

CITY COUNCIL MINUTES
MEETING LOCATION: ALEDO COMMUNITY CENTER
104 ROBINSON COURT
ALEDO, TEXAS 76008
THURSDAY, DECEMBER 7, 2023
6:00 P.M.

CALL REGULAR MEETING TO ORDER

1. CALL TO ORDER

Mayor Nick Stanley called the regular meeting of the City Council to order at 6:00 pm on Thursday, December 7, 2023 at the Aledo Community Center 104 Robinson Court. Those in attendance at this meeting were Mayor Nick Stanley, Councilmember Shane Davis, Mayor Pro Tem Nelson Rowls, Councilmember Summer Jones Councilmember Shawna Ford and Councilmember Christian Pearson.

Staff present were City Manager Noah Simon, Communications and Engagement Manager Whitney Walters, Interim City Planner Ivan Gonzalez, City Secretary Deana McMullen and City Attorney Alicia Kreh.

2. INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation was given by Councilmember Christian Pearson. Mayor Nick Stanley led the Pledge of Allegiance given by all present.

3. CITIZEN APPEARANCES: This is an opportunity for citizens to address the City Council on any agenda item not listed for public hearing or any matter not posted on the agenda. This is the citizens' only opportunity to address the City Council on agenda items not listed for public hearing. Individual citizen comments are normally limited to three (3) minutes; however, time limits can be adjusted by the presiding officer. Time is not transferable. The presiding officer may ask the citizen to hold their comment on an agenda item if the item is posted as a Public Hearing. The City Council cannot by law take any action nor have any discussion or deliberations on any presentation made at this time concerning an item not listed on the agenda. The City Council will receive the information, and ask the City Manager to review the matter, or an item may be noticed on a future agenda for deliberation or action. Please sign in before the start of the meeting and provide the paper to the City Secretary.

- 1) Kit Marshall – 314 Howard Way – Ms. Marshall addressed the Council regarding the freshly painted over mural on the side of the new Dayne'BBQ Restaurant. She stated that when she was Mayor and the Council we had then always tried to manage the growth of the City so that it would not manage us. We also respected/honored/and embraced the Rich Heritage of our Town. The mural on the side of the building was done by the Aledo High School Art Department. It was done specifically to honor the

Art Department as well as former Aledo Historical Artist Homer Norris. It saddens me to see this painted over. I am also disheartened by the news that we lost Dean Ranch. This was part of managing our growth.

Mayor Nick Stanley spoke up and stated that the City has no Control over the painted over mural. This is private property and we cannot control what they do to their building. And the State Legislature changed the law in September allowing anyone in the ETJ to make a decision if they wanted to be included in the City limits or not. The City has no control over this new law.

4. **CONSENT AGENDA:** All items listed below are considered routine by the City Council and will be enacted with one motion. There will be no separate discussion of items unless a Council Member requests, in which event the item will be removed from the general order of business and considered in its normal sequence. Approval of the Consent Agenda authorizes the City Manager to implement each item in accordance with the staff recommendation.

The Consent Agenda was presented as follows:

- a. Consider approval of the City Council meeting minutes from the following meetings:
 - i. October 26, 2023, City Council Meeting.
 - ii. November 2, 2023, City Council Meeting.
- b. Consider and approve a mowing and landscape maintenance contract to I & E Services, Inc. for two (2) years in the amount of \$75,965.00 and authorize the City Manager to execute the contract.
- c. Consider and approve Ordinance 2023 – 197, amending Article V, “Extraterritorial Jurisdiction,” of Chapter 2, “Administration,” of the City Code of Ordinances to amend the procedures for petitions for release from the City’s extraterritorial jurisdiction.

Motion was made by Mayor Pro Tem Nelson Rowls, seconded by Shane Davis to approve the Consent Agenda as presented.

Motion carried 5-0

5. **REPORTS AND UPDATES:** Reports and Updates are prepared for informational purposes and will be accepted as presented (there will be no presentations associated with the report items). The City Council may discuss information presented in the reports, but no action will be taken on these items unless listed as an action item below or placed on a future agenda.

- Christmas Tyme in Aledo-Communications and Outreach Manager Whitney Walters informed the Council that we had a successful event for Christmas Tyme in Aledo on December 2, 2023 and thanked all who

participated. We had a great turn out and had numerous positive remarks on Facebook. We had 10 sponsors for this event. We are already working on next year and very much looking forward to 2024.

Mayor Nick Stanley thanked Whitney for all her hard work as well as the other staff members who spent that Saturday day and evening working to make this event great. It was a Wonderful Event and Great job to everyone.

Whitney also reminded everyone that we would be holding a ribbon cutting for the Bailey Ranch Road construction project completion on Wednesday December 20, 2023 at 9:30 am and invited everyone to attend.

- TWDB funding update – City Manager Noah Simon spoke on this item stating that Director of Public Works Luis Gatica was in Houston this evening and had been with the Texas Water Development Board regarding the City of Aledo’s application for funding for the Clear Fork Interceptor Project. He sent word back that we were approved for the funding which will help tremendously to help replenish the reserve funds. This is for \$3.5 million dollars This is a huge win for the City of Aledo. The TWDB is also working on an application to determine if we will be able to get funding for the expansion of the Waste Water Treatment Plant. That project is \$25/\$30 million dollars. The staff has had to complete 2 audits in the last 7 months in order to be able to complete the application process. We made that happen. Council congratulated Mr. Simon for a job well done.
- Councilmember Summer Jones wanted to speak about the event on December 4th when Mayor Nick Stanley presented a Proclamation to Cody Bradford on the Baseball field Proclaiming December 4th in Aledo as “Cody Bradford Day” . It was a wonderful event and we are

6. PUBLIC HEARINGS AND CITY COUNCIL ACTION ITEMS:

The following items are the regular business of the City Council. If any item requires a public hearing, it will be noted in the caption of the item.

- a. Public Hearing to consider Ordinance 2023 – 198, an Ordinance repealing Ordinance 2008 – 03, “City Zoning Ordinance,” and Chapter 66, “Subdivisions,” and adopting a new Chapter 66, “Uniform Development Code,” to provide the subdivision and zoning regulations of the City of Aledo.

City Planner Ivan Gonzalez presented the UDC Uniform Development Code to the City Council and went over the changes that were recommended.

Mayor Nick Stanley opened the Public Hearing at 6:21 pm for anyone wishing to speak for or against the adoption of new Chapter 66 Uniform Development Code to provide subdivision and zoning regulations to the City of Aledo.

With there being no one to speak for or against this item, Mayor Nick Stanley closed the Public Hearing at 6:21 pm

- b. Consider approval of Ordinance 2023 – 198, an Ordinance repealing Ordinance 2008 – 03, “City Zoning Ordinance,” and Chapter 66, “Subdivisions,” and adopting a new Chapter 66, “Uniform Development Code,” to provide the subdivision and zoning regulations of the City of Aledo.

Motion was made by Mayor Pro Tem Nelson Rowls, seconded by Councilmember Shane Davis to approve Ordinance 2023-198, an Ordinance repealing Ordinance 2008 – 03, “City Zoning Ordinance,” and Chapter 66, “Subdivisions,” and adopting a new Chapter 66, “Uniform Development Code,” to provide the subdivision and zoning regulations of the City of Aledo as discussed.

Motion carried 5-0

- c. Consideration approval of Resolution 2023 – 141, a Resolution regarding remaining in the settlement class or opting-out of the settlement class of the Per- and Polyfluorinated Substances (PFAS) Class Action Lawsuits with DuPont and 3M and participation in future settlements and ratifying the execution of the affidavits.

Motion was made by Councilmember Shane Davis seconded by Mayor Pro Tem Nelson Rowls to approve Resolution 2023-141, a Resolution regarding remaining in the settlement class or opting-out of the settlement class of the Per- and Polyfluorinated Substances (PFAS) Class Action Lawsuits with DuPont and 3M and participation in future settlements and ratifying the execution of the affidavits and to follow recommendations from Fort Worth to opt out of the Class action suit.

Motion carried 5-0

- d. Consider approval of Resolution 2023 – 140, a Resolution submitting the City of Aledo’s votes for Parker County Appraisal District Director(s) for one-year terms beginning January 2024.

Motion was made by Councilmember Shane Davis, seconded by Councilmember Shawna Ford to approve Resolution 2023-140 and use the allotted 35 votes for the City of Aledo for PCAD Director Sterling Naron.

Motion carried 5-0

7. BOARDS/COMMISSIONS/COMMITTEES

- a. Appointment/Reappointment to Boards/Commissions/Committees – Consider approval regarding appointments to Boards/Commissions/Committees.

- Consider appointments to City Boards and Commissions

8. EXECUTIVE SESSION: Pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, the City Council may convene in executive session to deliberate regarding the following matters:

Mayor Nick Stanley adjourned the regular meeting of the Aledo City Council at 6:33 pm into Executive Session to discuss the following:

Those in attendance of the Executive Session were Mayor Nick Stanley, Mayor Pro Tem Nelson Rowls, Councilmember Shane Davis, Councilmember Christian Pearson, Councilmember Shawna Ford, Councilmember Summer Jones, City Manager Noah Simon and City Attorney Alicia Kreh.

- a. **§ 551.071. Consultation with Attorney** – to conduct a private consultation with the City Attorney on any legally posted agenda item, when the City Council seeks the advice of its attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:
 - Potential Annexation North of Dean Ranch to I-20.
 - Dean Ranch Development Conversation.
- b. **§ 551.087. Deliberation regarding Economic Development Negotiations.** The City Council may convene in executive session to discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect described above, including the following items:
 - Potential Annexation North of Dean Ranch to I-20.
 - Dean Ranch Development Conversation.
- c. **§ 551.074. Deliberation regarding Personnel Matters.**

The City Council may convene into executive session to discuss and deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee or to hear a complaint or charge against an officer or employee, including the following:

- Appointments to the Veterans' Advisory Committee.
- Appointments to the Utility Billing Advisory Committee.
- City Manager Employment Agreement.

9. ADJOURN EXECUTIVE SESSION AND RECONVENE INTO OPEN SESSION

Mayor Nick Stanley adjourned the Executive Session at 7:06 pm and called the regular meeting back to order at 7:06 pm

10. TAKE ANY ACTION, IF NEEDED, FROM EXECUTIVE SESSION

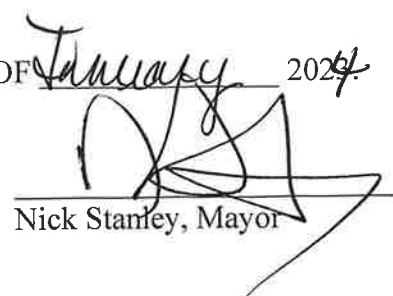
- a. Take any action, if needed, on other matters from executive session.
There was no action on any items discussed in Executive session.

11. COUNCIL RECAP/STAFF COMMENTS DIRECTION: (In compliance with the Texas Open Meetings Act, Council members may comment on routine city matters, may ask questions of staff that require only responses of factual information or statements of existing City policy, or may request that non-routine matters of public concern be placed on a future agenda. Council members may not discuss non-agenda items among themselves. In compliance with the Texas Open Meetings Act, staff members may comment on routine City operations and projects. Staff members may respond to questions from others only with statements of factual information or existing City policy.)

12. ADJOURN

With there being nothing further to discuss or consider Mayor Nick Stanley adjourned this regular meeting of the Aledo City Council at 7:06 pm and wished everyone a Merry Christmas and Happy New Year.

PASSED AND APPROVED THIS THE 25th DAY OF January 2024.


Nick Stanley, Mayor

ATTEST:


Deana McMullen, City Secretary