



**CITY COUNCIL**  
**CITY of McLendon-Chisholm, Texas**  
**April 26, 2016**  
**Minutes**

City Council Present:	Gary Moody	Mayor
	Steve Hatfield	Mayor Pro-Tem
	Jerry Klutts	Council Member
	Gary Lovell	Council Member
	Jack Pullen	Council Member
	Patrick Short	Council Member
Staff Present:	David Butler	City Administrator
	Stephanie Galanides	City Secretary

Mayor Moody called the meeting to order at 6:30 p.m. and welcomed all in attendance. Short delivered the invocation. Attendees recited the Pledges of Allegiance to the United States and Texas flags.

**CITIZENS COMMENTS**

Mark Kipphut, 31 Fireside Drive, expressed support for the Rockwall County Radio System project. Chris Cuny, 4 Terrabella Lane, Heath expressed appreciation for the Council's vision and steadfastness and for the completion of the new City Hall.

**CONSENT AGENDA.**

a. Approve Minutes of April 12, 2016.

**MOTION: APPROVE THE CONSENT AGENDA.**

MOTION MADE: SHORT  
SECONDED: LOVELL  
APPROVED: UNANIMOUS

**Discussion, consideration and potential action regarding Rockwall County Radio System Tower.**

County Commission Dennis Bailey provided an update regarding the countywide radio system project and efforts to secure a site for installation of a radio system tower to serve this part of the County. Items discussed included platting, permitting, flood plain considerations and installation and maintenance costs. Bailey requested that the plat application fee be waived.

**MOTION: WAIVE THE PLATTING FEE FOR THE PLAT APPLICATION ASSOCIATED WITH THE ROCKWALL COUNTY RADIO SYSTEM TOWER PROJECT.**

MOTION MADE: SHORT  
SECONDED: PULLEN  
APPROVED: UNANIMOUS

**Discussion, consideration and potential action regarding Resolution 2016-04R Approving First Amendment to Bella Lagos Development Agreement for approximately 264 acres of property partially in the City's ETJ and partially in the City limits and generally located north east of Rabbit Ridge Road and FM 550.**

Speaking on behalf of the developer, Chris Cuny of F. C. Cuny Corporation requested that the discussion and action regarding the Bella Lagos development agreement and regarding the annexation of the portion of the property within the City's extraterritorial jurisdiction be deferred to May 24, 2016.

**MOTION: DEFER ACTION REGARDING THE FIRST AMENDMENT TO BELLA LAGOS DEVELOPMENT AGREEMENT TO MAY 24, 2016.**

MOTION MADE: HATFIELD  
SECONDED: PULLEN  
APPROVED: UNANIMOUS

**Discussion, consideration and potential action regarding Ordinance 2016-05 annexing approximately 201.857 acres in the ETJ of the City generally located north and east of Rabbit Ridge Road and FM 550 and part of the development known as Bella Lagos.**

**MOTION: DEFER ACTION REGARDING ANNEXATION OF APPROXIMATELY 201.857 ACRES IN THE ETJ OF THE CITY.**

MOTION MADE: SHORT  
SECONDED: KLUTTS  
APPROVED: UNANIMOUS

**Discussion, consideration and action regarding the Financial Reports for March 2016.**

**MOTION: APPROVE THE FINANCIAL REPORTS FOR MARCH 2016.**

MOTION MADE: PULLEN  
SECONDED: HATFIELD  
APPROVED: UNANIMOUS

**Discussion, consideration and potential action regarding a Debris Management Plan Identification of Temporary Debris Managements Sites.**

City Administrator Dave Butler relayed the request of Rockwall County Emergency Coordinator Joe Delane for all cities within the County to give thought to designation of a temporary site for debris management in the instance of a major weather or other event. Pullen suggested abandoned right-of-way as an option. No action was taken by the Council.

**Discussion of Sanitary Sewer Service for Residential and Commercial Development.**

Hatfield suggested that in order to appropriately allocate and track capacity in the City's sanitary sewer system, a policy or procedure be established to provide that a vote of the City Council be required for each request to connect to sewer. There was discussion regarding the design and construction by the developer of Sonoma Verde and intended designation of the capacity for Sonoma Verde, commercial development along State Highway 205 and 400 additional residential taps. Russell Phillips and Chris Cuny participated in the discussion. No action was taken by the Council.


**City Administrator Report – Discuss current city activities, upcoming meetings, code enforcement, and other related matters.**

Butler provided updates regarding the dedication event for the new City Hall and regarding code enforcements issues related to signs. Butler stated that the City's sign regulations will be revised for future consideration in order to be consistent with State regulations. Hatfield expressed appreciation to all who helped to move from the old City Hall and all who worked to make the City Hall Dedication event a success.

**MOTION: ADJOURN THE MEETING (7:34 P.M.).**

MOTION MADE: SHORT  
SECONDED: KLUTTS  
APPROVED: UNANIMOUS

APPROVED:

  
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Gary L. Moody, Mayor

ATTEST:

  
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Stephanie Galanides, City Secretary

