



**MINUTES REGULAR
COUNCIL MEETING**

Tuesday, July 12, 2016 – 7:00 pm

Police and Courts Building, 100 West Main Street
Royse City, Texas

- * Prior to the Regular Council Meeting, at 6:00 pm a quorum of Council Members may or may not attend a social gathering.
- * No action of the City Council will take place at this gathering. Council Chambers will be open to the public.
- * No action was taken

A. CALL TO ORDER 7:02 PM BY MAYOR NICHOL

Announce the presence of a quorum.

Members Present: Mayor, Janet Nichol
 Council Member Place 1, Charles Houk
 Mayor Pro Tem, Council Member Place 2, Clay Ellis
 Council Member Place 3, Bruce Bradley
 Council Member Place 5, James Branch
 Council Member, Place 6, Tom Crowley

Members Absent: Council Member Place 4, Matt Wheatley

Staff Present: City Manager, Carl Alsabrook
 City Secretary, Deborah Sorensen
 City Attorney, Jason Day
 Director of Finance, Shannon Raymond
 Executive Dir. of Development & Community Services, Janet McPherson
 Police Chief, Jeff Stapleton
 Fire Chief, Rickey Bell
 Director of HR, Tauna Ratliff
 Main Street Manager, Paula Morris
 Executive Director of Community Development Corp., Larry Lott

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Council Member Bradley gave invocation and led the Pledge of Allegiance.

C. CITIZEN PARTICIPATION

None

D. CONSENT AGENDA

1. City Council Minutes: June 28, 2016

Council Member Branch made a motion to approve the Consent Agenda. Council Member Houk seconded the motion. **Motion passed 6-0.**

E. BUSINESS

1. Consider and act concerning an Ordinance regarding Final Plat of Cypress Creek at Parker Creek Apartment Homes, Lots 1-4, Block 1, situated in the Burrell B. Parker Survey, Abstract No. 176 and the George M. Parker Survey, Abstract No.

177, City of Royse City, Rockwall County, Texas, and any matters related thereto.

Mayor Pro Tem Ellis made a motion to approve the final plat. Council Member Branch seconded the motion. **Motion passed 5-0**, with Council Member Crowley abstaining.

2. Consider and act concerning an Ordinance amending the Code of Ordinances adopting the 2009 International Fire Code Appendix "B", and any matters related thereto.

Jason Day explained the 2009 Code of Ordinances has previously been adopted, and in the next few years the City will probably go to the 2015 version. The City never did adopt Appendix "B", which governs fire flow. The City had some conflicting things on what the fire flow was for the City and how we measure it. The City really starting seeing this with the new construction going on, on how we say they need it or don't need it. We are just going with the standard Appendix "B" from the 2009 Fire Code.

Council Member Branch made a motion to approve an Ordinance amending the Code of Ordinances adopting the 2009 International Fire Code Appendix "B". Council Member Crowley seconded the motion. **Motion passed 6-0**.

3. Discussion concerning an update on Old Jail Park, and any matters related thereto.

Carl Alsbrook stated the City employed an engineering firm to survey the Old Jail Park repair. The repair estimate is over \$180,000. Some small things have been done. A pump was installed so the water was kept out of it. Staff's recommendation is to repair items as we can.

4. Discussion concerning an Interlocal Cooperative Purchasing Agreement with Dallas County, and any matters related thereto.

Carl Alsbrook explained the City Council had approved the Dallas County Cooperative Purchasing Agreement, which will save the City quite a bit of money, as far as materials.

Jason Day said we started a contract negotiation with them, which included an indemnification clause that is pretty standard language. However, in accordance with State law we are prohibited, as a governmental entity, from agreeing to indemnification because it becomes an unbudgeted liability. In this one, we would agree to pay their defense costs in case there were any law suits or something like that. We are confident we should be able to get these changes done in the next couple of weeks, to take that phrase out and move forward with the contract.

5. Discussion concerning environmental issues and structural integrity of buildings in the downtown area, and any matters related thereto.

Carl Alsbrook stated staff has spent some time discussing this, and believes there are a couple of resolutions he would like to offer and open it up to discussion to see if there is any interest on the City Council's part. He thinks the first thing that has to be done is a hardline will probably going to have to be taken, as far as the issuance of Certificate of Occupancy (CO's). The CO's won't be issued unless necessary repairs are done. He thinks that is an easy one, with the okay by the City Council. Second, staff has discussed an abatement program of sorts for Main Street. We would like to extend that to the Historic District. A lot of cities

employ incentives, as far as getting people to buy older products, and bring them up to standards. He would like to request a couple of weeks; maybe the first meeting in August, to reach out to other cities to see what they are doing. We can definitely start holding a hardline on CO's right away. If the City Council is okay with staff exploring it further, we would like to look at some other cities, and how they do it; and, actually bring back a proposal for some type of tax abatement and some type of incentives for Main Street and the Historic District.

This item will be brought back at a later date for City Council to review staff's recommendations.

6. Discussion concerning City Manager update: Development, Hot Summer Nights, Vaccine Clinic, and any matters related thereto.

Carl Alsbrook stated there is a lot of activity in the city. Whataburger will start building next week and they expect a quick turnaround. Charlie's is scheduled to open July 20th. Dairy Queen and other sites are working hard. The next Summer Nights is scheduled for July 21st and the movie is The Good Dinosaur. The Vaccine Clinic is also scheduled for July 21st from 4:00 p.m. - 9:00 p.m. at the Animal Shelter. Celebrate Freedom was a huge success. We have received good reviews from citizens. He thanked everyone who participated and attended.

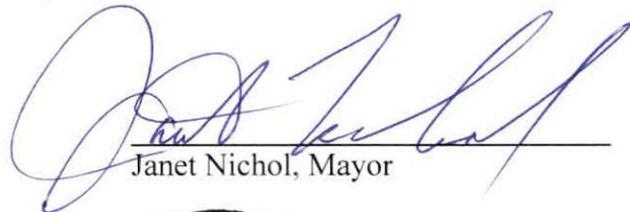
F. FUTURE AGENDA ITEMS

1. Consider and/or action to determine and direct City Staff in scheduling topics for discussion at future City Council Meetings, and any matters related thereto.

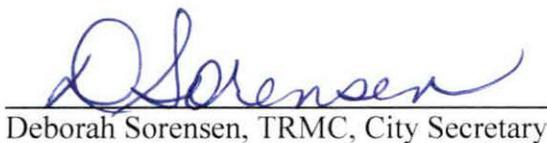
Mayor Nichol asked for an update on the old house. Janet McPherson stated that it would be included in the comprehensive plan based on a citizen survey that the consultant did. Council Member Crowley asked to get the value of the property without the house.

G. ADJOURN AT 7:44 PM

Council Member Branch made a motion to adjourn. Council Member Houk seconded the motion. **Motion passed 6-0.**


Janet Nichol, Mayor

ATTEST:


Deborah Sorensen, TRMC, City Secretary

