



**FARMERSVILLE CITY COUNCIL
REGULAR SESSION MINUTES
January 11, 2022, 6:00 P.M.
Council Chambers, City Hall
205 S. Main Street**

I. PRELIMINARY MATTERS

- Mayor, Bryon Wiebold, called the meeting to order at 6:00 p.m. Council members, Craig Overstreet, Terry Williams, Ted Wagner, Mike Henry and Lance Hudson were in attendance. City staff members Ben White, Tabatha Monk, Police Chief Sullivan, Fire Chief Kevin Lisman, Daphne Hamlin Rick Ranspot, and City Attorney Alan Lathrom were also present.
- Prayer was led by Rick Ranspot, followed by the pledges to the United States and Texas flags.
- Mayor Wiebold announced City Hall would be closed Monday, January 17th in observance for MLK day.

II. PUBLIC COMMENT ON AGENA ITEMS (FOR NON-PUBLIC HEARING AGENDA)

- No one came forward to speak.

III. CITIZEN COMMENTS ON MATTERS NOT ON AGENDA

- No one came forward to speak.

IV. CONSENT AGENDA

Items in the Consent Agenda consist of non-controversial or “housekeeping” items required by law. Council members may request prior to a motion and vote on the Consent Agenda that one or more items be withdrawn from the Consent Agenda and considered individually. Following approval of the Consent Agenda, excepting the items requested to be removed, the City Council will consider and act on each item so withdrawn individually.

A. City Council Minutes

1. December 14, 2021 minutes (BOA)
2. December 14, 2021 minutes
3. December 21, 2021 minutes

- B. Public Works Report
- C. City Manager's Report
- D. November 2021 Financial Budget Report

- **Councilmember Henry** made a motion to approve.
- **Councilmember Williams** seconded the motion.
- The motion was approved unanimously (5-0).

V. INFORMATIONAL ITEMS

These Informational Items are intended solely to keep the City Council apprised of the actions and efforts of the various boards and commissions serving the City of Farmersville. Council members who serve as a liaison to a particular board or commission may report to the City Council regarding that body's most recent and/or upcoming meetings and activities. Council members may also deliberate and/or request further information or clarification regarding any one or more of the items contained in this provision. City Council approval of, or action on, these items is not required or requested. **Matters that require City Council action shall be considered and acted on only if an item related thereto is included in the Consent Agenda or the Regular Agenda.**

Consideration and discussion regarding the following matters, minutes and reports, which consideration and discussion may also include or pertain to individual items and projects set forth in such matters, minutes and reports, as well as related background information and plans for future completion, performance or resolution as may be necessary to understand such individual items and projects and the City's related operation:

- A. City Amenities Board
 1. Possible Council Liaison Report
Councilmember Wagner advised they will meet the last Thursday of the month.
 2. Minutes
- B. Farmersville Community Development Board (Type B)
 1. Possible Council Liaison Report
Councilmember Henry advised they met last night. On the agenda there was a request by Main Street for some funding for training for the board members it was denied. The approval for the financials was tabled. On the agenda was discussion about Rambler Park but there was no new information from the city so nothing happened with that one.

2. November 2021 Financial Budget Report
 3. December 2021 Financial Budget Report
- C.** FEDC Farmersville Economic Development Board (Type A)
1. Possible Council Liaison Report
Councilmember Williams advised Councilmember Wagner attended on his behalf. **Councilmember Wagner** advised they talked about the feedback on the top 10 taxpayers and those would be companies they could personally go and visit to see what the city could do for them and that was the main discussion.
 2. November 2021 Financial Budget Report
- D.** Main Street Board
1. Possible Council Liaison Report
Councilmember Overstreet advised there was no meeting.
- E.** Parks & Recreation Board
1. Possible Council Liaison Report
Councilmember Wagner was unable to attend this meeting.
- F.** Planning & Zoning Commission
1. Possible Council Liaison Report
Councilmember Hudson was sick and unable to attend this meeting.
 2. Minutes
- G.** TIRZ Board
1. Possible Council Liaison Report
Councilmember Overstreet was unable to attend this meeting.
 2. Minutes
 3. November 2021 Financial Budget Report

VI. REGULAR AGENDA

- A.** Presentation of award by Mayor Wiebold to Public Works employee Juan Hernandez, in acknowledgement of 40 years of dedicated service to the City of Farmersville.
- Award was presented to Juan Hernandez by Mayor Wiebold and City Manager, Ben White.
 - **No action was needed.**
- B.** Consider, discuss and act upon quilt donations.
- Lynn Hendrix spoke about the quilt donation and introduced her “Dream Team” that were all part of making these quilts. They are Lynn Hendrix , Pat Gebler, Janice Tower, Lynn Sinclair and Lisa Alread. These 2 quilts are being donated to the City of Farmersville, one is for the Farmersville Historical Museum and the other one is to be send to France to hang in their museum as part of the Sister Cities program.

- **No action was needed.**

C. Consider, discuss and act upon a request by Farmersville Economic Development Corporation (4A), Director, Matt Crowder, regarding website update and upgrade.

- Elise Bobitt, EDC Commissioner, spoke on behalf of Matt Crowder as he was ill and unable to make the meeting.
- Elise stated the EDC was trying to take a first step with the website. She said this is something that all the boards have in common and want to use it to attract more businesses to our City. She said there are some things they would like to change and update and in this day and age the website is the first view that many people from other areas have of our City. They would like to see some different data added to the website. She stated EDC has some funds and ideas they would like to contribute, but at this time it was more about just getting on the City council's radar and find out how they can work together to get some of these things done.
- City Manager White explained that there are passwords and different things that are associated with the website but he would be glad to work with them on whatever way they want to go forward with it. There are pro's and con's of putting it on our website and there are pro's and con's to them creating their own website and linking it to ours.
- Mayor Wiebold stated the EDC sites he has seen are independent sights, not with the City.
- Ben White states that type of set up gives them much more freedom to add what they want to the site so that would be his strong suggestion, however, there is a cost that he is not sure what 4A is looking to do.
- Elise said there are ways of helping each other out, she does not know the details as they are just in the exploratory phase.
- Ben White said he is more than willing to help out.
- Councilmember Overstreet stated he would hope there could be some way that the Farmersville Chamber of Commerce could be involved as there will be some similarity on all 3 websites. They will most likely have some information regarding the economics and population, etc. Maybe there is a work session time everyone can get together to collaborate on this.
- City Manager, stated this also might be a source of income for the Chamber. Mr. White, with Elise's permission will raise this topic at the Chamber's meeting next week.
- **No action was needed.**

- D. Consider, discuss and act upon Amendment number 3 of an Interlocal Agreement between Collin County and the City of Farmersville for ambulance services.
- City Manager, White advised this is just a continuation of our original agreement, to extend it from November 21, 2021 through October 31, 2022 for \$30,739.28 in four payments with slight dollar amount differences for each quarter. This is an increase of \$4,158.41 from the previous agreement that we had. Staff recommends approval.
 - **Councilmember Overstreet made a motion to approve.**
 - **Councilmember Henry seconded the motion.**
 - **The motion was approved unanimously (5-0).**
- E. Update and consider, discuss and act upon #3 wastewater treatment plant headworks and temporary pack plant engineering and construction.
- City Manager, Mr. White, updated the City Council that there is an option for the developer to take over and directly contract all the items associated with the headworks and the temporary plant. It will actually help us for them to move forward in this direction, it takes us out of the middle, and they will pay for everything and build to our specifications for what we need. Bobby Samuel, Green Brick representative, has been very helpful with this and we talked about this and agreed this option would be better. Mr. White goes on to explain some of the different contracts and the way they worked in the past.
 - Councilmember Henry asked if a budget amendment was required?
 - Mr. White stated that we do not because all payments are being handled by the contractor. He stated that in the future concerning agreements such as these, he will just recommend this up front, that they handle it this way as it keeps us out of all the minutia of all the payments and everything else. It's just a really good approach, and he is glad that we had this option.
 - Mayor Wiebold stated that in conversations with them, they were very easy to work with and whatever we can do to help partner with the City of Farmersville, that is a very encouraging sign.
 - **No action was needed.**
- F. Update and consider, discuss and act upon information regarding updates of the J.W. Spain concession stand to be ready for the upcoming season.
- Mr. White states he would like to thank the Parks Board for coming together to try and do something good for the community. They are doing their part to try and get the J.W. Spain concession stand up and running for the next baseball season which is coming up in February. The Parks Board has certain limitations on what they can do according to Texas Law,

however, they do have a plan of action and they have consulted with Mr. White and what they would like to do. They want to get the concession stand cleaned up and maintained. There are some improvements they have recommended, some that Mr. White can take on and some that he will need help with.

- The City will do the electrical, plumbing and lighting. Some of the doors are busted up and need help as far as maintenance goes. The door they would like for the main concession window is a rollup type door then they would like to close up the opening at the back of the concession stand which is on the west side that they never use.
- They would like to take the ac unit out and fill in that opening as well.
- These are items we will take on and move forward with the budget the City has. However, there are parts of this that they need help. They are asking for help using fundraising, but they can't do it because they are restricted due to Texas State Law.
- Mr. White is asking City council if there is some way they can volunteer to see if some of them might be willing to help or organize a fundraising effort in association with the concession stand. They would like to have free standing storage in stainless.
- City attorney, Alan Latham, advised CC on the ways in which donations could be made and volunteering can be done.
- Mayor Wiebold asked if finance creates a code and then they go out and get donations and then they are attached to that code?
- Mr. Latham said, if that is the way the Council wants to go.
- Councilmember Overstreet asked if these things have a budget and also, are the Parks part of 4B (CDC) and is this outside the scope of funds that are already approved or not approved for the Parks and Recreation Board?
- Mr. White stated that right now they have a direction they would like to go and they don't have all the answers for everything but they would like to put together and give me recommendations.
- Mr. Latham stated 4B has the ability to utilize their 4B funds for park purchases.
- Mr. White advised this would require a budget amendment as this was not something that was on their original budget.
- Mayor Wiebold stated there were some other issues the Park Board had to deal with that had to do with the Little League. They have gotten those issues squared away with contracts and a lot of hard work. The Mayor stated they have an excellent board and that he would be willing to help, he just needs to know what he has the capability of, or is allowed to do.

He also states he has not seen a field with no fence signs with company information and is that allowed?

- Mr. Latham said if you open it up and allowed signs you would be unable to regulate any content that goes up on the signs.
- Mayor Wiebold and the City Council further discuss issues with the concession stand, the probable cost and what they would like to see done to it, in way of maintenance and materials.
- Mr. White advised he has already started things moving along as far as the maintenance. Mr. White also advised that he will get together more specific numbers.
- Mayor Wiebold stated he would like to help but just needed to get some parameters on what he is allowed to do from City attorney Mr. Latham.
- **No action was needed.**

VII. REQUEST TO BE PLACED ON FUTURE AGENDAS

- Councilmember Overstreet states we have a workshop on the next agenda to discuss food trucks. He also requested for the City Council packets to get out sooner, he would like to request 1 week in advance of the meeting.
- Councilmember Williams would like to see an update or report on the Fire Marshals inspections for the last year. He wants to make sure that all the downtown building have been inspected. He would also like to see an update on Enterprise leasing program. He would like to know how that is going and if we are doing ok with that program.
- Councilmember Henry would like to see the multifamily ordinance come through City Council that passed through P&Z in October. He would also like to see about board training for all boards by one of our attorneys. He would like them to be trained on how to run a meeting, Roberts Rules of Order and dress code. He would like an update on park bridge at City Park and Rambler Park. Update on Historical overlay ordinance. Update on the trickling arm for the sewer treatment plant and where we are with that.

VIII. ADJOURNMENT

Mayor Wiebold adjourned the meeting at 6:44 p.m.

APPROVE:



Bryon Wiebold, Mayor

ATTEST:



Tabatha Monk, City Secretary

