

**ROCKDALE CITY COUNCIL
REGULAR MEETING**

Present:

Councilmembers:

John King, Mayor
Belinda Hillhouse
Lin Perry, Mayor Pro-Tem
Michelle Larkin
Scott Starnes
Denise Wallace
Brett Boren

City Staff:

Barbara Holly, City Manager
Terry Blanchard, City Secretary
Roxanne Proudley, Finance Director
Jerald Brunson, Public Works Director
Jerry Meadors, Police Chief
Ben Blanchard, Planning Technician
Jim Gibson, MDD Executive Director

Call to Order and announce a Quorum is Present

With a quorum of the Council members present, the Regular Meeting of the Rockdale City Council was called to order by Mayor King at 5:30 p.m., December 13, 2021, at City Hall, 505 W. Cameron Ave, Rockdale, Texas

Pledge of Allegiance

Citizen Communications

- Belinda Hillhouse – stated that some citizens misunderstood what was being discussed at the last Council meeting. No disrespect was intended towards the Police Department. The discussion represented the democratic process in action.

10A. At 5:33 p.m. Council convened into executive session under Section 551.071 and Section 551.087 of the Texas Government Code for consultation with attorney regarding an exploratory, non-binding purchase of water from Sandow Lakes Ranch

10B. At 6:10 p.m. Council reconvened in open session to consider and take action if, and as deemed appropriate in the City Council's discretion regarding an exploratory, non-binding purchase of water from Sandow Lakes Ranch

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Starnes, the Council voted six (6) for and none (0) opposed to authorize a non-binding letter of intent for SLR and allow the mayor and city manager to participate in SLR discussions. Motion carried.

5A. Consent Agenda Approvals:

1. Minutes of regular meeting on November 8, 2021
2. City bills paid
3. Investment report
4. Tax collection report
5. Fund report
6. Library Report
7. Municipal Court Report
8. Police Department Report
9. Building & Code Enforcement Report
10. Animal Control Report
11. Public Works Department Reports
12. Hotel Tax Fund Report

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Hillhouse, the Council voted six (6) for and none (0) opposed to approve the consent agenda as presented. Motion carried.

6A. Receive a recommendation from the Planning & Zoning Commission and conduct a public hearing to receive comments regarding a rezone request submitted by Laurie Kunka on behalf of Rockdale SNF, LLC for property located at S21480 Rockdale Senior Care Addition, Lot 1 (Property ID 20519026 – property known as 1350 West Highway 79) from zoning classification R-1 (Residential Single-Family) to C-2 (Commercial – Intense)

Public hearing was opened at 6:12 p.m. The following comments were received:

- Mary Lou Loehr – stated that there was supposed to be a second meeting before going to Council. She believes a second meeting was held without her or her daughter's knowledge. Situation has created mistrust and left a bad taste from the process. She tried to be a good neighbor, but this is a horrible situation. States she was denied an opportunity to speak at the P&Z meeting. She is happy with the fence that was built, but they are still having issues with the Martinez property.
- Barbara Holly gave a brief summary.
- Mary Lou Loehr reviewed steps that should have taken place prior to the nursing home being built.
- Jennifer Martinez – her concerns are flooding from the nursing home being built so high. Fence repairs would be impossible due to there being no room between the properties to work. She is unable to have animals on the property due to wash-out. There is no highway access to property.
- Lin Perry – the City needs to facilitate a solution to the situation.

Public hearing was closed at 6:33 p.m.

- 7A. Consider and take any necessary action on the first reading of an ordinance amending the zoning ordinance by rezoning a certain parcel of land (property located at S21480 Rockdale Senior Care Addition, Lot 1 – property ID 20519026 – property known as 1350 West Highway 79) from zoning classification R-1 (Residential Single-Family) to zoning classification C-2 (Commercial – Intense)**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Wallace, the Council voted six (6) for and none (0) opposed to approve the ordinance as presented. Motion carried.

- 7B. Consider and take any necessary action on the second reading of an ordinance amending Appendix A of the City's Code of Ordinances, the Fee Schedule, Article A2.000 Utility Rates and Charges, by amending the fees charged for Section A2.004 Solid Waste / Garbage Collection and Disposal at City Yard; Article A3.000 Other Fees, by repealing the fees charged for Section A3.019 Rental Fees for Fair Park; amending and repealing conflicting ordinances; providing a severability clause; providing an effective date and an open meetings clause**

MOTION: Upon a motion made by Councilmember Perry and a second by Councilmember Larkin, the Council voted six (6) for and none (0) opposed to approve the ordinance as presented. Motion carried.

- 7C. Consider and take any necessary action on the first reading of an ordinance amending Chapter 14 Zoning of the City's Code of Ordinances by adding Section 14.02.069 Day Care Centers, Section 14.02.070 Home Occupations, Section 14.02.071 Classification of New and Unlisted Uses, and Section 14.02.078 Authorized Use Table**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Hillhouse, the Council voted six (6) for and none (0) opposed to approve the ordinance as presented. Motion carried.

- 8A. Consider and take any necessary action to adopt the resolution regarding the Civil Rights Policies for the 2020 GLO Community Development Block Grant – Mitigation (CDBG-MIT) Program, Contract #22-085-056-D313**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Perry, the Council voted six (6) for and none (0) opposed to approve the resolution as presented. Motion carried.

- 8B. Consider and take any necessary action to approve the resolution designating authorized signatories for contractual and financial documents pertaining to the 2020 GLO CDBG-MIT Program, Contract #22-085-056-D313**

MOTION: Upon a motion made by Councilmember Perry and a second by Councilmember Larkin, the Council voted six (6) for and none (0) opposed to approve the resolution as presented. Motion carried.

- 8C. Consider and take any necessary action to approve the resolution regarding Amendment #1 for the Grant Administration Services contract for the 2020 GLO CDBG-MIT Program, Contract #22-085-056-D313**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Boren, the Council voted six (6) for and none (0) opposed to approve the resolution as presented. Motion carried.

- 8D. Consider and take any necessary action to approve the resolution regarding Amendment #1 for the Engineering Services contract for the 2020 GLO CDBG-MIT Program, Contract #22-085-056-D313**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Starnes, the Council voted six (6) for and none (0) opposed to approve the resolution as presented. Motion carried.

- 8E. Consider and take any necessary action to adopt the Local Procurement & Procedures pertaining to the GLO CDBG-MIT Program, Infrastructure Contract #22-085-056-D313**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Hillhouse, the Council voted six (6) for and none (0) opposed to approve the resolution as presented. Motion carried.

- 8F. Consider and take any necessary action on a resolution authorizing the adoption of the Texas Opioid Abatement Fund Council and Settlement Allocation Term Sheet and its Intrastate Allocation Schedule**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Starnes, the Council voted six (6) for and none (0) opposed to approve the resolution as presented. Motion carried.

- 9A. Consider and take any necessary action on a recommendation from the Planning & Zoning Commission regarding a side setback variance request submitted by Jeffrey Grivas for property located at 508 San Jacinto Drive (property ID 15623), City of Rockdale, Milam County, Texas**

MOTION: Upon a motion made by Councilmember Starnes and a second by Councilmember Larkin, the Council voted six (6) for and none (0) opposed to approve the request as submitted. Motion carried.

- 9B. Consider and take any necessary action on approval of the City Holiday calendar for 2022**

MOTION: Upon a motion made by Councilmember Starnes and a second by Councilmember Larkin, the Council voted six (6) for and none (0) opposed to approve the 2022 City Holiday calendar as presented. Motion carried.

- 9C. Consider and take any necessary action on award of proposal for repairs to the roof at the Lucy Hill Patterson Memorial Library**

Councilmember Starnes stated a conflict of interest and will abstain from discussion and vote on this item.

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Perry, the Council voted five (5) for and none (0) opposed to award the bid to Windham Roofing. Motion carried.

- 9D. Consider and take any necessary action on an appointment to the Airport Board**

MOTION: Upon a motion made by Councilmember Starnes and a second by Councilmember Perry, the Council voted five (5) for and one (1) opposed to appoint Lyle Theriot to the Airport Board. Voting for the motion were Boren, Perry, Larkin, Starnes, and Wallace. Voting against was Hillhouse. Motion carried.

- 9E. Consider and take any necessary action on appointments to the Building Standards Commission**

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Perry, the Council voted five (5) for and one (1) opposed to appoint Fernando Gonzalez to Regular Place 5 on the Building Standards Commission. Voting for the motion were Boren, Perry, Larkin, Starnes, and Wallace. Voting against was Hillhouse. Motion carried.

MOTION: Upon a motion made by Councilmember Perry and a second by Councilmember Starnes, the Council voted six (6) for and none (0) opposed to appoint Sonny Lillard and Bud Houston as Alternates on the Building Standards Commission. Motion carried.

9F. Receive an update regarding the Redistricting Assessment

Barbara Holly gave a brief summary.

9G. Receive an update on the transition to BVR for solid waste collection services

Jerald Brunson gave a brief summary.

9H. Consider and take any necessary action on a proposed increase of the minimum base rate for full-time City employees

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Boren, the Council voted six (6) for and none (0) opposed to increase the minimum base rate for full-time City employees as requested. Motion carried.

9I. Consider and take any necessary action on the MDD design project for Bridge Park

Jim Gibson gave a summary of the overall concept of a comprehensive plan for East Cameron which would link the parks. A designer has been selected by the MDD and is working on final scope. Once completed, the design will be presented to the MDD Board and then to Council for final approval. Proposed timeline is for MDD review in January and Council action in February.

9J. Discuss and take any necessary action on MDD staff providing reports/information to the City Council

Council discussed the various reports received by the MDD Board. A request was made to the MDD Executive Director to include the Council on the weekly reports. The MDD was asked to give presentations to Council during Executive Session on relevant items. Also, quarterly reports may be requested by Council begin at a future date. Council discussed the need to develop a process for Council liaisons of various boards/commissions to present pertinent information to the Council. Councilmember Larkin will make a recommendation to the Council once a process has been created. Mayor King introduced Allan Miller as the MDD Board President.

MOTION: Upon a motion made by Councilmember Perry and a second by Councilmember Larkin, the Council voted six (6) for and none (0) opposed to request the MDD staff include the City Council on their weekly reports. Motion carried.

9K. Discuss and take any necessary action on two (2) variance requests submitted by Los Robles regarding infrastructure construction plans

1. Tree replacement
2. Freeboard for retention pond


Barbara Holly gave a brief summary.

MOTION: Upon a motion made by Councilmember Larkin and a second by Councilmember Boren, the Council voted six (6) for and none (0) opposed to approve the variances as requested. Motion carried.

Adjourned at 7:35 p.m.

These minutes approved on the 10th day of January 2022.

ATTEST:



Terry Blanchard, TRMC
City Secretary

APPROVED:



John E. King, Mayor