

REGULAR MEETING
OF THE
CITY COUNCIL OF THE CITY OF SACHSE
JULY 21, 2014

The City Council of the City of Sachse held a Regular Meeting on Monday, July 21, 2014 at 7:30 p.m. at the Sachse City Hall after proper notice. The roll of the duly constituted City Council Members was called which members are as follows, to wit:

Mayor Mike Felix
Mayor Pro Tem Jeff Bickerstaff
Councilman Charles Ross
Councilman Brett Franks
Councilman Paul Watkins
Councilman Cullen King
Councilman Bill Adams

and all were present.

Staff present: City Manager Billy George, City Secretary Terry Smith, Administrative Assistant Cathy Cade, Community Development Director Dan McGinn, Building Official Michael Spencer, Police Chief Dennis Veach, Human Resources Manager Stacy Buckley, Parks and Recreation Director Lance Whitworth, Library Manager Mignon Morse, City Engineer Greg Peters, Public Works Director Joe Crase, Fire Chief Rick Coleman, and Finance Director Teresa Savage.

Invocation and Pledge of Allegiance to U.S. and Texas Flags:

The invocation was offered by Councilman Franks and the pledges were led by Boy Scout Troop 100.

1. Consent Agenda:

Corrine Smith 4008 Blossom, requested to remove 14-2326 for discussion.

Councilman King moved to approve the Consent Agenda consisting of: 14-2317 Consider approval of the minutes of the July 7, 2014, regular meeting; 14-2318 Consider acceptance of the resignation of Stephen Klash from the Board of Adjustments; and 14-2316 Resolution No. 3596 of the City Council of the City of Sachse, approving purchase orders in the amount not to exceed thirty two thousand dollars (\$32,000.00) to GT Construction, Incorporated for concrete sidewalk and parking improvements at Firefighters Park; and providing an effective date, as a Consent Agenda Item. The motion was seconded by Mayor Pro Tem Bickerstaff and passed unanimously.

14-2326 Consider a resolution of the City Council of the City of Sachse, Texas approving the Agreement of Cooperation with Dallas County for the administration of the CDBG and HOME programs for fiscal years 2015, 2016 and 2017; authorizing its execution by the Mayor; and providing an effective date:

Corrine Smith 4008 Blossom, had questions about the agreement. She wanted to know about the other agencies; collective population; cost analysis for the program; emergency shelters and non-termination. She requested the agreement not be approved.

Patty Jones 6212 Aspen Estates Drive, stated the City could not withdraw from the agreement for 3 years. She wanted to keep Sachse from unnecessary regulations.

Scott Jones 6212 Aspen Estates Drive, stated there was a change in HUD policy last October. These could cause the City costs on zoning and litigation.

M.L. Jackson 5117 Pinnacle Oaks, agreed with the statements by Scott Jones. He recommended the City not approve until investigation of the agreement.

Councilman Adams read the following statement from Rick Loessberg, Dallas County Director of Planning & Development: For at least the last twenty years, cities and counties (including us) that directly receive CDBG funding from HUD have had to conduct what is called an “Analysis of Impediments to Fair Housing” (AI). These AIs are supposed to assess to what degree housing segregation and housing discrimination are taking place within a recipient’s jurisdiction and to identify any factors (whether deliberate or inadvertent) that may be causing any identified segregation/discrimination (factors that jurisdictions are encouraged to look at—and which we have always done in our AI--include the location of governmental services/facilities, local building codes, zoning, minimum lot sizes, etc.).

HUD has been criticized by a number of entities, most noticeably GAO, because it has never promulgated meaningful rules for the conducting of these AIs. For instance, there is no requirement as to how often they should be conducted or what they should contain (there are only “suggestions”). There is also no requirement to submit them to HUD for review or approval.

The proposed rules attempt to remedy these shortcomings. I understand that there may be some concern that HUD is now going to become regularly involved with local zoning decisions, but I do not see them giving HUD the authority to begin reviewing thousands of zoning decisions made by thousands of cities nor do I believe that they would even have the capacity to do so. I believe that cities participating in our CDBG program will not detect any difference as to how its zoning decisions are made or how we comply with any new reporting requirements.

I also understand that some communities may not wish to participate in our CDBG program because of these proposed rules. They may certainly choose this path if they wish, but Sunnyvale’s experience would seem to indicate that this path doesn’t ensure that you still won’t end up in federal court.

Following discussion, Councilman King moved to postpone action, pending staff recommendation. The motion was seconded by Mayor Pro Tem Bickerstaff and carried unanimously.

2. Mayor and City Council Announcements regarding special events, current activities and local achievements:

14-2327 Recognize employees for their service to the City of Sachse.

14-2319 Recognition of service to the City for Mr. Stephen Klash.

Councilman King noted a boy scout completed the work at the Animal Shelter and is on to a memorial bench at Sanford Park.

Mayor Felix noted the upcoming events: July 26th is the Cars under the Stars, Chamber event at the Kroger parking lot and July 31st, at 11:00 a.m. is the summer reading program awards party.

3. Citizen Input:

Jerry Nichols 2005 Portsmouth, Richardson, stated the Senior Awareness Day is August 1st, at the Glanville Center in Garland. It is a free event. He is also a silver-haired Legislator, which is a policy making group for senior citizens.

4. Regular Agenda Items:

14-2290 Conduct a public hearing and consider an Ordinance of the City of Sachse, Texas, amending the Zoning Ordinance and Schedule I Permitted Uses Parking Requirements for Retail Sales / Personal Service Use, as heretofore amended; to grant a change of zoning from a General Commercial (C-2) District to a Planned Development District on an approximately 6.47-acre tract of land, more particularly described in Exhibit "A" and located on the northeast corner of Murphy Road and Blackburn, City of Sachse, Dallas County, Texas; providing for the approval of the Zoning Exhibit attached as Exhibit "B"; providing for the approval of Development Standards attached as Exhibit "C"; providing for the approval of the Zoning Concept Plan approved as Exhibit "D":

Jonathan Vinson, representing the applicant, stated the proposed parking plan is adequate based upon a study that was conducted and asked for approval.

Mayor Felix opened the public hearing.

No comments were made.

Councilman Franks moved to close the public hearing. The motion was seconded by Councilman King and carried unanimously.

Following discussion, Councilman Adams moved to approve Item Ordinance No. 3597 amending the Zoning Ordinance and Schedule I Permitted Uses Parking Requirements for Retail Sales / Personal Service Use, as heretofore amended; to grant a change of zoning from a General Commercial (C-2) District to a Planned Development District on an approximately 6.47-acre tract of land, more particularly described in Exhibit "A" and located on the northeast corner of Murphy Road and Blackburn, City of Sachse, Dallas County, Texas; providing for the approval of the Zoning Exhibit attached as Exhibit "B"; providing for the approval of Development Standards attached as Exhibit "C"; providing for the approval of the Zoning Concept Plan approved as Exhibit "D": The motion was seconded by Councilman King and carried with Mayor Pro Tem Bickerstaff voting no.

14-2328 Public Safety Lock Box program presentation to Council:

Following staff presentation and discussion, no formal Council action was taken.

14-2323 Discuss and provide input regarding water and sanitary sewer rate options:

Following staff presentation and discussion, no formal Council action was taken.

The City Council recessed briefly from 10:13 p.m. until 10:25 p.m.

14-2320 Hear and discuss the update to the Five Year Capital Improvement Plan (CIP).

Following staff presentation and discussion, no formal Council action was taken.

14-2321 A resolution of the City Council of the City of Sachse, Texas, approving the terms and conditions of an Ambulance support (BLS and ALS) services agreement, by and between the City of Sachse, Texas, and Careflite for Careflite to provide Ambulance support services; and providing for an effective date.

Following discussion, Councilman Franks moved to approve Resolution No. 3598 approving the terms and conditions of an Ambulance support (BLS and ALS) services agreement, by and between the City of Sachse, Texas, and Careflite for Careflite to provide Ambulance support services; and providing for an effective date. The motion was seconded by Councilman Ross and carried unanimously.

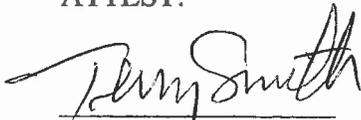
14-2313 Consider a resolution of the City Council of the City of Sachse, Texas, awarding the bid for the construction of a high service water pump at the Sachse water pump station as a capital improvement project to Red River Construction Company; authorizing the City Manager to execute such agreement in a form approved by the City Attorney.

Following discussion, Councilman Adams moved to approve Resolution No. 3599 awarding the bid for the construction of a high service water pump at the Sachse water pump station as a capital improvement project to Red River Construction Company in the amount of \$149,900; authorizing the City Manager to execute such agreement in a form approved by the City Attorney. The motion was seconded by Councilman Ross and carried unanimously.

5. Adjournment:

There being no further business, Councilman Ross moved to adjourn. The motion was seconded by Councilman Watkins and carried unanimously. The meeting adjourned at 11:01 p.m.

ATTEST:


CITY SECRETARY

APPROVED:


MAYOR