



REGULAR MEETING MINUTES

THURSDAY, May 20, 2021 AT 6:00 PM by Audio Teleconference

In accordance with section 418.016 of the Texas Government Code, Governor Abbott has suspended various provisions that require government officials and members of the public to be physically present at a specified meeting location due to COVID-19.

Audioconference: Join Zoom Meeting Held. Options were provided to join the meeting by mobile, computer or by phone.

1. CALL TO ORDER, INVOCATION AND PLEDGES TO FLAGS

Mayor Andy Williams called the Audio teleconference meeting to order at 6:00 pm. Mayor Pro-tem C. David Williams II, Councilmembers Joan Hinshaw, Butch Reis, and James Bilberry were all present for the audio teleconference. Councilmember Patrick Ramsdell was absent.

Councilmember James Bilberry performed the Invocation. Mayor Andy Williams led the Pledges to the Flags.

2. ANNOUNCEMENTS

Kara Escajeda, City Manager provided the following announcement:
Ride of Silence – May 19 – 7 pm at City Hall

3. CITIZENS/VISITORS' FORUM

Any person with business before the Council not scheduled on the agenda may speak to the Council. No formal action can be taken on these items at this meeting.

There weren't any citizens/visitors wishing to address the City Council.

4. STAFF REPORTS

Staff reports were provided by the following departments:

- Public Works, Director of Public Works, Chris Atkinson
- Police Department, Chief of Police, Michael Hatton (Absent)
Kara Escajeda, City Manager and Lt. Scott Rowe provided reporting.
- Acadian Ambulance, Elizabeth Hicks, Operations Coordinator.
- Central Bell Fire and Rescue, Fire Chief Douglas McKinney (Absent)

5. **CONSENT AGENDA**

- A. Consider Approval of Minutes for Regular Meeting of May 4, 2021 and May 2021 Monthly Financial Report.

Motion was made by Councilmember Butch Reis to approve the Minutes for Regular Meeting of May 4, 2021 and May 2021 Monthly Financial Report; motion was second by Mayor Pro-tem David C. Williams II. All voted in favor. Motion carried 4-0.

6. **ACTION ITEMS**

- A. Discuss and possibly approve **ORDINANCE NO. Z 21-05 #3: REZONING**

**SUBJECT PROPERTY: RYAN ADDITION, BLOCK 001, LOT 0016
Tract or Lot: 0016
PROPERTY ID: 385090**

- 1.) Public Hearing
Public Hearing opened at 6:21pm

The City Manager Kara Escajeda read aloud the comments mailed and emailed in response to the rezoning request. The correspondence read was from Don Cosper, Vicky Wilson and John Jaramillo all stating his approval for this project.

Sandra Castro of WC Homes also spoke in favor of the project. She continued by explaining the housing rent is reasonable for this area. Ms. Castro continued by stating that this of type of housing would allow for tenants to utilize government subsidies.

Public Hearing closed at 6:31pm.

- 2.) Staff Report
Report was provided by City Attorney Erin Higginbotham recommending approval of the request because it is consistent with the comprehensive plan

and would not produce the type of high-density multi-family development that would cause incompatible uses adjacent to the R-1 subdivision

Motion was made by Councilmember James Bilberry to approve Ordinance No. Z 21-05 #3 for Rezoning; motion was second by Councilmember Joan Hinshaw. All voted in favor. Motion carried 4-0.

- B. Discuss and possibly award bid for project **KSA No. NOL.007; New Parking Lot at City Hall to HSC Inc.** for Base Bid of \$250,250 (includes covered parking, solar and replacement windows) and alternate No. 5 Provide maintenance of unit masonry for \$15,000 funded by interfund transfer of \$260,250 from the unrestricted reserve fund to 310-Capital Construction fund.

Motion was made by Mayor Pro-tem David C. Williams II to approve award of bid for project KSA No. NOL.007; New Parking Lot at City Hall to HSC Inc. for Base Bid of \$250,250 (includes covered parking, solar and replacement windows) and alternate No. 5 Provide maintenance of unit masonry for \$15,000 funded by interfund transfer of \$265,250 from the unrestricted reserve fund to 310-Capital Construction fund. Motion was second by Councilmember Butch Reis. All voted in favor. Motion carried 4-0.

- C. Discuss and possibly approve **RESOLUTION NO. F 21-05;** initiating a Bank Account for National United.

Motion was made Councilmember James Bilberry to approve RESOLUTION NO. F 21-05, initiating a Bank Account for National United; motion was second by Councilmember Joan Hinshaw. All voted in favor. Motion carried 4-0.

- D. Discuss and possibly approve **RESOLUTION NO. F 21-05 #2:**

A RESOLUTION OF THE CITY OF NOLANVILLE, TEXAS, PROVIDING THAT THE CITY OF NOLANVILLE ELECTS TO BE ELIGIBLE TO PARTICIPATE IN TAX ABATEMENT AS AUTHORIZED BY CHAPTER 312 OF THE TEXAS TAX CODE.

Motion was made by Councilmember Butch Reis to approve Resolution No. F21-05 #2; motion second by Mayor Pro-tem David C. Williams II. All voted in favor. Motion carried 4-0.

- E. Discuss and possibly approve **RESOLUTION NO. Z 21-05 #4:**

A RESOLUTION OF THE CITY OF NOLANVILLE, TEXAS, DESIGNATING AND CREATING A NEIGHBORHOOD EMPOWERMENT ZONE, NUMBER ONE WITHIN THE CITY OF

NOLANVILLE; MAKING THE NECESSARY FINDINGS OF PUBLIC BENEFIT AND PUBLIC PURPOSE TO SUPPORT THE CREATION OF THE ZONE; AND APPROVING THE CRITERIA AND GUIDELINES GOVERNING THE ZONE AND TAX ABATEMENT AGREEMENTS FOR PROPERTIES LOCATED IN A NEIGHBORHOOD EMPOWERMENT ZONE.

Motion was made by Mayor Pro-tem David C. Williams II to approve RESOLUTION NO. Z 21-05 #4; motion was second by Councilmember James Bilberry. All voted in favor. Motion carried 4-0.

- F. Discussion and possible action to resume JW Sims Community Center Rentals using updated CDC/COVID-19 guidelines.

Motion was made Councilmember Joan Hinshaw to approve resuming JW Sims Community Center Rentals using updated CDC/COVID -19 guidelines; motion second by Councilmember Butch Reis. Motion to rescinded by Councilmember Joan Hinshaw; motion second rescinded by Councilmember Butch Reis.

Motion was made by Councilmember Joan Hinshaw to approve resuming JW Sims Community Center Rentals using current CDC/COVID -19 guidelines on the day of the event; motion second by Councilmember Butch Reis. All voted in favor. Motion carried 4-0.

7. WORKSHOP (Began at 7:11 pm)

Discussion commenced on the following:

- Preliminary Budget

Planned to schedule a Special Call meeting on Thursday, June 10, 2021.

8. ADJOURNMENT

Meeting adjourned at 7:21 pm.

Date Minutes approved by Council: June 3, 2021


Andy Williams, Mayor



Attest:

Crystal Briggs, City Secretary