



CITY COUNCIL
City of McLendon-Chisholm, Texas
Meeting Minutes
November 26, 2018

The City Council of the City of McLendon-Chisholm convened in Regular Session on Tuesday, November 26, 2018, at City Hall, 1371 West FM 550, McLendon-Chisholm, Texas, with the following members present:

Keith Short	Mayor
Adrienne Balkum	Council Member
Herman Larkin	Council Member
Scott Turnbull	Mayor Pro Tem
Jim Bloom	Council Member
Jim Herren	Council Member (absent)

Staff Present:	Lisa Palomba	City Secretary
	Jim Simmons	Fire Chief
	David Paschall	City Attorney

1. Call to Order

Mayor Short called the meeting to order at 6:30 p.m.

2. Council Member Larkin delivered the Invocation and led the Pledge of Allegiance to the U.S. and Texas Flags.

3. Mayor Short announced the Rules of Decorum are in place and are to be observed throughout the meeting.

4. Citizen Comments. No Citizens Comments

5. Approval of Minutes.

Mayor Short requested that the council consider the Minutes all together unless someone has an issue and then he will pull that one out.

Council Member Balkum suggested Council approve the Minutes from August 28, September 5, and September 11 meetings. Noting that September 5th and 11th minutes only have minor changes yet to be made that need to be sent to Ms. Palomba. September 17th has yet to be reviewed.

Mayor Short called for a motion to accept August 28th, September 5th, September 11th as is with minor changes to be sent to secretary. Bloom made the motion, seconded by Council Member Larkin.

A vote was cast and the motion carried with 4 in favor, 0 opposed (Herren, absent).

Mayor Short added that September 17th minutes to be moved to next meeting.

6. Ordinance Approving Release of Excess Capacity in Wastewater Line to Rockwall Independent School District (RISD).

Mayor Short introduced a discussion and action item regarding an Ordinance approving release of excess capacity, reserved to MC 550 Land Holdings, L.P., in the wastewater line between Sonoma Verde and Buffalo Creek Interceptor to Rockwall Independent School District for a planned school site on FM 550 in the City. Mr. Russell Phillips addressed the council.

Mr. Phillips stated that the Rockwall Independent School District (RISD) had approached Council in August regarding a request for the City to release excess capacity for a future middle school site. At that time, RISD was asked to give Council some time to work through the budget and work through things with the Fire Department in order to have the time to better understand and consider the request. Those items have been decided and now the RISD request is that the City Council consider their request for 65 units to be released to Rockwall Independent School District for a future middle school that is to be built right down the road from City Hall. We don't know timing on it, but we want to make sure they have the capacity to take that step whenever it is necessary. We have an Elementary School in Sonoma Verde, which is in McLendon-Chisholm, we now would have a middle school out here as well, so we're excited at the prospect of having an opportunity to take that step whenever it is necessary. Russell introduced Chris Cuny the designer of the line, and James Watson from the Rockwall Independent School District. Mr. Watson has been heavily involved in making sure there is adequate capacity. These experts are happy to speak to you more about this request and take questions.

Mayor Short asked if Council Member Balkum had a question.

Council Member Balkum invited Mr. Watson to share some thoughts as it is his first time in attendance at a Council Meeting.

Mr. Watson reiterated that it is important to secure the land as a possible location for a future middle school site. The timing of when or if that will be built is depending on enrollment growth. However, it is a great time to secure the sewer service for that site. It will be a great benefit for us and for our kids.

Council Member Balkum asked Mr. Watson to clarify his role at the RISD.

Mr. Watson responded that his job title is Executive Director of Operations which encompasses transportation, child nutrition, maintenance, grounds, new construction, land development, and land acquisition.

Council Member Balkum brought up a meeting with the board a couple of months ago, and asks Mr. Watson to enlighten the council on what happened at that meeting. Specifically, regarding the next steps after the acquisition would take place with the waste water line.

Mr. Watson said that the meeting involved a quarterly review, analyzing and evaluating the demographic projections, so that they can have a better understanding of when development might occur. He reiterated that the aim was to acquire the infrastructure and then wait to see what growth does. Then with further consultation with the City Council, when the time comes, they would seek to agree on when the best time would be to develop the land into a school.

Council Member Larkin clarified that the RISD is asking to take 16% of the available future development allocation. There's a lot of things that can happen before a school is built. And, it may be true that we may have to expand those lines also for other development if we are lucky enough to have growing economic development. I certainly understand the necessity to put your reservation in and make sure that you have adequate resources before you move forward with the plans.

Council Member Bloom asked if the projected LUE's include some wiggle room. Requesting clarification that the estimate was generous, is it more than the RISD believes it will need?

Mr. Watson responded that because he is not a civil engineer he wanted to be cautious when answering. However, there is typically a safety factor there, and that the suggested capacity is likely one they will never reach. The RISD is an off-peak user and they will likely never get near that.

Council Member Bloom clarified that he is asking if he thinks there would ever be cause to come back to the city council and ask for more.

Mr. Watson assured that the proposal is on the top end of what they would ever need.

Mayor Short asked Mr. Cuny about his request of 65 units since he has estimated that 55 is probably all that will ever be required.

Mayor Short reiterated Council Member Larkin's point, he agreed that it is his only concern. If we allocate this and it takes longer for the demographics to build, and you're not ready to build and we need it for somebody else. The council is asking what they think about asking RISD to enter into an agreement where they have right of first refusal for the last 65 units if you haven't already taken them. The Council would then allocate those to

the RISD but if they aren't ready to use them, the Council might need to come in and request they be reallocated.

Council Member Balkum invited Mr. Cuny to address the council.

Mr. Cuny introduced himself as a Civil Engineer and President of FC Cuny Corporation, he explained that he is also a member of the school board. The school board owns the property of 40 acres that's adjacent. He has a map of the location. They purchased it at a price that was reflective of not having sewer. After which the school district started working with Mr. Phillips and the development team to talk about buying that excess capacity. It's important to understand why the system was designed the way it is and what it means to the city. As part of the development agreement, Sonoma Verde was first on the drawing board and we were outside the city limits and there was a desire for the city at the time to bring part of the ETJ property within the city, so the development agreement contained that Sonoma Verde would voluntary annex into the city limits and that we would build a sewer system that would provide sewer for the Sonoma Verde development, the commercial development along highway 205 and that's a defined area, we've got a map that shows that area, and the elementary school site – that land was donated to the school district by the developer to create the first elementary school in the city, and with that, and the investment that it took to build the line, we also would like the ability to size the line for 400 additional residential units so that we could help defer the cost because that line is an 8-inch force main that starts at Sonoma Verde and goes all the way to Heath. It goes all the way to the point at Rabbit Ridge or McDonald Road and then it breaks gravity and ties into Buffalo Creek.

The reason that that line was sized as an 8-inch and sized for 1,095, the commercial, the elementary school and the 400 units, was at the time, the City Council, they didn't want to serve any other development, they didn't want to serve any other areas, they didn't want to open the city to higher density development, and so that was how that number was determined. The 400 units that are excess capacity are units that are owned by the developer to help defray the cost of that initial investment, and the uprights that are required down the road. The caveat is that the City Council has to approve the allocation of those taps. Mr. Watson will talk about the right of first refusal, but before the school district could do any future planning for a school, they must know that a sewer is there. It can't be a conditional thing. It can't be known when or if a middle school can be done or if it will ever be done, but there's a likelihood that at some point in time it will. The land committee, which I also am on, is trying to secure sites now as the district grows, and this is a great location as we look at where the other schools in the area are. Now the middle schools come well after the elementary school, but the important thing is that we would need to know that it is a definitive deal. I don't want to speak for Mr. Watson, but I don't think a right of first refusal would be an option acceptable to the district.

Mr. Watson expressed appreciation at the right of first refusal but urged the Council to understand that they need to be definitive in the amount of sewer they have available to them. He explained that one cannot make plans on "if" it might come down the road. He offered to the Council that currently they have an agreement where they split the fee. As

an example, your fee of 65 units would be \$1,200 per tap times 65. What we are willing to do is we get 65% of the tap fees as they move forward and our agreement has been, over the life of the agreement, we split that to help offset our costs in the line. So, what I would recommend to you today is that we're willing to forgo our part of the split of that fee, allow you the ability to keep it. You'll set your fees for commercial usage in the future, but you'll get all of the fee as it relates to the school district. Therefore, it would probably be very close to what you were going to get before – I have no idea what that normal fee is, and you can look at that yourselves, but I want to offer that to you. We think it's imperative that we give the school district what they need to have, and they know it, without a shadow of a doubt, that they have the ability to. If the city wanted to have more sewer and have more lot sizes and what have you to drive that sewer, but that's not what McLendon-Chisholm is wanting. So right now, we need to be definitive in the plan, and I'm asking the council to really look at that, to take that into consideration, we're happy to give our fee over to you, regarding our splitting taps in order to make that happen. We would like to leave here tonight with something that's more definitive. They need that in order to make plans, anyone who owned that property would need to have that more definitive.

Mayor Short clarified that he wants them to have that definite answer. The only way that 65 would go to somebody else is if in 7 years when, if we need them for somebody else and the school district has decided they don't need to put the school there anymore. Then in the future if the city needs it I would like the city to be able to ask to redistribute them.

Mr. Watson clarified what he meant about the units. For example, if the school district does not move forward, then they still need to own those 65 units, because if they own them then they can be sold to another user. So, it could still be used down the road, so it won't be wasted units, that is something of value to the district.

Council Member Larkin observed that we need to give a definitive answer on the allocation – I understand that, and I support that. The reality of it is if our economic growth takes off and we start seeing all kinds of stuff happening and we get to a point when we need additional sewage, that's just going to have to be an embedded cost to the development. Where we're drawing a line is we're saying ok, we've got 400 units here, available for commercial development, you want to allocate 16% of that to RISD, and I think that a middle school would be an economic boom for this community. So, I understand where you're coming from 100%, if RISD decides not to build on that site they could then reallocate those 65 units, with the blessing of the council, so essentially those units belong to RISD until such a time as they may not need them anymore and they would sell them.

Mr. Watson affirmed that was correct.

Council Member Balkum clarified, there is 400 LUE's, and this would use only 65 of that, so the rest of that we would have to agree on where we could use the other.

Mr. Watson responded that as long as we develop them ourselves under the agreement, we're able to move forward and use those taps, obviously with approval of the council. If for some reason those units are not used by us, then we have to come, just like we are today, before this council and ask permission to give them to another project. So, the council still has control of what is to be built and what they are used for outside of what we are. But even then, you still have that control because you only approve the plans and there's no guarantee of what size other than what you want as a city.

Council Member Balkum asked Mr. Watson to clarify if he is saying that the City Council may use them for other commercial possibilities on Hwy 205.

Mr. Watson clarified that none of the 400 LUE's are to be used for commercial, Mr. Cuny has already figured that in your usage. All of the commercial area at 205 and 550 is included already in the calculations for that. So, you do not have to lose any of the LUE's the 400 LUE's as it applies to the commercial area there, because we were designed already to be able to handle that

Mayor Short requested that the council is shown the maps as referred to earlier by Mr. Cuny.

Mr. Watson agreed to show the maps to the council. Council reviewed the maps provided.

Mayor Short said that seeing the maps made a big difference in his understanding of the development and that this fixes his concerns.

Mr. Watson reiterated that the City Council will not have to give up any commercial capacity at all.

Council Member Balkum raised the point that because the fire station on Hwy. 205 would be moving, they would need to confirm another location for a fire station on Hwy. 205 in the future that is closer to the city. If they choose a location here for Fire Station one, can they tie the waste line into the main line?

Mr. Watson affirmed that is correct. He clarifies that money-wise, if the Council were to put a fire station on that property, it's probably less expensive for them to do a small aerobic system, or just a residential unit, like what has been done for City Hall. However, I've talked to Mr. Cuny about this and had you developed out in the future, you would have been able to tie into the line along there as well.

Mr. Cuny clarified that on the first sheet shows the 27,000 feet, the red line that's on there shows the line that runs along FM 550 all the way down to the Buffalo Creek station. And that's just kind of an overview. The second sheet's really the most telling sheet it shows a little bit more detail, it's a little zoomed in and it shows the red line that starts on the other side of Highway 205, that red line is existing force main, it comes across as highway 205, it comes past Chisolm crossing and the yellow site that I have marked out that says RISD site is the 40 acres that the RISD has, and of course the force main continues on

down and that's the existing force main and the proposed lift station is shown, there's a little arrow that you can see in yellow that's in the corner that's where the proposed lift station based on where RISD's engineers told us they'd like to locate it. And then the next two sheets show the 40-acre boundary survey of the land that we own as RISD and then the next line shows the actual easement that's been prepared for that force main and the lift station. He reiterated that the initial design that they had basically says that the system was designed for 1,095 units at Sonoma Verde which is a build out and all the commercial property along 205.

Mayor Short asked when you say all the commercial property you're referring to that between the entrance to Sonoma Verde and FM 550 and the four corners at FM 550?

Mr. Cuny affirmed that was correct. He then expanded, we took it from the existing fire station at McLendon-Chisholm, all the way down to four corners.

Mayor Short clarified that this includes through the cemetery.

Mr. Cuny affirmed that was correct. He went on to add that the lines that we've sized and the lift station that's existing in Sonoma Verde will accommodate that commercial growth. And we brought a line up Via Toscana all the way to Hwy 205, it's a gravity line from that point. Now, some of that property will be able to gravity into that line but as you go on the other side of the creek you won't be able to gravity it, we couldn't get it that deep. So, there will have to be small package plants, lift station booster pumps that will get it to that point, or not, it depends on the grades and what they do but that's a cost that any developer would have on a commercial scenario regardless. But the lines that connect to the lift station all the way to Heath, we're sized to accommodate that commercial growth.

Council Member Balkum clarified that technically still just one lift station and then you don't know until the results get back on the grading if you may need another lift station

Mr. Cuny responded that if more lift stations were required they would be smaller. And adds that RISD is talking to a developer that's at the four corners area and they're saying 'can we gravity' and they're just kind of working with it and they're seeing if they can get some participation. What would make sense is one small lift station. Commercial development doesn't use that much sewer when you really look at it because they're off peak, they don't generate 1,000 gallons a day per dwelling unit. People are there shopping, or at a restaurant - even restaurants don't have the same usage so that's why we designed it the way we did.

Council Member Balkum responded that this added information was helpful in understanding how it all works with off peak hours. She clarified that if people are getting ready for work in the mornings then morning would be the peak time for this.

Mr. Cuny affirmed that is correct. And the question was asked, if the fire station and the City Hall tie into this line, they can, but the best way to tie into it is when the second lift station for the school district is built because then you gravity to that line and that lift

station puts it into the line. It wouldn't be economically feasible for this small usage that you have, to build the pumps that you would need to get it into the line, because you're forcing it into a force main so you need to have a pretty good-sized pump because you don't want to back up. So, at the time the school district develops would be the time to review the public system. It's going to be dedicated, we want to hook into it, and it's just a small jog down the road to do that, and gravity will let you get there, we've checked the grades.

Council Member Balkum thanked Mr. Cuny for clarifying.

Mayor Short asked if there was any other discussion, he commented that the last bit of the discussion has been very enlightening.

Mayor Pro Tem Turnbull asked Mr. Phillips about some recent assignments from the ownership interests of Sonoma Verde relating to the property itself and the reimbursement agreement, but does MC550 still hold the ownership to the 400 LUE's we've been discussing?

Mr. Phillips affirmed that they do. All of the 400 units were retained by this entity, so all of the entity and the documents and everything we have are correct.

Mayor Short asked Mr. Phillips to repeat his offer.

Mr. Phillips reiterated that what he offered to do is that currently there's a 60/40 split on the tap fees on all the residential units which would have been the 400 units we're speaking of. **What we're willing to do is allow the city to have all of the revenue, so once you calculate what a future commercial tap will be, there won't be a split with us.** We're willing, if you make a motion and accept that you guys get all of the fee, whatever that is, and I realize that might take time to look outside and see what's fair, and how you want to have the fees done in the future. **So, we understand that, the school district understands they have to pay those fees as well, so we're willing to do that to where you guys get all of the tap fee and it's not split with us.** We're here to make this work for the school district, there's no doubt in my mind that you are too.

Mayor Short clarified that the question was whether the tap fee was the original meter running in.

Mr. Phillips answered that it is the meter that goes in, that is correct.

Mayor Short asked about revenue generated.

Mr. Phillips clarified that the City gets all the revenue from usage fees anyway.

Mayor Short called for a motion and requests suggestions on the exact nature of the motion.

Councilmember Balkum moved to approve Ordinance 2018-11, the waste water line agreement, as presented.

Mayor Pro Tem Turnbull proposed a modification to the ordinance to accept the offer that the city receive 100% of the tap fees, and authorize the Mayor to execute the revised agreement.

Council Member Balkum agreed that the motion as modified was appropriate.

Mr. Phillips assured Council that he believed everyone was on the same page. It is \$3000 for each of the taps, so that would be on a residential unit. You'll have to calculate what you want to be on a commercial level, and be able to do that, we're saying you keep all of that fee.

City Attorney Paschall remarked that he did work with Mr. Howell on this waste water line agreement, are we still ok with the form that it's in, subject to that one revision?

Mr. Phillips affirmed that subject to that one revision we are fine.

Mayor Short invited Council Member Bloom to ask a question.

Council Member Bloom asked if subject to that one elementary school, if that is the existing one?

Mr. Phillips affirmed that is correct. The school district has already purchased land in Sonoma Verde, so we have enough capacity for that, if you vote that way.

Council Member Bloom seconded the motion made by Councilmember Balkam. A vote was cast and the motion carried with 4 in favor, 0 opposed (Herren, absent)

City Attorney Paschall requested that Mr. Howell send him a revision over the holidays.

Mr. Phillips said that he would be happy to have it revised and sent to him.

7. Code of Ordinance Updates

Mayor Short requested that if there was no objection that this agenda item be moved to the next meeting. So that everyone can be present when they discuss it and so that Ms. Palomba can have a little more time to work on them.

Council Member Balkum agreed. There were no objections to postponing the item to a future meeting.

8. Copier Lease

Mayor Short explained that Ms. Palomba wanted a new lease on the current copier. Her attached document is very explanatory of the request. Does anybody have any questions?

Council Member Balkum pointed out that if it hasn't changed since last time she saw it she was surprised it went lower.

Palomba indicated the price was lower and this was for a three-year lease.

Mayor Pro Tem Turnbull pointed out that it is because the copier is now older.

Ms. Palomba commented that she looked at many options including upgrading the copier to a newer model but that the current copier meets their needs at this time but she felt a three year rather than five-year lease was appropriate. By then, the copier will have been in use for 8 years and it may be difficult to find parts to repair at that point and in another three years the usage may change and we may need something faster or with more features.

Mayor Short pointed out that Ms. Palomba had not put many pages through the copier either.

Ms. Palomba said that she believed it was efficient enough and served current needs.

Mayor Short raised the question that when she has to call a repair man out, if the city is charged for that or if that is included in the lease.

Ms. Palomba said that she believes that routine issues are covered. There is an additional smaller fee based on numbers of copies printed each quarter.

Mayor Short asked for any questions.

Council Member Balkum agreed that as long as the city was not buying a copier, it was appropriate. She commented that a copier should always be leased.

Council Member Bloom moved to approve entering into the copier lease agreement as presented by Ms. Palomba.

Mayor Short asks for a second.

Council Member Larkin seconded the motion.

A vote was cast and the motion carried with 4 in favor, 0 opposed (Herren, absent).

9. Appointments to Economic Development Review Panel

Council Member Bloom suggested that the council discuss the agenda item later when Council Member Herren is present.

Mayor Short agreed to that suggestion and added that the council move the item to the next meeting on December 13th.

10. Determine Prizes for Holiday Lighting Contest

Mayor Short asked if the council had a list of prizes.

Council Member Larkin clarified that the next council meeting was on December 11th. Mayor Short recalled that it was the November meeting that was on the 13th and that he must have gotten them mixed up. Council Member Larkin explained that he just wanted to make that clarification.

Mayor Short remarked that the prizes were Council Member Balkum's request.

Council Member Balkum asked for clarification that there was no objection to the way she had organized it. She explained that the first prize is for the Rossini weekend getaway and the second one was On Time Experts membership and the third one was CWD gift baskets.

Mayor Short asked what they were doing with the cash.

Council Member Balkum suggested that they split the money unevenly, higher for first, and then second and third. She asked if that sounded fair.

Mayor Short affirmed that it did.

Council Member Balkum asked if anyone had already requested their house be reviewed.

Council Member Balkum remarked that it was great that they had some interest this early. She suggested that if they get, by the end of the next week or two, if they start getting a whole bunch of houses on it, and they were good, she suggested adding a 4th or 5th. She said it depends and that they can make that decision later.

Council Member Larkin asked for a clarification on the judging date.

Council Member Balkum clarified that it was the 7th through the 9th. They had a situation last year when they didn't have the lights on so they came back the next day. So that could possibly happen.

Mayor Short asked if the council agreed on four prizes. The first one being the majority of the cash and then split part of the cash with the other three. Mayor Short remarked that there should be \$520 if everybody has contributed

Council Member Balkum added that she had yet to go to the ATM and contribute herself, and that they will have it by this weekend. She reiterated that they would split whatever the amount was.

Mayor Short asked if they could have Ms. Palomba split it up. That if it is \$500 they could have \$350 for 1st place and then 2nd, 3rd, and 4th, as she sees fit.

Council Member Larkin remarked that he felt that first place should be 50% of the money and then you can take the other 50% and divide it between 2nd, 3rd, and 4th. With small incremental changes, if something like that works. It's not ideal to go overboard for first, because it is good to encourage the competition such that people may feel that they can't compete so they won't do it.

Mayor Short said that he has personal experience that the donation by On Time Experts is worth about \$300

Council Member Balkum commented that she thought it was a pretty good deal when she was reading through all the stuff.

Mayor Short remarked that that is not a bad second place. He would hate if first place ended up actually being less than second place.

Council Member Larkin said that he had great trust that fairness would prevail if they would just delegate it.

Mayor Short clarified that they want to use cash as the first prize and how the rest is done can be up to Ms. Palomba.

Council Member Balkum clarified that they may have 4th place or they may not, and that it depends on how the things turn out.

Mayor Short asked if everybody understood what they were saying. He asked if they need to vote or if they can be informal about it. No vote was taken and there were no objections.

11. Executive Session

Mayor Short said that he would push the Executive Session to later. If that is alright with everybody.

Mayor Short moved to Item 14.

14. Reports

Mayor Short asked that all reports be accepted as presented unless somebody has an exception.

Council Member Balkum reminded about this weekend, December 1st.

Mayor Short clarified that this was 14 not 15.

Council Member Balkum noted that she had made an error and scrolled down too far.

15. Updates, Discussion and Direction to Staff

a. McLendon-Chisholm Fire Rescue Report

Mayor Short stated that Chief Simmons was not present at this time so the council will skip 15a. for now.

b. City Map Updates

Mayor Short asked for updates on City Maps.

Palomba commented that updates are moving forward and that P&Z will have a work session and then public hearing will be held prior to bringing forward for Council approval in January.

c. Veterans Memorial Brick Campaign Fundraiser

Mayor Short asked if there were any points to be made regarding the Veteran's Memorial.

Mayor Short said that he thinks it would look terrible if we have 50 bricks out there and there's room for 500. It's going to look bad until you get them all in.

Council Member Balkum raised another issue that she said she was talking about last week. That the council already had it designated for how much it was going to cost because it would have to be installed by someone. If they go this route – unless somebody wanted to donate their time and do a design on that kind of stuff that's a whole different matter – but we would have to consider if they were to replace the brick somebody has to come out and take that out and that's time for someone to do that, because it's not like one or two bricks that will happen.

Council Member Balkum pointed out that the cost of shipping the bricks was an issue and that's why they're trying to hit the goal of 50 so that they can maximize that shipping cost, because anything that's lower than that will be at an increased cost.

Mayor Short suggested that the council reach out to the company that donated the brick for the city hall.

Further discussion was held regarding ideas for placing unengraved bricks in place until enough engraved bricks are sold and installed. Palomba will do some research on options.

d. Christmas Tree Lighting Event

Mayor Short raised the topic of the Christmas Tree Lighting Event.

Council Member Balkum responded that on December 1st, 6pm-8 we're having our Christmas lighting and from my understanding the tree will be decorated before the event on Saturday. So, the council is encouraged to bring their families and have some pictures taken and the Mayor will be able to encourage the kids to switch on the light and have a little lighting ceremony, and we will have treats and that kind of thing.

Mayor Short asked if there were any questions.

e. Holiday Lighting Contest. No additional discussion.

f. iCompass Agenda Implementation

Mayor Short raised the topic of iCompass.

Ms. Palomba commented she continues to work with iCompass to move to the new agenda system.

g. City Survey

Mayor Short raised the topic of City Survey.

Council Member Balkum responded that the membership has already been purchased, and the process is now underway to get a layout of how the questions will look and then this will be a discussion point – how to prepare to ask questions and answers to hone in on the type of survey that we're going to have, and the login information and stuff will be taken care of in another week.

h. Future Agenda Items

16. Council Member Reports and Announcements.

a. Mayor's Announcements – Events, Area Happenings, and Information

Mayor Short said that he had nothing new to report and that because there are people absent, there will be no remarks on a, d, and f.

b. Council Member Balkum – Communications and Community Engagement

Council Member Balkum reported that last Tuesday the newsletter was prepared and sent out. The newsletter needs to be put onto the website, so she will make sure to send the updated version tomorrow.

c. Council Member Larkin – NCTCOG 9-1-1 Initial Board and Related Items

Mr. Larkin reported that he has nothing at this time as he has not attended the board meeting yet.

d. Mayor Pro Tem Turnbull – Budget and Finance

e. Council Member Bloom – Economic Development

Council Member Bloom reported that he went to a TML conference, made some good contacts and got a lot of helpful information. Will be following up with some companies that will do free surveys in hopes that you'll work with them someday, it's not a scam, some people have had good experiences with them. Looking forward to getting the committee off the ground.

f. Council Member Herren – Roads and Transportation

Mayor Short returned to Item 15a.

15a. McLendon-Chisholm Fire Rescue Report

Mayor Short asked if Chief Simmons would address the transition process, progress, station renovation, staffing and equipment status.

Chief Simmons reported that he had not transferred the title for Engine 41, a 1995 Pierce engine, because it is on the market to be sold. We didn't want to transfer the title and then somebody purchase it so we decided to wait, if it does not sell in the next month then we will discuss. Simmons then addressed desired renovations at the station. Simmons indicated he wanted to put in some counter tops, cabinets and some storage space to make it more livable. Council asked about costs. Simmons indicated he did not have a breakdown of costs at this time. Much of the materials will be discounted and the labor donated.

Mayor Short remarked that he would have liked to have seen pricing but suggests that Chief Simmons gives them to Palomba and if she says you spent too much, you're in trouble. Asks If everybody is good with that. There were no objections.

Mayor Short stated that he would like to see our roster of personnel so that people know who they are. Would that be appropriate? They are public employees so their information is public as far as their names and stuff.

Council Member Larkin remarked that is certainly true for the Officers and the people that are on staff, I believe when you get to the volunteers that may be a sensitive issue. He added that when he was with the MCVFD there were some sensitivity issues and they took everyone's picture and name off the websites. Mayor Short asked if it was because of harassment.

Council Member Larkin remarked that people can find out who someone is and target them, not even always harass them, but waste their time with unwanted solicitation or asking for favors.

Mayor Short reiterated that it would be something they would need to ask the volunteers if they had a problem with it, but believed it would be edifying to see the roster of everybody. He invited Chief Simmons to update the council on the firefighters

Council Member Balkum asked for an update on the command vehicle.

Chief Simmons replied that he requested an update again today and he was informed there is an oil leak.

Council Member Balkum asked for clarification that this was with the guys that work on the engines. Chief Simmons responded that is correct.

Council Member Balkum responded that she just wanted to make sure there was not a communication breakdown.

Mayor Short moved to Item 11.

11. Executive Session.

Mayor Short moved that the council adjourn into a recess into executive session at 7:38 p.m. in accordance with Texas Government Code section 551.074 personnel matters to deliberate the appointment employing the evaluation, reassignment, duties, discipline or dismissal of a public officer or employee, City Administrator Assistant, City Administrator, City Secretary/ Treasurer, Fire Chief, Fire Marshall, Administrative Assistant and Assistant to the City Secretary.


12. Mayor Short reconvened the meeting at 7:59 p.m.

13. Announce Executive Session Action.

Council Member Larkin, seconded by Council Member Bloom, moved to appoint Lisa Palomba as City Administrator. Palomba will also continue to serve as City Secretary. A vote was cast and the motion carried with 4 in favor, 0 against (Herren, absent).

Mayor Short adjourned the meeting at 8:00 p.m.

ATTEST:



Lisa Palomba, City Secretary

APPROVED:



Keith Short, Mayor

