confirmation from the school district's attorney regarding this agreement. Council Member Pinckard

moved to table this item until the July 20, 2023 regular City Council meeting, Council Member Mudge seconded the motion, with all aye. Motion passed unanimously.

VIII. Items of Community Interest. Mayor Roberts stated that Bearcat Nation 101 is scheduled for August 5, 2023. She also discussed the City of Hudson Oaks' Boomin 4th celebration on July 4th. Council Member Mudge discussed the Pat Green concert at Heritage Park in Weatherford on the 4th of July. Council Member Pinckard requested everyone to be courteous about shooting fireworks and to bring their pets inside. Council Member Stasey stated that a peach grower in Annetta is selling peaches at Tackett Pharmacy in Hudson Oaks.

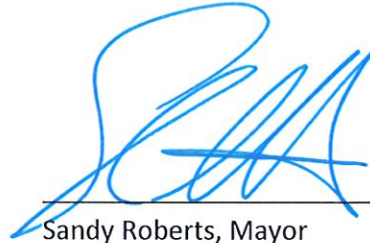
IX. Adjournment: With no further business before the council, the mayor adjourned the meeting at 9:55 p.m.

These minutes were approved on the 20th day of July, 2023.



Jamee Long, City Secretary/Administrator





Sandy Roberts, Mayor