

CITY OF ALVARADO
County of Johnson
State of Texas
09/09/2024
City Council Minutes

The City Council of the City of Alvarado met in Special Called Session on Monday, September 9, 2024 at 6:30 p.m. The following were present for roll call:

Name	Title	Present	Absent	Excused
Jacob Wheat	Mayor	X		
Carrie Keeton	Council Ward 1	X		
Beverly Short	Council Ward 1	X		
Lydia Moon	Mayor Pro-Tem Ward 2	X		
Cherry Bryant	Council Ward 2	X		
Scott Arthur	Council Ward 3		X	
Kevin Thomas	Council Ward 3	X		

Others Present:

Paul DeBuff	City Manager
Beth A Walls	City Secretary
Jessica Hill	Deputy City Secretary
Laura Cox	Chief Financial Officer
Elizabeth Yelverton	City Attorney
Donielle Suber	Director of Administrative Services
Justin French	Community Development Director
Hillary Cromer	Economic Development Director
John Rodgers	Fire Chief
Teddy May	Police Chief
Mike Dwiggins	Public Works Director

Mayor Jacob Wheat called the meeting to order at 6:32 p.m. and Jacob Wheat gave the invocation.

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS:

None.

PROCLAMATION:

Constitution Week Proclamation was received by Betsy Ruffin, Nathaniel Winston Chapter of the National Society Daughters of the American Revolution.

CONSENT AGENDA:

- 1. CONSIDERATION AND ACTION TO APPROVE THE MINUTES OF THE 08/19/2024 REGULAR CITY COUNCIL MEETING.**
- 2. CONSIDERATION AND ACTION TO APPROVE THE MINUTES OF THE 08/20/2024 BUDGET WORKSESSION.**
- 3. CONSIDERATION AND ACTION TO APPROVE THE INTERGOVERNMENTAL SERVICE AGREEMENT BETWEEN UNITED STATES DEPARTMENT OF HOMELAND SECURITY, IMMIGRATION AND CUSTOMS ENFORCEMENT, AND THE CITY OF ALVARADO, TX, FOR THE DETENTION AND CARE OF DETAINED NONCITIZENS.**
- 4. CONSIDERATION AND ACTION TO APPROVE RESOLUTION R2024-0017, AMENDING THE AUTHORIZED REPRESENTATIVES OF THE CITY OF ALVARADO WHO MAY DIRECT THE INVESTMENT OF FUNDS INTO THE TEXAS LOCAL GOVERNMENT INVESTMENT POOL ("TEXPOOL / TEXPOOL PRIME"), A PUBLIC FUNDS INVESTMENT POOL WHICH WAS CREATED ON BEHALF OF ENTITIES WHOSE INVESTMENT OBJECTIVE IN ORDER OF PRIORITY ARE PRESERVATION AND SAFETY OF PRINCIPAL, LIQUIDITY AND YIELD CONSISTENT WITH THE PUBLIC FUNDS INVESTMENT ACT.**
- 5. CONSIDERATION AND ACTION TO APPROVE RESOLUTION R2024-0018, AMENDING THE AUTHORIZED REPRESENTATIVES OF THE CITY OF ALVARADO WHO MAY DIRECT THE INVESTMENT OF FUNDS MULTI-BANK SECURITIES, INC. WITHIN THE GOVERNMENT CODE CHAPTER 2256 PUBLIC FUNDS INVESTMENT ACT PARAMETERS.**
- 6. CONSIDERATION AND ACTION TO APPROVE RESOLUTION R2024-0019, DESIGNATING CERTAIN POSITIONS AS AUTHORIZED SIGNATORIES FOR ALL CITY ACCOUNTS MAINTAINED BY FIRST FINANCIAL BANK.**

Motion was made by Lydia Moon and seconded by Beverly Short to approve the Consent Agenda. This motion supported 6 votes in approval and 0 votes opposed. Motion carried.

NEW BUSINESS:

- 7. CONSIDERATION AND ACTION ON THE APPLICATION OF CHRIS WALL WITH JBI PARTNERS, INC. ON BEHALF OF GRBK EDGEWOOD LLC & CENTURY LAND HOLDINGS OF TEXAS, LLC FOR APPROVAL OF THE LONE OAK ADDITION PHASE 1 FINAL PLAT ON 70.219 ACRES KNOWN AS TRACTS AND PORTIONS OF TRACTS OUT OF THE JAMES B. CONGER SURVEY, A-150, AND THE GEORGE S. MCINTOSH SURVEY, A-625, APPROXIMATELY ADDRESSED AT 825 AND 1029 CR 607.**

The final plat application was submitted and deemed administratively complete on April 22, 2024. Per Section 34-36.c of the Alvarado subdivision ordinance, the City Council shall: (1) Act within 30 days after the filing of final plat, (2) Conclude one of the following:

- a. Approve.
- b. Approve with conditions.
- c. Disapprove with reasons.

On May 16, June 13, and July 11, 2024, the Planning and Zoning Commission recommended disapproval to the City Council. On May 20, June 17, and July 15, 2024, the City Council disapproved the Lone Oak Addition Phase 1 final plat. The applicant resubmitted the final plat on August 28, 2024, and per state statutes, the City Council must now act on the plat within fifteen (15) days of this resubmittal. The Future Lane Use (FLU) map within the Alvarado Comprehensive Plan

designates the subject site for Low-Density Residential. The proposed plat is consistent with the City's FLU map.

Motion was made by Kevin Thomas and seconded by Beverly Short to approve the application of the Lone Oak Addition Phase 1 final plat.

This motion supported 3 votes in approval and 2 votes opposed. Motion carried.

8. PUBLIC HEARING ON THE FISCAL YEAR 2025 ANNUAL BUDGET BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.

In compliance with Local Government Code §102.006, this public hearing provides an opportunity to communicate with interested persons regarding the proposed budget before adoption. Notice of this public hearing was announced at the August 19, 2024 City Council meeting. Additionally, it was published in the Cleburne Times-Review on August 27, 2024 and posted on the City's website. State law requires this public hearing before adopting the fiscal year 2025 City of Alvarado budget.

MAYOR JACOB WHEAT OPENED THE PUBLIC HEARING AT 6:50 P.M. AND CLOSED THE PUBLIC HEARING AT 8:22 P.M.

Motion was made by Carrie Keeton and seconded by Lydia Moon to postpone the adoption of the budget until the Regular City Council Meeting scheduled for Monday, September 16, 2024, at 6:30 p.m., located at City Hall, 104 W. College Ave., Alvarado, Texas, 76009.

9. CONSIDERATION AND ACTION TO APPROVE PECAN ORCHARD TRIMMING AND REMOVAL.

On behalf of the Thaddeus "Tad" Adcock's Estate, David Sutton and Melodye Brooks donated property located at 101 S. Parkway Drive (Pecan Orchard) to the City of Alvarado, Texas, approximately nine (9) years ago. This property was donated for the purpose of walking trails and outdoor space for community recreation. To prepare Pecan Orchard for walking trails and recreation, City staff consulted with Texas A&M Forestry Service and a local arborist, Adam's Landscaping Service, to understand how to care for and maintain existing trees throughout the orchard. At the recommendation of these professionals, all dead limbs must be trimmed, and three (3) Pecan trees must be removed at the southwest corner of the orchard to prolong their life.

Motion was made by Lydia Moon and seconded by Kevin Thomas to approve Pecan Orchard trimming and removal, not to exceed \$25,000.00.

This motion supported 6 votes in approval and 0 votes opposed. Motion carried.

MAYOR WHEAT DECLARED COUNCIL TO BE IN EXECUTIVE SESSION AT 8:29 P.M. AND RECONVENED TO REGULAR SESSION AT 8:55 P.M.

10. CONSIDERATION AND POSSIBLE ACTION TO AUTHORIZE THE ECONOMIC DEVELOPMENT DIRECTOR TO EXECUTE AN AGREEMENT BETWEEN THE ALVARADO EDC AND LAMBERT & GREEN, LLC BASED ON THE TERMS DISCUSSED IN EXECUTIVE SESSION.

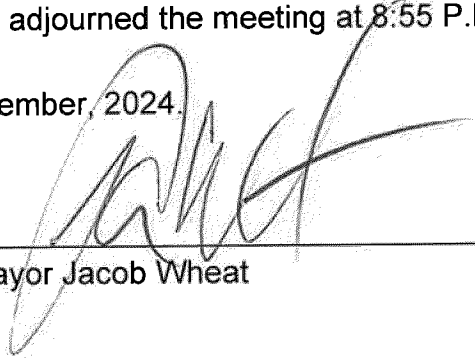
No action taken.

COUNCIL COMMENTS:

Council requested Alvarado ISD VATRE presentation be placed on a future agenda.

There being no further business, Mayor Wheat adjourned the meeting at 8:55 P.M.

Passed and approved this the 16th day of September, 2024.



Mayor Jacob Wheat

Respectfully Submitted,



Beth A. Walls, City Secretary/HRD

