

City of Pilot Point, Texas
Minutes of the January 14, 2019
City Council Meeting

The City Council of the City of Pilot Point, Texas met on this date at 6:30 p.m. for a Regular City Council meeting. City Council members present were Mayor Shea Dane-Patterson, Jim Porter, Ronald Petty, Dean Cordell, and Casie "CJ" Hilliard. City Staff members present were City Manager Alan Guard, Police Chief Tim Conner, Development Services Director John Taylor, Asst. Fire Chief Bryan Cox, Main Street Director Lenette Cox, and City Secretary Alice Holloway.

AGENDA

A. ROLL CALL/CALL TO ORDER

Mayor Dane-Patterson announced a quorum at 6:30 pm and called the meeting to order.

B. PLEDGE TO FLAGS:

1. United States of America
2. Texas Flag
*Honor the Texas Flag, I pledge allegiance to thee,
Texas, one state under God, One and indivisible*

Mayor Dane-Patterson led the Pledge to Flags.

C. INVOCATION

Invocation was led by Councilmember Porter.

D. ITEMS OF COMMUNITY INTEREST

Mayor Dane-Patterson made the following announcements:

- 1) City offices will be closed on Monday, January 21, 2019 in observance of Martin Luther King Jr. Day.
- 2) City Council will hold a special meeting on Tuesday, January 29, 2019.
- 3) City Staff is changing out water meters in the City. If you have any questions or concerns, contact city hall.
- 4) Applications to be placed on the ballot for the General Election will be accepted January 16, 2019 through February 15, 2019.

Councilmember Cordell arrived at 6:33 p.m.

E. PUBLIC FORUM, PRESENTATIONS AND RECOGNITION: (No Action)

1. **Public Forum:** *(Citizens are allowed 3 minutes to speak. If the issue is on the agenda, the City Council may choose to discuss and consider the item. If the issue is not on the agenda, the Council is not permitted by state law to respond to or discuss the item other than to make statements of specific factual information in response to a citizen's inquiry or to recite existing policy in response to the inquiry. The Council may request the issue to be placed on a future agenda for action in accordance with state law. This forum is not the appropriate place to address complaints against Public Officials and/or Staff. Complaints of this nature should be made in writing and filed with the City Manager.)*

a. Presentation on Animal Control & Wildlife by Robert Matthews-All American Dogs

Mr. Robert Matthews stated that he was going to give some steps to help with coyotes. He stated that lighting and hazing was the best things to do. In addition, he stated that you could hire someone to catch or kill them, but it would be harmful.

Councilmember Petty asked if a person can shoot them if they fill threatened. Chief Conner stated that each incident is different and it would be handled case by case.

Councilmember Porter asked if lighting will help with other animals such as skunks. Mr. Matthews stated that granular sulfur works well with small wildlife.

F. CONSENT AGENDA

1. Discuss, consider, and possible action on approval of the City Council minutes:

- November 13, 2018
- November 19, 2018

- December 10, 2018

2. **Discuss, consider, and possible action on an ordinance of the City of Pilot Point, Texas correcting a scrivener's error in Ordinance No. 365-12-2018, an ordinance amending Chapter 14, Zoning of the Code of Ordinance to change the zoning classification of 113.10 plus or minus acre parcel(s), from SF-2, Single Family Residential and C-2, Commercial to PD, Planned Development Single Family Residential, which is attached hereto and incorporated herein as Exhibit "A", by correcting Exhibit "C" Planned Development Standards of Ordinance No. 365-12-2018, and providing for an effective date.**

Councilmember Porter moved to approve the Consent Agenda. Councilmember Petty seconded the motion. The motion passed unanimously.

G. REGULAR AGENDA

1. **Public hearing on the proposed annexation of all that certain tract of land being Denton CAD Property ID Number(s) 728581 & 728582, approximately 26.500 acres, also described as Lots 4 & Lots 5, Block A, Smithers Addition, located at 9711 & 9815 Jordan Moore Road.**

Mayor Dane-Patterson opened the public hearing on the proposed annexation of all that certain tract of land being Denton CAD Property ID Number(s) 728581 & 728582, approximately 26.500 acres, also described as Lots 4 & Lots 5, Block A, Smithers Addition, located at 9711 & 9815 Jordan Moore Road at 6:45 p.m.

Development Services Director Taylor stated that on December 10, 2018, the City Council adopted a resolution calling for two public hearings on the request by the Pilot Point Livestock Auction, LTD, for annexation of a 26.5 plus or minus acre parcel to be incorporated into the city limits. Notice was sent to all property owners and utility providers giving notice of their ability to appear at the public hearings to give comment on the proposed annexation. The second public hearing will be January 29th at 6:30 pm.

No comments made from the public. Mayor Dane-Patterson closed the public hearing at 6:46 p.m.

2. **Discuss, consider, and possible action on authorizing the City Manager to enter into an agreement with Reed Fire Protection for 3rd Party Fire Plan Review Services.**

Development Services Director Taylor stated that the City is in need of procuring the services of a licensed fire protection engineer for the purposes of reviewing commercial fire plans. In the past this review was completed by the city's Fire Marshall but due to the increasing demands of this position, the increasing complexity of new commercial development and the continuing complexity in the Fire Codes, the safety of the citizens of Pilot Point would best be served by a more professional review of these plans.

Councilmember Cordell moved to authorize the City Manager to enter into an agreement with Reed Fire Protection for 3rd Party Fire Plan Review Services. Councilmember Hilliard seconded the motion. The motion passed unanimously.

3. **Discuss, consider, and possible action on the request by Dan R. Gist II to waive pro rata fees in the amount of Three Thousand Dollars (\$3000.00) for property located on Jordan Moore Road.**

Mr. Dan Gist Sr. stated that he is protesting the City due to the agreement between him and City from years ago. He stated that the City agreed to maintain water lines up to the meter and he would maintain from meter to house. In regards to the water extension, he was not consulted with. He stated that Pilot Point has always treated him fair and that he is asking the city council to do what is morally right.

Mr. Dan Ray Gist stated that they already had water and this is a policy change of the City. He stated that he will respect the decision of the City Council, but if he is charged, he has concerns about the charges. He stated that he is custom in this business of getting three bids. He stated that when he talked to City Manager Alan Guard at the beginning, he was told that bids would be required.

City Manager Guard stated that if the developer is putting in the line, he can pick who does the work.

Mr. Dan Ray Gist stated that when the job was half finished, City Manager Guard still did not know how much the project was going to cost. He stated that he would get fired if he did this with the school. In addition, he stated that the property owners should have been told how much it would cost before the project started.

Councilmember Cordell stated that he agrees with Mr. Gist.

Mr. Dan Ray Gist presented a cost analysis that showed the actual cost for each lot of \$6,083.33 and that some property owners were charged \$9600.00. He stated that the property owners should not had to pay that amount. City Manager Guard stated it was the decision of the property owners to pay that amount.

Councilmember Hilliard asked why the City part of this is if it is between Mr. Smithers and the property owner. City Manager Guard replied back because the City has a pro rata policy.

Councilmember Cordell stated that he doesn't agree at all that some land owners pay Mr. Smithers and some pay the City.

Mr. Dan Ray Gist stated that per Jim McIlroy, state law states that once a city service has been established, the city must maintain that service and cannot discontinue. City Manager Guard stated that he disagrees. Mr. Dan Ray Gist stated that TCEQ ruled that the City must maintain the service. City Manager Guard stated that he has appealed their decision.

Mr. Dan Ray Gist that we have two new citizens in Pilot Point and they believe the City charged them almost \$10,000.

Councilmember Petty asked what the reason for the new line was. City Manager Guard stated for the new development.

Councilmember Hilliard moved to approve a waiver for Mr. Dan Gist in the amount of \$3000.00. Councilmember Cordell seconded the motion. The motion passed unanimously. The motion passed. Mayor Dane-Patterson abstained.

Councilmember Porter directed staff to do some studying on this issue.

4. Discussion on the proposed 2019 City events.

City Manager Guard stated that staff has put together a calendar of proposed events for 2019. These includes Movies in the Park, Tulips and the Duke, a summer concert on July 5th, and possibly a performance by the Plano Community Band.

H. ADJOURN.

Mayor Dane-Patterson moved to adjourn. Councilmember Hilliard seconded the motion. The motion passed unanimously. The meeting adjourned at 7:37 pm.



Shea Dane-Patterson, Mayor

ATTEST:



Alice Holloway, City Secretary

Approved: January 28, 2019