



City of Lucas
City Council Meeting
December 1, 2016
6:30 P.M.

City Hall - 665 Country Club Road – Lucas Texas
Minutes

Call to Order

Mayor Olk called the meeting to order at 6:32 p.m.

City Councilmembers Present:

Mayor Jim Olk
Mayor Pro Tem Kathleen Peele
Councilmember Wayne Millsap
Councilmember Tim Baney
Councilmember Steve Duke
Councilmember Debbie Fisher

Staff Present:

City Manager Joni Clarke
City Secretary Stacy Henderson
Development Services Director Joe Hilbourn
Public Works Director/City Engineer Stanton Foerster

City Staff Absent:

City Attorney Joe Gorfida

City Councilmember Absent:
Councilmember Philip Lawrence

Mayor Olk determined that a quorum was present. Everyone was reminded to turn off or silence their cell phones and the Pledge of Allegiance was recited.

Citizen Input

1. Citizen Input:

There was no citizen input.

Community Interest

2. Community Interest Items:

Mayor Olk announced that the City's Country Christmas event would be held on December 2, 2016 from 6:00 pm to 9:00 pm at the Community Park.

Councilmember Fisher noted that deer had been sighted on the roadways in Lucas and to be cautious when driving.

Executive Session

The City Council may convene in a closed Executive Session pursuant to Chapter 551.071 of the Texas Government Code.

3. Pursuant to Section 551.074 of the Texas Government Code, the City Council will convene into Executive Session to conduct interviews for appointments to the Board of Adjustment and the Planning and Zoning Commission.

Mayor Olk announced that the City Council would be convening into Executive Session at 6:36 pm to conduct interviews of board applicants to the Board of Adjustment and Planning and Zoning Commission.

Regular Agenda

4. Reconvene into Regular Session and take any action necessary as a result of the Executive Session.

The City Council reconvened from Executive Session at 7:47 pm.

Mayor Olk noted that a comment card for public input was received and asked the resident to come forward.

Mr. Dan Zadorozny, 585 Stinson Road, Lucas, discussed a recent medical emergency his family faced recently, assistance from the Lucas Fire-Rescue personnel, and suggested locations for treatment.

5. Consider appointments and reappointments to the following Boards/Commissions for two year terms beginning January 1, 2017 through December 31, 2019:
 - A. Planning and Zoning Commission
 - B. Board of Adjustment
 - C. Parks and Open Space Board
 - D. Consider removal of a Parks Board member, Valerie Turnbow
 - E. Next steps for recruitment of Board Volunteer applicants

MOTION: *A motion was made by Mayor Olk, seconded by Mayor Pro Tem Peele regarding the following Planning and Zoning Commission appointments and reappointments:*

- Reappoint Andre Guillemaud for a two year term beginning January 1, 2017 through December 31, 2019
- Reappoint Joe Williams for a two year term beginning January 1, 2017 through December 31, 2019
- Promote alternate member Scott Sperling to a regular member position
- Appoint Tim Johnson as an alternate member for a two year term beginning January 1, 2017 through December 31, 2019.

The motion passed unanimously by a 6 to 0 vote.

MOTION: *A motion was made by Mayor Pro Tem Peele, seconded by Councilmember Millsap regarding the following Board of Adjustment appointments, reappointments and resignations:*

- Reappoint Adam Sussman for a two year term beginning January 1, 2017 through December 31, 2019

- *Appoint Mary Fuentes as a regular member for a two year term beginning January 1, 2017 through December 31, 2019.*
- *Accept resignation of Randy Barnes.*

The motion passed unanimously by a 6 to 0 vote.

MOTION: *A motion was made by Councilmember Baney, seconded by Councilmember Fisher regarding the following Parks and Open Space Board appointments, reappointments and resignations:*

- *Reappoint David Rhoads for a two year term beginning January 1, 2017 through December 31, 2019*
- *Reappoint Chris Vanborn for a two year term beginning January 1, 2017 through December 31, 2019*
- *Reappoint Brenda Rizo for a two year term beginning January 1, 2017 through December 31, 2019*
- *Promote alternate member Amber Patteson to a regular member position*
- *Appoint Joanne Doucet as an alternate member for a two year term beginning January 1, 2017 through December 31, 2019.*
- *Accept resignation of Valerie Turnbow*

The motion passed unanimously by a 6 to 0 vote.

Mayor Olk directed staff to setup interviews with Brian Blythe and Tommy Tolson for the December 15, 2016 City Council meeting during Executive Session.

The City Council discussed possible ways to recruit in the future including discussions at future Town Hall meetings and active recruitment from Council members.

6. **Consider approval of the request by Steve Lenart on behalf of Lenart Development, LLC for preliminary plat approval of Enchanted Creek Estates, located on the north side of Parker Road between Stinson Road and FM 1378. The parcel of land being 135.743 acres and part of the James Anderson Survey Abstract No. 17, and the John McKinney Survey Abstract No. 596.**

Development Services Director Joe Hilbourn gave a brief presentation noting that the property was zoned R-1 and was proposing 66 lots with a lot density of one lot per 2.057 acres. Mr. Hilbourn noted two changes were proposed from the original concept plan requested by the City Engineer. Those changes included reducing the number of bridges from two to one, and adding a roundabout at the main intersection of the subdivision.

MOTION: *A motion was made by Councilmember Fisher, seconded by Councilmember Baney to approve the request by of Lenart Development, LLC for preliminary plat approval of Enchanted Creek Estates located on the north side of Parker Road between Stinson Road and FM 1378. The motion passed unanimously by a 6 to 0 vote.*

7. **Consider a variety of transportation survey questions and decide which to be posed to the citizens of the City of Lucas and provide guidance to staff on how to administer the transportation survey, prior to the Town Hall meeting on January 26, 2017.**

The City Council discussed various questions that could be posed to the citizens regarding future transportation needs. The Council also discussed focusing on the thoroughfare plan and discussing a broader range of questions, rather than discussing smaller neighborhood streets at this time.

The City Council agreed to compile information and create survey questions after the Transportation Town Hall meeting on January 26, 2017.

Public Hearing

8. **Public Hearing to consider the request by James Roberts on behalf of Goose Real Estate Inc. for a zoning change from AO to R-2 for a parcel of land located at the east dead end of East Winningkoff Road and being part of the Thomas D. James Survey, Abstract No. 477, and an approximate 58.644 acre tract of land, and adopting Ordinance 2016-11-00846.**
 - A. Presentation by Development Services Director Joe Hilbourn
 - B. Conduct Public Hearing
 - C. Take action regarding proposed zoning change

Development Services Director Joe Hilbourn gave a brief presentation noting that 17 lots were proposed as part of the development with an average density of over three acres per lot. Mr. Hilbourn stated that should the zoning request be approved, a request for a planned development would be brought forward to the December Planning and Zoning Commission meeting.

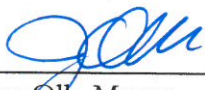
Mayor Olk opened the public hearing at 8:22 pm, there being no one wishing to speak, the public hearing was closed.

MOTION: *A motion was made by Councilmember Baney, seconded by Councilmember Duke to approve the request by Goose Real Estate Inc. for a zoning change from AO to R-2 for a parcel of land located at the east dead end of East Winningkoff Road, being part of the Thomas D. James Survey, Abstract No. 477, and adopting Ordinance 2016-11-00846. The motion passed unanimously by a 6 to 0 vote.*

9. Adjournment.

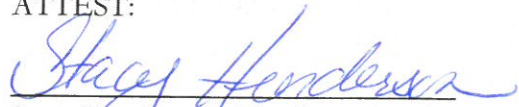
MOTION: *A motion was made by Councilmember Millsap, seconded by Councilmember Duke to adjourn the meeting at 8:23 pm. The motion passed unanimously by a 6 to 0 vote.*

APPROVED:



Jim Olk, Mayor

ATTEST:



Stacy Henderson, City Secretary

