

MINUTES  
CITY OF JOHNSON CITY, TEXAS  
CITY COUNCIL

The City of Johnson City City Council met for the recognition of outgoing Councilmembers Gayla Guthrie and Pat Dildine and a Regular Meeting on Tuesday, May 21, 2024 at 5:30 p.m. and 6:00 p.m., respectively, in the City Hall Council Chamber, 303 E. Pecan Drive, Johnson City, Texas 78636. This was an open meeting, subject to the open meeting laws of the State of Texas.

Present: Stephanie Fisher, Mayor  
Shelton Coleman, Mayor Pro Temp  
Kari Thomas  
Teresa Babb  
Kemp Elliott  
Sam Richardson

Staff Present: Rick Schroder, CAO  
Whitney Walston, City Secretary  
Chad Wiggins, Interim Police Chief  
Megan Santee, City Attorney

1. **Call to order recognition of outgoing Councilmembers Gayla Guthrie and Pat Dildine at 5:30 p.m.**

Mayor Fisher called the recognition portion of the meeting to order at 5:34 pm.

2. **Call to order Regular Meeting of the Johnson City City Council at 6:00 p.m.**

Mayor Fisher called the Regular Meeting to order at 6:00 p.m. Councilmember Babb led the invocation.

3. **Ceremonial swearing-in and installation of Councilmembers Kemp Elliott and Sam Richardson.**

Councilmembers Elliott, Richardson, and Babb were sworn-in.

**PUBLIC HEARING:**

4. **Public Hearing to give all interested persons the right to appear and be heard on a Zoning Amendment Application from Johnson City Coffee Company / Lyndon's Landing LLC dba West Main Streatery for the amendment of an existing Conditional Use Permit for a Permanent Mobile Food Court increasing the maximum allowable food trucks from four (4) to six (6) located at 108 W. Main St. / 205 W. Pecan Dr., Johnson City, TX 78636.**

The public hearing opened at 6:06 pm and closed at 6:07 pm. There were no comments.

OPEN SESSION:

5. **Public Comments.**

There were no public comments.

REPORTS:

6. **Proclamations, Presentations, and/or Reports.**

a) **Proclamation – Mayor Stephanie Fisher.**

Mayor Fisher proclaimed May 19 - 25, 2024 as National Public Works Week within the City of Johnson City, Texas; and

b) **Report – Mr. Bob Corrigan.**

Due to program deficiencies, Mr. Corrigan withdrew his report about the Constellation of Living Memorials Project.

ITEMS FOR INDIVIDUAL CONSIDERATION:

7. **Pursuant to Municipal Code of Ordinances Chapter 5 *Fire Prevention and Protection*, Article 5.04 *Fireworks*, discussion of and action on a Fireworks Permit Application for the City of Johnson City, Texas 4th Fest Parade and Fireworks display event to be held on July 4, 2024. (Staff)**

Councilmember Babb motioned to approve the Fireworks Permit Application and associated contract with the condition that the deposit request language be included in the contract. Councilmember Coleman seconded the motion. All were in favor and the motion was approved.

8. **Discussion of and action on a Zoning Amendment Application and related Ordinance from the Johnson City Coffee Company / Lyndon's Landing LLC dba West Main Stretery for the amendment of an existing Conditional Use Permit for a Permanent Mobile Food Court increasing the maximum allowable food trucks from four (4) to six (6) located at 108 W. Main St. / 205 W. Pecan Dr., Johnson City, TX 78636. (Applicant)**

Councilmember Babb motioned to approve the Zoning Amendment Application and related Ordinance from the Johnson City Coffee Company / Lyndon's Landing LLC dba West Main Stretery for the amendment of an existing Conditional Use Permit for a Permanent Mobile Food Court increasing the maximum allowable food trucks from four (4) to six (6) located at 108 W. Main St. / 205 W. Pecan Dr., Johnson City, TX 78636 with the condition that the back parking lot be paved within 6 months. Councilmember Coleman seconded the motion. All were in favor and the request was approved.

9. **Discussion of and action on an Ordinance of the City Council of the City of Johnson City, Texas establishing and amending fees, costs, and fines charged by the City of**

**Johnson City, including amendments to wastewater averaging for commercial utility billing accounts; adopting savings, repealer, and penalty clauses; and adopting an effective date. (Council)**

Councilmember Thomas motioned to approve the Ordinance of the City Council of the City of Johnson City, Texas establishing and amending fees, costs, and fines charged by the City of Johnson City, including amendments to wastewater averaging for commercial utility billing accounts. Councilmember Coleman seconded the motion. All were in favor and the ordinance was approved.

- 10. Discussion of and action on waiving commercial and residential building permit fees for roofing / re-roofing permits associated with the May 9, 2024 storm / hail event. (Mayor Fisher)**

No action was taken.

*Adjourn into Closed Session.*

Council adjourned into closed session at 6:47 pm.

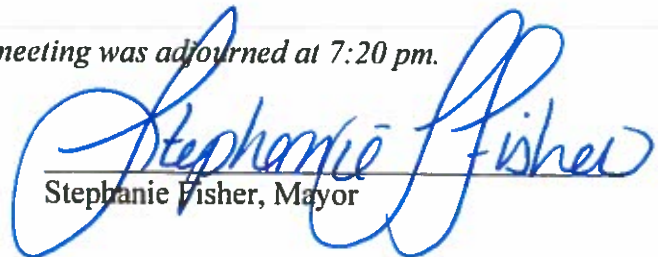
CLOSED SESSION:

- 11. The City Council will convene into Closed Session in accordance with Government Code §551.071 Consultation with Attorney to deliberate a Development Agreement and an Impact Fee Credit Agreement, as amended, between the City of Johnson City, Texas and TX-290-1031, LLC, for 50.48 acres of land located in the Extraterritorial Jurisdiction of the City on the South side of U.S. Hwy. 290 W. and approximately 0.70 miles West of N. Nugent Ave. (Mayor Fisher)**

*Adjourn into Open Session.*

Council adjourned into open session at 7:20 pm. No action was taken.

*With no further business before the council, the meeting was adjourned at 7:20 pm.*

  
Stephanie Fisher, Mayor

ATTEST:

  
Whitney Walston, City Secretary