

**CITY OF ALEDO, TEXAS  
CITY COUNCIL MINUTES  
MEETING LOCATION: ALEDO COMMUNITY CENTER  
104 ROBINSON COURT  
ALEDO, TEXAS 76008  
THURSDAY, NOVEMBER 19, 2015  
7:00 P.M.**

**CALL TO ORDER**

The Aledo City Council met in regular session on Thursday, November 19, 2015, at the Aledo Community Center, 104 Robinson Court, Aledo, TX 76008. Mayor Kit Marshall called the meeting to order at 7:02 p.m. with the following members present; Mayor Pro Tem Kimberly Hiebert, Councilmember Kerby Smith, Councilmember Jean Bailey and Councilmember Paula Johns. Councilmember Bob Wood was not present at this regular meeting having given prior notice of his absence.

Staff members present at the meeting were: City Administrator Ken Pfeifer and City Secretary Deana McMullen, Director of Public Works David Fain and City Attorney Betsy Elam.

**INVOCATION AND PLEDGE OF ALLEGIANCE**

Pastor Kenton Harvey with the Aledo Church of Christ gave the Invocation. Mayor Kit Marshall led the Pledge of Allegiance.

**CITIZEN APPEARANCES**

**CITY COUNCIL CANNOT DISCUSS ANY PRESENTED ISSUE NOR MAY ANY ACTION BE TAKEN ON ANY ISSUE AT THIS TIME. COMMENTS ARE LIMITED TO (3) MINUTES AND THIS TIME IS NOT TRANSFERABLE. PLEASE SIGN IN BEFORE THE START OF TONIGHT'S MEETING.**

There were no citizen appearances for this meeting.

**CONSENT AGENDA:**

**All of the following items on the consent agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless a Council Member so requests. Approval of the consent agenda authorizes the City Administrator to implement each item in accordance with the staff recommendation.**

The Consent Agenda was presented as follows:

- 1. October 22, 2015 Regular City Council Minutes**

**2. October 2015 Monthly financial report**

**3. Approval of appointment of Gordon Hiebert to the Parks and Recreation Board**

**4. Approval of closing Oak Street from Elm to Mesquite, a portion of Pecan Street from Community News to Mesquite, closing Elm Street from FM1187 to Oak and South Front Street from Shell Station on FM1187 to Railroad Crossing by City Hall for Christmas Tyme in Aledo.**

**5. Approval of nomination of Parker County Appraisal District Director for two year term.**

**6. Approval of the Sheriff's Office contract for law enforcement services.**

**7. Approval of an ordinance for a Budget Amendment in the amount of \$3,539 for the Sheriff's Office contract for law enforcement.**

Motion was made by Councilmember Paula Johns seconded by Councilmember Kerby Smith to approve the consent agenda with all items, except #5. This item was pulled off to take action on separately.

Motion carried 4-0

Motion was made by Councilmember Jean Bailey, seconded by Councilmember Kerby Smith to cast all 20 votes for Gary Aguillard for the Parker County Appraisal District Director for a period of two years.

Motion carried 4-0

**ITEMS FOR DISCUSSION:**

**8. Public Hearing** – the purpose of said hearing is to receive input regarding recommendation of approval of a request to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District also known as 517 FM 1187.

Mayor Kit Marshall opened the Public Hearing to receive input regarding the recommendation of approval of a request to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District know as 517 FM 1187 at 7:10 p.m. for anyone wishing to speak for or against the item.

1) Mark Schlotterbeck – 115 Chateau Drive - Expressed concerns regarding the area directly behind the property. He stated that most of the children in the neighborhood play in the Streets and in the area around the property in question and he is also concerned about the Noise/Air Pollution and general safety. There was also a question about whether there would be trees planted as a sound barrier. He expressed overall concern for the neighbors in the area of the

property. Also expressed concerns about additional traffic in the area with a commercial business since there are already three schools in the area causing traffic issues.

2) Claudia Delgado – 105 Champagne – Concerns about the height of the wall separating the Commercial from the Residential area as well as the traffic during school hours when traffic is at its peak. Ms. Delgado asked what the plans are for the property in question and how can the neighbors insure that the fencing/barrier walls will be sufficient for this property.

3) Chaz Cobb – 103 Chateau- Expressed concerns about the height of the fence required between residential and commercial property. The fence at the Aledo Athletic Club is not tall enough to separate the residential from commercial.

4) Daniel Cook – 110 Chateau – Expressed concerns about what types of business would be allowed on the property in question and what would will be done to prevent the lowering of the property values for the properties backing up to this on the west side of Chateau? Space and safety are the main concerns. The property on the corner in this subdivision has no privacy at all from the Commercial property in front of it.

5) Gay Dixson – 112 Chateau – Echo's the same concerns as the others speaking here tonight.

6) Molly Cobb – 103 Chateau – Could the area in question be used as a Public Park Area?

7) Steve Reed – 3418 West 4<sup>th</sup> Street – Fort Worth – Represents the owners of the property in question and as of right now there are no plans for development of this property. We are only trying to comply with the Future Land Use Map showing this as commercial property.

Mayor Marshall closed the Public Hearing at 7:21 p.m.

**9. Public Hearing** – the purpose of said hearing is to receive input regarding recommendation of approval of a request to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District also known as 521 FM1187.

Mayor Kit Marshall opened the public hearing at 7:21 p.m. to receive input regarding recommendation of approval of a request to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District also known as 521 FM1187 for anyone wishing to speak for or against this item.

Everyone who spoke previously said "Ditto" for this property as well.

Mayor Marshall closed the Public hearing at 7:22 p.m.

**10. Discussion and action** – recommend to City Council to approve an ordinance to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District also known as 517 FM 1187.

Motion was made by Councilmember Kerby Smith, seconded by Councilmember Paula Johns to approve the ordinance to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District known as 517 and 521 FM 1187.

Motion carried 4-0

**11. Discussion and action** – recommend to City Council to approve an ordinance to rezone a tract of land from (R-1) Single Family Residential District to (C-2) General Commercial District also known as 521 FM1187.

**This item was acted upon under number 10.**

**12. Discussion and action concerning the effects of Winter Averaging on water/wastewater bills.**

Mr. Chris Eckert was present to follow up from the October 22, council meeting regarding the effects of winter averaging on water/wastewater bills. The current recommendation would be no rate increase to water/wastewater bills for this budget year. Revenues are coming in to meet the requirements of the bonds.

For the winter averaging the base rate would remain the same and Commercial accounts would not be included. For an average user up to 24,000 gallons of water usage the rates would increase by 46%. The lower consumption users would also be hit with a large increase from 11 to 24%. If the city chooses to do winter averaging it was suggested that it be phased in over time so as not to have the largest immediate impact on the lower consumption users.

Following the discussion it was suggested that this option be looked at and brought to council each year at the review for the water/wastewater rates.

There was no action on this item.

**13. Discussion and action concerning the Veterans Memorial.**

Mr. Gordon Hiebert was present to give a presentation of the proposed Veterans Memorial. The proposed design is 35' in diameter, 1,000 square feet. The names of both living and deceased veterans would be inside the star points. Mr. Hiebert stated that he would like some direction so that the fundraising site could be set up, just not activated until the final approval of the Memorial. They would also like the approval to move forward on the design and Mission Statement.

The suggested Mission Statement would be: "To allow the residents of the Greater Alledo Community to Honor their Veterans of all branches of the US Military, living or deceased for their Service to our Great Nation."

Motion was made by Mayor Pro Tem Kimberly Hiebert, seconded by Councilperson Jean Bailey to approve the Mission Statement as stated.

Motion carried 4-0

**14. Discussion and action concerning adopting an official City of Aledo flag.**

Motion was made by Mayor Pro Tem Kimberly Hiebert, seconded by Councilmember Paula Johns to adopt the City Logo and Slogan as the Official City of Aledo Flag.

Motion carried 4-0

**15. Discussion and action concerning results of trash/recycling survey options.**

Mayor Kit Marshall allowed Mr. Weldon Turner and Mr. James Zelenevitz to speak on this item.

Weldon Turner – 220 Hidden Valley – Stated he was opposed to the additional charge for recycling because people can do it on their own at little to no cost.

James Zelenevitz – 120 Meadow Lane – Stated that recycling will not work in the City of Aledo. He believes in it, but it will hit those on a fixed income hardest.

Mayor Kit Marshall then adjourned the regular meeting at 10:25 p.m. into Executive Session to seek legal advice from the City Attorney. Those in attendance of the Executive Session were Mayor Kit Marshall, Mayor Pro Tem Kimberly Hiebert, Councilmember Jean Bailey, Councilmember Kerby Smith, City Administrator Ken Pfeifer, City Attorney Betsy Elam and City Secretary Deana McMullen.

Mayor Kit Marshall adjourned the Executive Session and called the regular meeting back to order at 11:01 p.m.

**REPORTS:**

**16. Monthly reports:**

- a. City Administrator's Monthly Report**
- b. City Secretary's Monthly Report - Website/Christmas Tyme in Aledo**
- c. Director of Public Works' Monthly Report- Parks update**
- d. Accounting Coordinator's Monthly Report**
- e. East Parker County Library report**
- f. Parker County Sheriff's Office monthly report**

City Administrator Ken Pfeifer informed the council that the Parks Board Chairman and David Fain will make a presentation to the Council regarding the Trails/Parks and Splash Art Project at the December Council meeting.

City Secretary Deana McMullen reminded the Council of the Christmas Tyme in Aledo Event on

Saturday, December 5, 2015. Also, the new City website should be live before the Thanksgiving Holiday. Also, the Christmas Dinner will be held on Thursday, December 10, 2015 at 7:00 pm.

Director of Public Works David Fain reported to the Council regarding the Community Center Pavilion. This should be complete the week of December 1<sup>st</sup>. Elm Street park is nearing completion and will be ready for plantings soon. The work on Front Street will be finished tomorrow with the exception of the Bike Rack.

### **COUNCIL AND STAFF COMMENTS**

**(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, city 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.)**

### **EXECUTIVE SESSION**

**The City Council for the City of Aledo, Texas, will convene into Executive Session pursuant to the Texas Government Code, Chapter 551 to discuss the following:**

**The city council may convene in executive session to receive advice from its attorney on any posted item and to seek advice regarding**

**17.) 551.071 CONSULTATION WITH ATTORNEY – SEEK ADVICE REGARDING 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 THIS CHAPTER, NAMELY:**

**a) Discussion on Cause No. CV10-0429, City of Willow Park v. Todd C. Brennan, et al. v. Parker County Appraisal District, Parker County Appraisal Review Board, City of Aledo, Larry Hammonds in his official capacity as Parker County Appraisal District Director**

**18.) 551.072 - Deliberation Regarding Real Property; To deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.**

Additionally the Council may convene in executive session to receive advice from the City Attorney on any posted item.

**ADJOURN EXECUTIVE SESSION AND RECONVENE INTO OPEN SESSION**

**19. Any action necessary from Executive Session**

There was no action from the Executive Session.

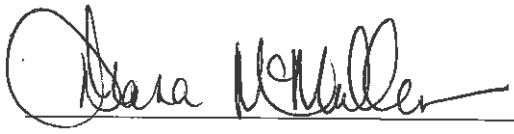
**ADJOURN**

There being no further action to discuss or consider, Mayor Kit Marshall adjourned this regular council meeting of the City of Aledo at 11:02 pm

PASSED AND APPROVED THIS THE 17<sup>th</sup> DAY OF December 2015.

  
\_\_\_\_\_  
Kit Marshall, Mayor

ATTEST:

  
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Deana McMullen, City Secretary