

The City Council of the City of Alvord, Texas met in regular session on **Thursday, July 21, 2022** in the Council Chambers of City Hall. The meeting was called to order at 6:00 p.m. and a quorum was present. Mayor Enochs was present and presiding with Council Members Hatzenbihler, Sherwood, Raney, Redder and White. Also in attendance were City Administrator Clint Mercer, City Secretary Pam Gregg and Public Works Director Doug Baker. Also in attendance were City Field Workers Justin Christensen, Andrew Thomas and Jerry Anderson. There were 21 people in attendance from the public.

Council Member Redder gave the invocation and the Pledge of Allegiance to the American flag was recited.

CITIZENS FORUM

Kris Brown expressed his concerns over the actions and salary of the City Administrator.

NEW ITEMS FOR CONSIDERATION

a. Tabled item – Consider and take appropriate action to amend Zoning Ordinance No. 10112007B in regards to regulations for carports in the City

Mayor Pro-Tem Sherwood presented his findings and recommendations on types of acceptable carports. Council Members had differing opinions about the type of surface and anchoring required if carports were allowed again. City Administrator Clint Mercer pointed out that if unimproved or gravel surfaces were allowed, it would need to consistently apply to all construction requiring a building permit. He added that carports are defined as accessory structures in the current Zoning Ordinance which made for conflicting setback requirements. This resulted in multiple citizens asking for variances and brought about the decision to prohibit carports in August of 2020. Reasons for setback requirements, drainage, growth in the City and required ordinances and state laws due to the growth were all topics of discussion. Clint continued by suggesting that Council change the definition of an accessory building to exclude carports and give carports its own definition thereby having different rules for accessory structures and different rules for carports. He offered to come up with solutions to those sections of the ordinance that were in conflict based on guidance from the Council. Clint also said that amendments to the Zoning Ordinance would need to be heard twice before the City Council. No action was taken on this agenda item at this meeting.

b. Consider and take appropriate action on Kris Brown's Washington Street lot regarding boundaries and street paving

Kris Brown addressed Council regarding his property on Washington Street. He requested that the road designation be given back to him because he felt like it was not being used by the City and he could make improvements on his plans for constructing a new home.

The replat of Washington Street was granted by City Council on October 15, 2020 for the purpose of right-of-way access on the section of Washington Street that connects West Washington between Denver and Decatur Streets. It was dedicated to the City of Alvord after being approved and signed by surrounding owners, Jacob Hughes, Danny Hodges and Kris Brown.

City Administrator Clint Mercer said that this section of the road given to the City allows for a 24' standard street width and also allows for utilities to run on each side of the street. He added

that he thought giving it back would be a step in the wrong direction and would make it a tight spot. Clint said that for a long time this section of the street was mistakenly thought of as being a City street. There were actually 2 property lines that met there with no right-of-way accessible to the City, so the City fixed it and made it the same width as Washington Street. The long term goal is to get a paved road that will match with everything else in town but it cannot be done until the water line project is finished in approximately six weeks. In addition, policy changes with the County on paving roads now require that interlocal agreements are approved and in place before any paving can be done. Council agreed that keeping this section of road would be safest and also an improvement for the City. No action was taken on this agenda item.

The meeting recessed at 7:27 p.m. for a short break and reconvened at 7:32 p.m.

c. Tabled item – Consider and take appropriate action regarding traffic control on Denver Street

This item was tabled again by a motion made by Mayor Pro-Tem Sherwood and seconded by Council Member Redder. All votes were yes. The motion carried.

d. Consider and take appropriate action to amend the City's electric service contract to include the addition of a new meter for the water well and tower

Council Member Hatzenbihler made a motion to approve the contract for the City's electric service to include the addition of a new meter for the water well and tower. Mayor Pro-Tem Sherwood seconded the motion. All votes were yes. The motion carried.

e. Consider transferring excessive funds from the Utility Deposit account to the Water Sewer account

No action was taken on this agenda item.

f. Consider and take appropriate action to approve the minutes from the last meeting on June 16, 2022

Mayor Pro-Tem Sherwood made a motion to approve the minutes from the last meeting on June 16, 2022. Council Member Redder seconded the motion. All votes were yes. The motion carried.

STAFF REPORTS

Public Works Director Doug Baker gave a report for his department that included:

- Picking up limbs
- Sewer backup at 111 Washington
- Water leaks throughout town that were fixed
- Installed a 2" water tap on CR 2590 that took 3 days to complete
- Installed 2 new sewer taps
- Replaced all 4 brakes on Vac Con and fixed electrical on trailer

Council Member Raney gave a brief report for the EDC that included:

- Bids for dog walking area

- Food truck on Crane Street
- Businesses downtown

FUTURE AGENDA ITEMS

- Council Member Hatzenbihler would like to discuss drainage on Stadium Drive

ADJOURN

There being no further business, Council Member Redder made a motion to adjourn the regular session of the Alvord City Council at 7:41 p.m. on Thursday, July 21, 2022. Mayor Pro-Tem Sherwood seconded the motion. The Council voted five (5) in favor and none (0) opposed. The motion carried.

These minutes were approved on the 18th day of August, 2022.

APPROVED:

ATTEST:


Jim Enochs, Mayor


Pam Gregg, TRMC, City Secretary

