

MINUTES

LANCASTER CITY COUNCIL REGULAR MEETING OF JANUARY 9, 2017

The City Council of the City of Lancaster, Texas, met in a called Regular session in the Council Chambers of City Hall on January 9, 2017 at 7:00 p.m. with a quorum present to-wit:

Councilmembers Present:

Mayor Knight
Mayor Pro Tem Carol Strain-Burk
Deputy Mayor Pro Tem Stanley Jaglowski
Marco Mejia
Spencer W. Hervey Jr.
Clyde C. Hairston
Nina Morris

City Staff Present:

Opal Mauldin-Robertson, City Manager
Rona Stringfellow, Assistant City Manager
Dori Lee, Human Resources Director
Shane Shepard, Director of Economic Development
Jermaine Sapp, Equipment and Facilities Services Director
Sean Johnson, Managing Director of Quality of Life & Cultural Services
Baron Sauls, Finance Director
Jim Brewer, Director of Public Works
Robert Franklin, Fire Chief
Alton Dixon, Purchasing Manager
Fabrice Kabona, Assistant to the City Manager
Kay Brown, Community Relations Coordinator
Sorangel O. Arenas, City Secretary

Call to Order:

Mayor Knight called the meeting to order at 7:28 p.m. on January 9, 2017.

Invocation:

Pastor Keith Hall gave the invocation.

Pledge of Allegiance:

Councilmember Morris led the pledge of allegiance.

Proclamation:

Mayor Knight proclaimed January 9, 2017 "Lancaster Tiger Football Day," and extended congratulations to the Tigers Football team and their dedicated coaches acknowledging their excellence in being the Regional Semi-Final Champions.

Citizens' Comments:

Wanda McKinley, 2824 McCormick Drive, spoke on domestic abuse and testified that she is a survivor of twenty-four years of abuse. She is the founder of "We are Survivors," an organization, based in Lancaster. She shared that the organization has met with the Lancaster Police Department to

establish programs in the community to assist. The organization has worked with the Dallas Police Department, Oklahoma, Niagara, and Finland.

Pastor John Richardson, president of the Lancaster Indomination Ministerial Alliance (LIMA), invites everyone to LIMA's first event of Dr. Martin Luther King, Jr. service on Sunday, January 15, 2017 at 6:00 p.m. at St. Matthews Church, 1020 W. Beltline Lane. Pastor Richardson shared that at the service the LIMAs are honoring Roosevelt Nichols for his contributions towards the legacy and memory of Dr. Martin Luther King, Jr.

Kay Brown, Community Relations Coordinator, 211 N. Henry Street, spoke on "It's Time Texas Community Challenge" which started January 9th and goes through March 31st. Last year, Lancaster finished in second place and this year she is excited to have the partnership of Lancaster Independent School District, Cedar Valley College, business communities, and faith-based organizations. Ms. Brown shared that there are numerous of ways to earn points and one of them is by submitting a City Councils' Pledge. There are several prizes in place but the individual with the most points will win two free weekend rentals from Atkinson Toyota South Dallas. To register for the community challenge, visit www.ittcommunitychallenge.com and by registering for the point value is 1,000 points. She also shared that the Lancaster Trash-Off will be Saturday, January 21, 2017 from 8:00 a.m. to 2:00 p.m. at 1501 North Dallas Avenue, residents are welcome to bring bulky and brush items. Items accepted include tires, bulk trash, electronics, recyclables, scrap metal as well as donations for Goodwill. No household hazardous waste.

Consent Agenda:

City Secretary Arenas read the consent agenda.

- 1. Consider approval of minutes from the City Council Regular Meeting held on November 14, 2016 and Special Meeting held on December 19, 2016.**
- 2. Consider a resolution of the City Council of the City of Lancaster, approving and amending the policies of the Veterans Memorial Library to include an Institutional Library Card and Mobile Hot Spot.**
- 3. Consider a resolution authorizing Dallas County to resell 4291 and 4293 Elkins Ave, tax foreclosed properties, by public or private sale, to the highest qualified purchaser, as provided by Section 34.05 of the Texas Property Tax Code.**
- 4. Consider a resolution approving the terms and conditions of a project specific interlocal agreement by and between Dallas County and the City of Lancaster for the reconstruction of Colonial Drive from Jefferson Street to Dallas Avenue; Park Place from Jefferson Street to Dallas Avenue; and Centre Lane from Colonial Lane to Park Place in an amount not to exceed \$203,780.00.**

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hairston, to approve consent items 1 through 4. The vote was cast 7 for, 0 against.

- 5. Z16-10 Conduct a Public Hearing and consider a Specific Use Permit (SUP) to allow a**

Commercial Amusement/Recreation (Indoor) use at 2625 North Dallas Avenue, Lancaster, TX, consisting of an approximately 1.588 acre tract currently zoned Retail (R).

Mayor Knight stated item 5 requires a supermajority vote since Planning and Zoning Commission recommended denial of the rezoning request. On December 19, 2016, the City Council continued the Public Hearing until such time that the City Council had enough members present to conduct business on this matter.

Mayor Knight continued the public hearing.

There were no other speakers.

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hervey to close the public hearing. The vote was cast 7 for, 0 against.

Mayor Knight shared if the motion is for approval, then a supermajority "yes" vote will approve item 5. If the vote is "no," then that will deny the request consistent with Planning and Zoning's recommendation.

Deputy Mayor Pro Tem asked for Mayor Knight to recap his explanation.

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hervey to approve item 5. The vote was cast 1 for, 6 against [Mayor Pro Tem Strain-Burk, Deputy Mayor Pro Jaglowski, Councilmember Mejia, Councilmember Hervey, and Councilmember Hairston].

6. Z16-11 Conduct a Public Hearing and consider a rezoning request from SF-6 Single Family Residential to LI Light Industrial at 3520 Waters Street, Lancaster, TX, consisting of an approximately 1.094 acre tract, being a portion of the Silas B. Runyon Abstract 1199, Page 180, Lancaster, Dallas County, Texas.

Mayor Knight shared item 6 is similar to item 5 in that a supermajority vote is required.

Mayor Knight continued the public hearing.

Gerald Anderson, 3536 Waters Street, spoke in opposition of item 6. Mr. Anderson relayed that previously a requestor was attempting to approve a truck service center at the subject property. He collected signatures in opposition of the truck service center. Mr. Anderson stated that his family and other residents in the area have been in favor to keep the zoning residential for thirty years. He shared that when the owner purchased the property, the owner shared his interest in opening a truck servicing shop; however, on the application, the applicant indicated parking two semi-trucks. At the Planning and Zoning meeting, the applicant modified the number of semi-trucks to four. The information provided by the applicant shared that he wants to pave half the property which will allow ten to twelve semi-trucks. If the application is granted and the property is modified to Light Industrial then the applicant will be permissible to build a truck shop.

Hugo Duran, 3520 Waters Street, shared that he purchased the subject property approximately six years ago and shared his trucking business about twelve years ago. He stated that he has a vision for

himself and his company. Mr. Duran shared that he lives in an area where there is a great deal of logistic uses and much economic development is occurring in the area.

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hairston to close the public hearing. The vote was cast 7 for, 0 against.

Mayor Knight stated item 6 requires supermajority vote and explained that a "yes" vote will approve and a "no" vote will deny the request on a positive motion.

Mayor Pro Tem Strain-Burk inquired of Assistant City Manager Stringfellow clarification on the Comprehensive Plan. Assistant City Manager Stringfellow stated that the 2016 Comprehensive Plan designates the property as Logistics Distribution. While the proposed use for the site may support the Logistics and Distribution function, the proposed zoning and land use still represents an encroachment into an established residential neighborhood. The residential area is a legal non-conforming use. As the area continues to transition, the residential uses will start to disappear and logistics and distribution uses will become permanent in the area. Even if the area were zoned light industrial, a trucking company would not be allowed.

Assistant City Manager Stringfellow confirmed Councilmember Mejia's inquiry that the requestor is proposing a truck terminal.

Assistant City Manager Stringfellow confirmed Mayor Pro Tem Strain-Burk's inquiry for confirmation that a truck terminal would be permitted within the medium industrial area and in a Light Industrial the requestor would not be permitted his recommended use.

Councilmember Hairston asked the location of the subject property. Assistant City Manager Stringfellow indicated that the property is located on the northeast corner of Waters Street and W. Daniieldale Road.

Councilmember Morris asked if item 6 is approved and the change is made to Light Industrial if there could be a truck terminal on the subject property. Mayor Knight confirmed there could not be.

Councilmember Morris commented that the zoning request is for only Light Industrial use. City Manager Mauldin-Robertson identified that the 2016 Comprehensive Plan designates the property as Logistics Distribution.

Deputy Mayor Pro Tem Jaglowski inquired if the request is within the 2016 Comprehensive Plan and Assistant City Manager Stringfellow shared that it is not within the current plan.

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hervey to deny item 6. The vote was cast 7 for, 0 against.

7. Consider confirmation of Civil Service Commission appointment as designated by the City Manager.

MOTION: Mayor Pro Tem Strain-Burk made a motion, seconded by Councilmember Hairston to approve item 7. The vote was cast 7 for, 0 against.

8. Discuss and consider annual appointments to City of Lancaster boards and commissions.

Nominated to reappoint the current members of the Planning and Zoning Commission.

Nominated for the vacant position on the Planning and Zoning Commission with a term expiring in 2018, was Don McCoo.

Nominated for the vacant position on the Planning and Zoning Commission with a term expiring in 2018, was John Thomas.

MOTION: Councilmember Hairston made a motion, seconded by Councilmember Mejia, to reappoint Isabel Aguilar and Racheal Hill to the Planning and Zoning Commission for terms expiring 2018. The vote was cast 5 for, 2 against [Mayor Pro Tem Strain-Burk and Deputy Mayor Pro Tem Jaglowski].

MOTION: Councilmember Mejia made a motion, seconded by Deputy Mayor Pro Tem Strain-Burk, to reappoint Andy Mungenast, Dr. Charles Waldrop, Jr., and Keith Hutchins to the Airport Advisory Board with terms to expire 2018 and to reappoint alternate member James O. Knight with a term to expire 2017. The vote was cast 7 for, 0 against.

Nominated for the vacant position on the Property Standards and Appeals Board with a term expiring in 2018, was Carlon Terry.

Nominated for the two regular reappointment positions on the Property Standards and Appeals Board were Carolyn Morris and Sue Wyrick.

MOTION: Deputy Mayor Pro Tem Jaglowski made a motion, seconded by Mayor Pro Tem Strain-Burk, to reappoint Carolyn Morris and Sue Wyrick to a regular position of the Property Standards and Appeals Board for terms expiring 2018 and to appoint Carlon Terry to a regular position with a term to expire 2018. The vote was cast 7 for, 0 against.

Nominated to appoint the alternate member on the Property Standards and Appeals Board with a term expiring in 2017 was Pamela Yeargin.

Nominated to appoint the alternate member on the Property Standards and Appeals Board with a term expiring in 2017 was Charlene Cade.

Charlene Cade appointed as an alternate position with a term expiring 2017 [6 for, 1 against Councilmember Hairston].

MOTION: Deputy Mayor Pro Tem Jaglowski made a motion, seconded by Mayor Pro Tem Strain-Burk, to appoint Joe Smith to a regular position of the Lancaster Recreational Development Corporation and Parks & Recreation Advisory Board for term expiring 2018. The vote was cast 7 for, 0 against.

MOTION: Deputy Mayor Pro Tem Jaglowski made a motion, seconded by Mayor Pro Tem Strain-Burk, to appoint Petra L. Covington to a regular position of the Lancaster Recreational Development

Corporation and Parks & Recreation Advisory Board for term expiring 2017. The vote was cast 7 for, 0 against.

Nominated for the vacant position on the Lancaster Recreational Development Corporation and Parks & Recreation Advisory Board with a term expiring in 2018, was Don McCoo.

Nominated for the vacant position on the Lancaster Recreational Development Corporation and Parks & Recreation Advisory Board with a term expiring in 2018, was Felicia Gibbons.

Don McCoo appointed as a regular position with a term expiring 2018 [6 for, 1 against Councilmember Hairston].

Nominated for the alternate position on the Lancaster Recreational Development Corporation and Parks & Recreation Advisory Board with a term expiring in 2017, was Aderiance Ragland.

Nominated for the alternate position on the Lancaster Recreational Development Corporation and Parks & Recreation Advisory Board with a term expiring in 2017, was Felicia Gibbons.

Aderiance Ragland was appointed as the alternate position with a term expiring 2018 [5 for, 2 against Mayor Knight and Councilmember Hairston].

MOTION: Deputy Mayor Pro Tem Jaglowski made a motion, seconded by Mayor Pro Tem Strain-Burk, to reappoint Jerry W. Giles to a regular position of the Lancaster Recreational Development Corporation and Parks & Recreation Advisory Board for term expiring 2018. The vote was cast 7 for, 0 against.

MOTION: Councilmember Mejia made a motion, seconded by Mayor Pro Tem Strain-Burk, to reappoint Ric Peterson and Sandi Collier to a regular position of the Lancaster Economic Development Corporation for terms expiring 2019. The vote was cast 7 for, 0 against.

Nominated for the vacant position on the Library Advisory Board with a term expiring in 2018, was Felicia Gibbons.

Nominated for the vacant position on the Library Advisory Board with a term expiring in 2018, was Reba Matthews.

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hairston, to appoint Felicia Gibbons and Reba Matthews to a regular position of the Library Advisory Board for terms expiring 2018. The vote was cast 7 for, 0 against.

MOTION: Mayor Pro Tem Strain-Burk made a motion, seconded by Deputy Mayor Pro Tem Jaglowski, to reappoint Angela McCowan and Sonja Shipp to a regular position of the Library Advisory Board for terms expiring 2018. The vote was cast 7 for, 0 against.

Nominated for the alternate position on the Library Advisory Board with a term expiring in 2017, was Tamyra Jackson.

Nominated for the alternate position on the Library Advisory Board with a term expiring in 2017, was Cecelia Whitson.

Nominated for the alternate position on the Library Advisory Board with a term expiring in 2017, was Pamela Yeargin.

Cecelia Whitson appointed as for the alternate position with a term expiring 2017 [4 for, 3 against Deputy Mayor Pro Tem Jaglowski, Councilmember Hairston, Councilmember Hervey].

MOTION: Mayor Pro Tem Strain-Burk made a motion, seconded by Deputy Mayor Pro Tem Jaglowski, to reappoint Dr. Jean Eye and Katherine Corrao to the Animal Shelter Advisory Committee with terms expiring 2018. The vote was cast 7 for, 0 against.

MOTION: Councilmember Hairston made a motion, seconded by Councilmember Hervey, to appoint Ivory Williams to an alternate position of the Animal Shelter Advisory Committee for term expiring 2017. The vote was cast 7 for, 0 against.

MOTION: Councilmember Hairston made a motion, seconded by Deputy Mayor Pro Tem Jaglowski, to reappoint Mary Ryan, Shannon Boyd, and Lillian Cullors to the Museum Advisory Board for terms expiring 2018 and appoint Clara Butler to a regular position for a term expiring 2018. The vote was cast 7 for, 0 against.

Nominated for the vacant position on the Museum Advisory Board with a term expiring in 2018, was Jeremy Reed.

Nominated for the alternate position on the Library Advisory Board with a term expiring in 2017, was Oscar Miller.

MOTION: Councilmember Hairston made a motion, seconded by Deputy Mayor Pro Tem Jaglowski, to appoint Jeremy Reed to the Museum Advisory Board for term expiring 2018 and appoint Oscar Miller as the alternate member for a term expiring 2017. The vote was cast 7 for, 0 against.

Below is a recap of the 2016 appointments.

	<u>Term Expires</u>
<u>Planning & Zoning Commission</u>	
Isabel Aguilar	2018 reappointment, regular position
Racheal Hill	2018 reappointment, regular position
<u>Airport Advisory Board</u>	
Andy Mundenast	2018 reappointment, regular position
Dr. Charles Waldrop Jr.	2018 reappointment, regular position
Keith Hutchins	2018 reappointment, regular position
James O. Knight	2017 reappointment, alternate position
<u>Property Standards and Appeals Board</u>	
Carolyn Morris	2018 reappointment, regular position
Sue Wyrick	2018 reappointment, regular position

Carlton Terry	2018	reappointment, regular position (from alter to reg)
Charlene Cade	2017	new appointment, alternate position

Parks and Recreation Advisory Board /
Lancaster Recreational Development Corp.

Jerry W. Giles	2018	reappointment, regular position
Joe Smith	2018	reappointment, regular position (from alter to reg)
Don McCoo	2018	new appointment, regular position
Petra Covington	2017	new appointment, regular position (fill an unexpired term)
Aderiance Ragland	2017	new appointment, alternate position

Economic Development Corp.

Ric Peterson	2019	reappointment, regular position
Sandi Collier	2019	reappointment, regular position

Library Advisory Board

Angela McCowan	2018	reappointment, regular position
Felicia Giibbons	2018	new appointment, regular position
Sonja Shipp	2018	reappointment, regular position
Reba Matthews	2018	new appointment, regular position
Cecelia Whitson	2017	new appointment, alternate position

Animal Shelter Advisory Committee

Dr. Jean Eye	2018	reappointment, regular position (veterinarian)
Katherine Corrao	2018	reappointment, regular position (involved in operations of shelter)
Ivory Williams	2017	new appointment, alternate position

Zoning Board of Adjustment

Syrinithnia Mann	2018	reappointment, regular position (alter to reg)
John Thomas	2018	new appointment, regular position
Lawrence Smith	2017	new appointment, alternate position

Museum Advisory Board

Mary Ryan	2018	reappointment, regular position
Clara Butler	2018	reappointment, regular position (from alter to reg)
Jeremy Reed	2018	new appointment, regular position
Shannon Boyd	2018	reappointment, regular position
Lillian Cullors	2018	reappointment, regular position
Oscar Miller	2017	new appointment, alternate position

9. Consider confirmation of nominations made by the Mayor for appointments to the City of Lancaster Zoning Board of Adjustment.

Mayor Knight nominated the following for the Zoning Board of Adjustment:

Syrinithnia Mann, was appointed for the vacant position with a term expiring in 2018;
John Thomas, was appointed for the vacant position with a term expiring in 2018; and

Lawrence E. Smith, was appointed for the alternate position with a term expiring in 2017.

MOTION: Councilmember Morris made a motion, seconded by Councilmember Hairston to approve item 9. The vote was cast 7 for, 0 against.

Executive Session:

10. **The City Council shall convene into closed executive session pursuant to Section § 551.074 (a)(1) of the TEXAS GOVERNMENT CODE to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee, to wit: City Attorney.**
11. **Reconvene into open session. Consider and take appropriate action(s), if any, on closed/executive session matters.**

The City Council recessed for Executive Session at 8:28 p.m. and reconvened into open session at 9:17 p.m.

No action taken.

MOTION: Councilmember Hairston made a motion, seconded by Councilmember Morris, to adjourn. The vote was cast 7 for, 0 against.

The meeting was adjourned at 9:17 p.m.

ATTEST:



Sorangel O. Arenas, City Secretary

APPROVED:



Marcus E. Knight, Mayor