

## MINUTES

**LANCASTER CITY COUNCIL REGULAR MEETING OF JANUARY 10, 2022**  
The City Council of the City of Lancaster, Texas, met in a called Regular Meeting in the Council Chambers of City Hall on January 10, 2022, at 7:00 p.m. with a quorum present to-wit:

**Councilmembers Present (City Hall & Zoom):**

Mayor Clyde C. Hairston  
Carol Strain-Burk  
Deputy Mayor Pro-Tem Stanley M. Jaglowski  
Marco Mejia  
Keithsha C. Wheaton  
Mayor Pro-Tem Racheal Hill  
Betty Gooden-Davis

**City Staff Present (City Hall & Zoom):**

Opal Mauldin-Jones, City Manager  
Carey Neal, Assistant City Manager  
Chris Youngman, Emergency Management  
Chief Dori Lee, Director of Human Resources  
Fabrice Kabona, Deputy City Manager  
Mike Delmore, Director of Finance  
Sam Urbanski, Police Chief  
Shane Shepard, Director of Economic Development  
Vicki Coleman, Director of Development Services  
Bryce Reed, Communications and Public Relations Coordinator  
Keturah Barnett, Assistant to the City Manager

**Call to Order:**

Mayor Hairston called the meeting to order at 7:01 p.m. on January 10, 2022.

**Invocation:**

Bishop Clyde C. Hairston of Miracle Temple Fellowship Church gave the invocation.

**Pledge of Allegiance:**

Deputy Mayor Pro-Tem Jaglowski led the pledge of allegiance.

**Public Testimony/Citizen's Comments:**

There were no speakers.

**Consent:**

1. Consider a resolution approving the terms and conditions of a Project Specific Agreement with Dallas County for striping on various streets in the City of Lancaster, Texas.

**MOTION:** Councilmember Mejia made a motion, seconded by Councilmember Gooden-Davis to approve Consent items 1. The vote was cast 7 for, 0 against.

**Action:**

2. M21- 35 Discuss and consider an ordinance granting an exception to the City's Code of Ordinances Chapter 6, Fence Regulations, Sec 6.07.008 to allow the use of a 4-foot black vinyl coated chain link fence on the property addressed as 914 N. Lancaster-Hutchins Road and described as being 1.50 acres of land situated in the Samuel Keller Survey, Abstract No. 720 City of Lancaster, Dallas County, Texas.

City Manager Mauldin-Jones shared the property is located on the east side of N. Lancaster-Hutchins Road and south of E. Pleasant Run Road. The property is approximately 1.50 acres in size. Temple of Truth Church

of God in Christ, the property addressed as 914 N. Lancaster-Hutchins Road. This is an exception request to allow a 4-foot black vinyl coated chain link fence installed at 914 N. Lancaster-Hutchins Road. The applicant installed a 4-foot black vinyl coated chain link fence along 655 feet of the northern property line without a permit. Based on the letter of intent, the applicant seeks to secure the property and protect the congregation members. The applicant contends that the northern property owner was trespassing by driving across their property which resulted in potholes in their parking area. Additionally, the applicant notes that the northern property owner's dogs were a menace to the elderly congregants. The installed 4-foot fence is at a property that has an existing building with only one (1) side that faces a public street, Lancaster-Hutchins Road. Since the submittal of this exception request, the applicant met with City staff and installed 22 medium size Elaeagnus shrubs 90 feet along the northern property line to screen and block the installed black vinyl coated chain link fence as shown on the attached pictures. The shrubs are planted 4 feet apart and will reach 6 feet in height at maturity. In addition, elaeagnus shrubs are recommended plant materials on the City plant list and at maturity, the shrubs will be taller than the fence and will completely screen the installed fence from Lancaster-Hutchins Road rights-of-way. Staff recommends approval of the exception subject to a requirement upon the property owner, and any successors-in-interest to both enhance and maintain the shrubs blocking the view of the installed fence from Lancaster-Hutchins Road all year round.

Councilmember Strain-Burk asked if this is standard process when there is a request for an exception?

City Manager Mauldin-Jones shared this is standard process for industrial and commercial.

**MOTION:** Councilmember Wheaton made a motion, seconded by Councilmember Gooden-Davis to approve item 2. The vote was cast 6 for, 1 against [Jaglowksi].

**3. Discuss and consider a resolution authorizing the Mayor to sign a ballot casting the City's vote for the fourth member of the Board of Directors of the Dallas Central Appraisal District (DCAD).**

Mayor Hairston recommended Brett Franks, Councilmember for the City of Sachse.

**MOTION:** Deputy Mayor-Pro Tem Jaglowksi made a motion, seconded by Councilmember Strain-Burk to nominate Brett Frank. The vote was cast 7 for, 0 against.

**4. Discuss and consider an ordinance approving the redistricting of the single member City Council districts and establishing new single-member district boundary lines for City Council elections based on 2020 Census data.**

City Manager Mauldin-Jones shared this item is for the redistricting of the single member City Council districts and establishing new single-member district boundary lines for City Council elections based on 2020 Census data. At the December 13, 2021, council meeting, City Council conducted a public hearing and received a total of eighteen (18) public comments on the proposed Council redistricting concept plan and map options. An additional four (4) public comment cards were received. Staff recommends city council select a map option.

Philip Arnold with Bickerstaff, Heath Delgado Acosta LLP, gave a presentation. Councilmember Strain-Burk shared Plan B would impact Mayor Pro-Tem Hill's District. For less impact Plan C would be the best option.

Councilmember Mejia shared his concern with the information shared to the residents of District 1. Plan A was the original design and had been part of District 3.

Mayor Pro-Tem Hill stated her concerns with information shared regarding unfairness. She shared Council is being logical and considering what will benefit the city long term.

Deputy Mayor Pro-Tem Jaglowski shared he has reviewed comment cards and most are in favor for Plan C.

Councilmember Strain-Burk apologized to Mayor Pro-Tem Hill for how comments of District 5 came across. She shared she would like to keep the neighborhood together.

**MOTION:** Councilmember Mejia made a motion, seconded by Councilmember Strain-Burk to approve Plan C. The vote was cast 6 for, 1 against [Gooden-Davis].

**MOTION:** Councilmember Strain-Burk made a motion, seconded by Deputy Mayor Pro-Tem Jaglowski to adjourn. The vote was cast 7 for, 0 against.

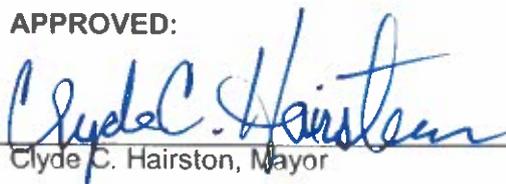
The meeting was adjourned at 7:45 p.m.

**ATTEST:**

**APPROVED:**



Sorangel O. Arenas, City Secretary



Clyde C. Hairston, Mayor