

**THE STATE OF TEXAS
CITY OF NOLANVILLE**

The City Council of the City of Nolanville, Texas met in a Regular Meeting in the Council Chambers at JW Sims Community Center at 408 North 10th Street, Nolanville, Texas at

REGULAR MEETING MINUTES for THURSDAY, May 1, 2014

To consider and to act on the following Agenda:

Call to Order and Announce a Quorum is Present.

Mayor Christina Rosenthal called the meeting to order at 6:00 p.m. and announced that a quorum was present. Council members Sherri Morales, Dennis Biggs, Sherese Karlsson, David Brackmann and Ernesto Servan were present. .

1. INVOCATION:

Invocation was given by Chief Gary Kent.

2. PLEDGE TO THE FLAGS:

Pledges were led by Mayor Rosenthal.

3. VISITORS/CITIZENS FORUM: At this time, 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.

This is an opportunity for members of the public to suggest the addition of topics for the discussion or to address topics of interest, with presentation limited to three (3) minutes. All speakers will conduct themselves in an orderly and lawful manner. No profane or threatening language will be tolerated. All speakers will be recognized prior to speaking and will announce their name and address for the minute purpose.

There were no citizens requesting to speak.

REQUEST TO CHANGE ORDER OF AGENDA

Motion was made by Councilmember Sherese Karlsson to move Agenda Items No. 4 and No. 5 to be heard after Item 10F; motion was seconded by Councilmember Sherri Morales. Motion carried 5-0.

6. PUBLIC HEARING:

- A.** The City Council of the City of Nolanville will conduct a Public Hearing to receive public comments on the zoning regulations for the proposed voluntary annexation of the tract described below:

A 28.469 acre tract of land situated in the S. G. Cox Survey, Abstract No. 180, Bell County, Texas; said 28.469 acre tract being a portion of

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the remainder of that certain called 228.080 tract of land described in a Warranty Deed With Vendor's Lien to John V. Blankenship and wife, Patricia L. Blankenship, filed on September 9, 1994, and recorded in Volume 3212, Page 460, Official Public Records of Bell County, Texas.

The Public Hearing opened at 6:02 pm.

There were no public comments.

The Public Hearing closed at 6:03 pm.

7. ITEMS TO BE REMOVED FROM THE CONSENT AGENDA:

If discussion is desired by the council, any item may be removed from the consent agenda prior to voting, at the request of any Councilmember, and it will be considered separately.

There were any items requested to be removed.

8. CONSENT AGENDA:

A. Consider approval of minutes for Regular Council meeting on April 17, 2014.

B. Consider approval of revised minutes for Workshop meeting on April 14, 2014 (appended –agenda Item 3F).

Motion was made by Councilmember Sherri Morales to approve the consent agenda; motion was seconded by Councilmember Dave Brackmann. Motion carried 5-0.

9. OLD BUSINESS:

A. Discussion and possible action to amend the OAKRIDGE APARTMENT PARK AGREEMENT between the City of Nolanville and MV Development, LLC.

Stephen Pearl explained the amended Oakridge Apartment Park Agreement details more specific requirements. He continued by saying the City Planner, Sallie Burchett has reviewed the agreement prior to forwarding it to the City Council for action. Stephen pointed out the changes in comparison to the previous document submitted.

Motion was made by Councilmember Sherri Morales to amend the Oakridge Apartment Park Agreement between the City of Nolanville and MV Development, LLC; motion was seconded by Councilmember Sherese Karlsson. Motion carried 5-0.

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- B. Discussion and possible action to approve final plat of Oak Ridge Apartments Addition request by Josh Pettijohn, Development Project Manager of Miller-Valentine Group, a 13.913 acre development to include; a 48 unit apartment complex with club house, open space, and pool; a park area with parking and access; and future retail space.

Motion was made by Councilmember Sherri Morales to approve final plat of Oak Ridge Apartments Addition request by Josh Pettijohn, Development Project Manager of Miller-Valentine Group, a 13.913 acre development to include; a 48 unit apartment complex with club house, open space, and pool; a park area with parking and access; and future retail space; motion was seconded by Councilmember Dennis Biggs. Motion carried 5-0.

10. NEW BUSINESS AND ACTION ITEMS:

- A. Discussion and possible action to approve waiving the Special Event Permit fees for PVAwareness for a Cure charity event to be held on May 17, 2014 from 10:00 am to 5:00 pm at Kay's Motorcycle Mania.

Sherri Johnson , CEO of the PVAwareness provided the City Council with an overview of the fundraiser event scheduled for May 17, 2014. She explained more about MPN and her desire to raise this money to donate to the MPN Research Foundation in her husband's name. Mrs. Johnson continued by explaining the different activities for the event to include a bike ride and three (3) major celebrities to attend.

Motion was made by Councilmember Dave Brackmann to approve waiving the Special Event Permit fees for PVAwareness for a Cure charity event to be held on May 17, 2014 from 10:00 am to 5:00 pm at Kay's Motorcycle Mania.; motion was seconded by Councilmember Dennis Biggs. Motion carried 5-0.

Chief of Police, Gary Kent expressed his safety concerns for the event. He requested a meeting to be scheduled with Mrs. Johnson to discuss the event in more detail.

- B. Discussion and possible action to receive report from the Planning and Zoning Commission regarding the zoning regulations for the proposed voluntary annexation of the tract described below:

A 28.469 acre tract of land situated in the S. G. Cox Survey, Abstract No. 180, Bell County, Texas; said 28.469 acre tract being a portion of the remainder of that certain called 228.080 tract of land described in a Warranty Deed With Vendor's Lien to John V. Blankenship and wife, Patricia L. Blankenship, filed on September

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9, 1994, and recorded in Volume 3212, Page 460, Official Public Records of Bell County, Texas.

Michael Lathan, Chair of the Planning and Zoning Commission presented the report on the R1-S Single Family Suburban District zoning regulations to the City Council. He articulated how the zoning will allow for the development of the 38 lot. Mr. Lathan also added that this phase will have a moral rural look and bigger lots to provide future citizens of Nolanville with more residential variety.

- C. Discussion and possible action to approve Voluntary Annexation: Ordinance No. 05-01-2014 #001– FIRST READING

AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED PROPERTY TO THE CITY OF NOLANVILLE, BELL COUNTY, TEXAS EXTENDING THE CITY LIMITS SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS, GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS, BINDING SAID INHABITANTS TO ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY, AND ADOPTING A SERVICE PLAN.

The City Manager, Stephen Pearl explained to the City Council the specific requirements for passing an Ordinance as referenced in the City Charter.

Motion was made by Councilmember Dennis Biggs for first and only reading of Ordinance No. 05-01-2014; motion was seconded by Councilmember Sherri Morales. Motion carried 5-0.

Motion was made by Councilmember Dennis Biggs to approve Ordinance No. 05-01-2014; motion was seconded by Councilmember Sherri Morales. Motion carried 5-0.

- D. Discussion and possible action to set the zoning regulation for the newly annexed 28.469 acre tract of land situated in the S. G. Cox Survey, Abstract No. 180, Bell County, Texas; said 28.469 acre tract being a portion of the remainder of that certain called 228.080 tract of land described in a Warranty Deed With Vendor's Lien to John V. Blankenship and wife, Patricia L. Blankenship, filed on September 9, 1994, and recorded in Volume 3212, Page 460, Official Public Records of Bell County, Texas

Motion was made by Councilmember Dennis Biggs to approve to set the zoning regulation to R1-S Single Family Suburban District for the newly annexed 28.469 acre tract of land situated in the S. G. Cox Survey, Abstract

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No. 180, Bell County, Texas; said 28.469 acre tract being a portion of the remainder of that certain called 228.080 tract of land described in a Warranty Deed With Vendor's Lien to John V. Blankenship and wife, Patricia L. Blankenship, filed on September 9, 1994, and recorded in Volume 3212, Page 460, Official Public Records of Bell County, Texas; motion was seconded by Councilmember Ernesto Servan. Motion carried 5-0.

- E. Discussion and possible action to receive report from the Planning and Zoning Commission regarding the final plat for Bella Charca Phase V request by John Blankenship of Casa Frente Development, INC., a thirty eight (38) lot phase of the Bella Charca Subdivision of approximately 28.469 acres.

Michael Lathan, Chair of the Planning and Zoning Commission presented the report on the final plat to the City Council. Mr. Lathan also reiterated that this phase will have a moral rural look and bigger lots to provide future citizens of Nolanville with more residential variety.

- F. Discussion and possible action to approve final plat for Bella Charca Phase V request by John Blankenship of Casa Frente Development, INC., a thirty eight (38) lot phase of the Bella Charca Subdivision of approximately 28.469 acres.

Motion was made by Councilmember Dennis Biggs action to approve final plat for Bella Charca Phase V request by John Blankenship of Casa Frente Development, INC., a thirty eight (38) lot phase of the Bella Charca Subdivision of approximately 28.469 acres; motion was seconded by Councilmember Dave Brackmann. Motion carried 5-0.

Councilmember Sherese Karlsson departed the meeting.

****Items below reordered as a result of previously approved motion.***

4. ANNOUNCEMENTS:

- Fort Hood Representative, Liz Davenport to present the Central Bell County Fire & Rescue with a Certificate of Appreciation for their participation in the "Month of the Military Child".

Ms. Liz Davenport presented Chief Jason Worsdale with a certificate of appreciation for the Central Bell County Fire & Rescue's participation in the "Month of the Military Child".

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5. REPORTS:

- **Public Works, Animal Control, Ordinance Enforcement** –Monthly Status Report of Building Permits, Inspections, Ordinance Violations and Animal Control (Director of Public Works, Bob Pena).

Public Works' Director, Bob Pena provided the Monthly Status Report to the City Council. Mr. Pena reminded everyone about the Spring Cleanup from May 15th thru 19th.

- **Police Department** –Monthly Report Case Breakdown, Arrests, Total Calls for Service and Citations (Chief Gary Kent).

Chief of Police, Gary Kent provided the Monthly Report Case Breakdown to the City Council. Chief also advised the City Council and the citizens of the recent car thefts in the area. He urged citizens to ensure they secure their vehicles.

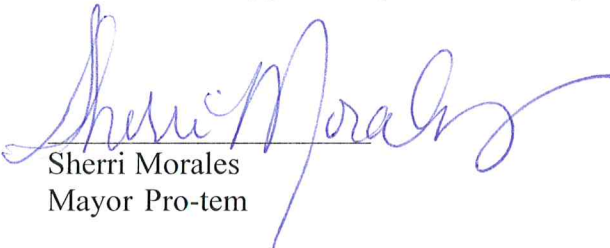
- **Central Bell County Fire & Rescue** – Monthly Service Reports, Training and Educational Activities (Chief Jason Worsdale).

Chief Worsdale provided the Monthly Service Report, Training and Education statistics to the City Council.

11. ADJOURNMENT

Motion was made by Councilmember Dennis Biggs to adjourn at 6:35 p.m.; motion was seconded by Councilmember Ernesto Servan. Motion carried 4-0.

Date Minutes approved by Council: May 15, 2014


Sherri Morales
Mayor Pro-tem

Attest:


Crystal Briggs
City Secretary

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