

**Minutes  
Flatonia City Council  
Regular Meeting  
August 12, 2014**

**Present:**

<b>Mayor</b>	Bryan Milson
<b>Councilpersons</b>	Mark Eversole Dennis Geesaman Ginny Sears Catherine Steinhauser
<b>City Staff</b>	Scott Dixon - City Manager Melissa Brunner – City Secretary Mike Noak – Police Chief Jack Pavlas – Utility Director Gregory Robinson – Code Compliance Officer

**Opening Agenda**

Mayor Milson called the meeting to order at 6:00 p.m.  
City Manager Scott Dixon led the invocation  
Mayor Milson led the Pledge of Allegiance and the Pledge to the Texas Flag.

**Reports**

July Police Activity Report and the July Code Compliance Activity Report were presented to Council in their Council Packets by Chief Noak.

July Fire Department Activity Report was presented to Council in their Council Packets by Fire Chief John Burleson.

Code Compliance July Activity Report was presented to Council in their Council Packets.

City Manager Dixon spoke concerning the request by a property owner about the possibility of building a street in the Market Street ROW. He also spoke about the TXDOT property along HWY 90 and whether it is a right of way or an easement and that he is in discussion with TXDOT about this property.

## **Consent Agenda**

Dennis Geesaman motioned to approve the minutes of the July 8, 2014 Regular Meeting and the July 16, 2014 Special Meeting as presented. Catherine Steinhauser seconded the motion. None opposed. Motion carried.

## **Public Hearing – opened at 6:15**

PH8-2014.1 Public hearing on the request from the Flatonia United Methodist Church for a variance to reduce the east side building setback from ten (10) feet to zero (0) feet for the following property: PID 47886, 403 E North Main. This request has been submitted in order to construct an external stairs necessary for the safe use of the second story area.

Pastor Phillip Hefner spoke in favor of this request. Barbara Miles spoke in opposition.

## **Deliberation Agenda**

- 8-2014.1 Catherine Steinhauser motioned to approve the request from the Flatonia united Methodist Church for a variance to reduce the east side building setback from ten (10) feet to zero (0) feet for the following property: PID 47886, 403 E North Main which will allow for construction of an external stairs necessary for the safe us of the second story area. Ginny Sears seconded the motion. Dennis Geesaman abstained. None opposed. Motion carried.
- 8-2014.2 Dennis Geesaman motioned to accept the bid of \$25,000 from Masanabhai Patel for the property identified by Fayette County Appraisal District Property ID 27979. Catherine Steinhauser seconded the motion. None opposed. Motion carried.
- 8-2014.3 No action was taken on the bid from Michael Swanigan for the property identified by Fayette County Appraisal District Property ID 51390 for \$700.00.
- 8-2014.4 Catherine Steinhauser motioned to approve the ordinance placing a stop sign on School Street and E Fourth St. Mark Eversole seconded the motion. None opposed. Motion carried.
- 8-2014.5 Mark Eversole motioned to erect two speed limit signs, one each direction to be located between USH 95 and the city limits on First Street. Ginny Sears seconded the motion. None opposed. Motion carried.
- 8-2014.6 No action was taken on setting the setback and other requirements to be required for the zoning classification Public Use.
- 8-2014.7 Dennis Geesaman motioned to adopt ordinance 2014.8.2 rezoning the property identified by PID 28080, 12<sup>th</sup> and Converse St., City , BLK 56, Lots 3-4 FRC of 2, commonly known as L&G Mobile Home Park from High Density Residential (R3) TO Highway Commercial (HC). Mark Eversole seconded the motion. None opposed. Motion carried.
- 8-2014.8 No action was taken on appointing Council representative to the Flatonia Volunteer Fire Department Pension Board.

- 8-2014.9 Catherine Steinhauser motioned to adopt the draft 2025 Comprehensive Plan (as presented/with the following changes as discussed). Mark Eversole seconded the motion. None opposed. Motion carried.
- 8-2014.10 Catherine Steinhauser motioned to set the proposed tax rate for the City of Flatonia at 0.3316 per \$100 valuation. Dennis Geesaman seconded the motion. None opposed. Motion carried.
- 8-2014.11 No action was taken on the Proposed FY 2014-15 Budget.
- 8-2014.12 No action was taken on a potential utility rate increase.

**Executive Session – opened at 7:10 pm**

- ES8-2014.1 As authorized by Texas Government Code Sec. 551.071 consultation with attorney:
- 1) To seek advice regarding leases of City property for oil and gas production, including amendments to prior leases
  - 2) To seek advice regarding an on-going or pending legal matter re: Richard Valdez

Executive Session closed at 7:18 pm

**Deliberation Agenda – reopened at 7:18 pm**

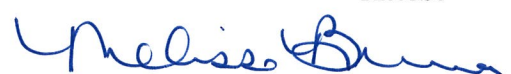
- 8-2014.13 No action was taken regarding leases of City property for oil and gas production including amendments to prior leases.
- 8-2014.14 No action was taken on on-going or pending legal matter re: Richard Valdez.

**The meeting was adjourned at 7:19 p.m.**

Signed  
  
 Bryan Milson  
 Mayor

Approved this 9<sup>th</sup> day of September, 2014



Attest  
  
 Melissa Brunner, TRMC, CMC  
 City Secretary