



**MINUTES REGULAR
COUNCIL MEETING**

Tuesday, July 26, 2016 – 7:00 pm

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

A. CALL TO ORDER 7:01 PM BY MAYOR NICHOL

Announce the presence of a quorum.

Members Present: Mayor, Janet Nichol
Mayor Pro Tem, Council Member Place 2, Clay Ellis
Council Member Place 3, Bruce Bradley
Council Member Place 4, Matt Wheatley
Council Member, Place 6, Tom Crowley

Member Absent: Council Member Place 1, Charles Houk
Council Member Place 5, James Branch

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

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Mayor Nichol gave invocation and led the Pledge of Allegiance.

C. CITIZENS PARTICIPATION

None

D. CONSENT AGENDA

1. City Council Minutes: July 12, 2016

Council Member Wheatley made a motion to approve the minutes. Council Member Bradley seconded the motion. **Motion passed 5-0.**

E. BUSINESS

1. Discussion concerning monthly revenue and expenditure report for June 2016, and any matters related thereto.

Carl Alsabrook presented the monthly revenue and expenditure report for the month of June 2016. He stated that Shannon Raymond was unable to attend the meeting and if anyone had any questions, he would get answers for them as soon as possible.

Mayor Pro Tem Ellis inquired about the remaining funds in the street department budget. Carl stated the bulk of the remaining funds are earmarked for Old Greenville Road; however, they are waiting to hear from Dallas County regarding a bid for the repair.

2. Consider and act concerning an Amendment to Section 3 of Ordinance 06-04-501 regarding publication requirements to modification of the Technical Construction Standards and Specifications Manual made by the City Engineer, and any matters related thereto.

Jason Day stated that this is a follow up to the adoption of the 2009 International Fire Code Appendix "B". The technical standards in the Fire Code said two different things in regards to fire flow and what was required. This brings the two into line. With regard to the technical standards, the City Engineer can dictate new standards, and put forth new standards, and make changes and updates to those standards. The way that it currently reads, those changes become effective upon posting by the City Engineer. This Ordinance still allows the City Engineer to make administrative changes to technical standards, but then it actually has to be filed with the City Secretary. The City Secretary will then put those changes with the official copy of the technical standards. The City Secretary will then cause the new changes to be posted on the City's website and provide it to anyone who picks up a copy of the technical standards.

Council Member Wheatley made a motion to approve. Council Member Crowley seconded the motion. **Motion passed 5-0.**

3. Discussion concerning house on Houston Street, and any matters related thereto.

Mayor Nichol stated the value of the house is \$45,710 and the value of the property is \$66,000. A neighboring empty lot is currently valued at \$33,000. Previous estimates to level the house were \$30,000 to \$40,000; however, there were concerns of what would happen to the structure of the house if it were to be leveled.

Mayor Nichol suggested a meeting with the Heritage District to discuss the City's concerns with the house.

Council Member Crowley stated he was for demolishing the house and turning the property into something useful for the City.

Council Member Bradley agreed with Council Member Crowley, as the cost to make the house usable is prohibitive to restore the house.

Mayor Nichol said they had been told the house was built in 1888. She also said they did not know what the house could be used for, as it is a small structure, and to build onto the house would thus remove the historical value of the house.

Janet McPherson informed City Council that the house was a topic that would be covered in the Comprehensive Plan.

4. Discussions concerning City Manager update: Development, Hot Summer Nights, Update on Storm Sirens, and any matters related thereto.

Carl Alsbrook reported Charlie's is now open and would be open from 10 am to 10 pm this week, without having to make reservations. Dairy Queen is in the process of building. The foundation and fire lanes should be poured this week.

Whataburger has also begun building. The apartments and Tractor Supply Corporation is now going vertical.

Hot Summer Nights is Thursday, August 4, 2016. The movie will be Star Wars: The Force Awakens, which begins at 9 pm. He thanked Brent for all of his hard work.

The Storm Sirens Grant was submitted last Friday.

Mayor Nichol spoke about Hot Summer Nights and how it has been a great success. Brent Stowers has done a really great job. Attendance has been great.

F. RECESS REGULAR CITY COUNCIL MEETING

City Council did not recess regular City Council meeting for an Executive Session to consult with City Attorney regarding a Local Project Advance Funding Agreement with the Texas Department of Transportation for improvements to Shaw Drive.

G. 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.

None

H. ADJOURN AT 7:19 PM

Mayor Pro Tem Ellis made a motion to adjourn the meeting. Council Member Bradley seconded the motion. **Motion passed 5-0.**


Janet Nichol, Mayor

ATTEST:


Deborah Sorensen, TRMC, City Secretary

