



City of Seagoville

Meeting Minutes

City Council

City Hall
702 N. Hwy 175
Seagoville, Texas 75159

Monday, August 19, 2024

6:30 PM

Council Chambers

Present: Mayor Lackey Sebastian, Mayor Pro Tem Jon Epps, Councilmember Rick Howard, Councilmember Hernandez, Councilmember Harold Magill and Councilmember Allen Grimes

Also present were City Manager Patrick Stallings, Asst. City Attorney Autumn Keefer, and City Secretary Sara Egan.

The City Council of the City of Seagoville met in a Regular Called Meeting on Monday, August 19, 2024, at 6:30 p.m. in the Council Chamber at City Hall, 702 N. Hwy 175, Seagoville, Texas.

WORK SESSION – 6:30 PM

1. Call to Order

Mayor Sebastian called the Work Session to order at 6:30 p.m.

2. Receive a presentation regarding the MS4 Phase II Permit.

Ms. Gabriella Martinez with Halff Associates provided a presentation.

3. Receive a presentation regarding Fiscal Year 2025 funding for community events from the City's hotel/motel tax from the Chamber of Commerce.

Director of Finance provided an overview of the 3 requests and introduced Ms. Ritha Edwards from the Chamber of Commerce.

Ms. Edwards stated visitor request forms have been implemented to collect information about visitors and their reasons for attending an event or visiting Seagoville.

4. Receive an update on parking improvements for Bearden Park.

Director of Economic Development Kirk McDaniel provided an update regarding the Request for Proposal.

5. Discuss Regular Session agenda items.

There were no questions on Regular Session agenda items.

6. Adjourn

Mayor Sebastian adjourned the Work Session at 6:38 p.m.

REGULAR SESSION – 7:00 PM

7. Call to Order

Mayor Sebastian called the Regular Session to order at 7:00 p.m.

8. Invocation

Councilmember Magill led the invocation.

9. Pledge of Allegiance

City Council led the pledge of allegiance.

10. Present the Payroll Week Proclamation

PayrollOrg Dallas Chapter was not present to accept.

11. Mayor's Report

- Dallas County has already laid down fresh asphalt on Glenn Rd and Altom Ln.
- TXDOT has repaired the East Malloy exit ramp light.
- City offices, library, and senior center will be closed for Labor Day, September 2nd.

12. Citizen's Comments

- 1) Sandra Waggoner, Seagoville, TX, spoke regarding streetlights near the Alto and Wooley area. Ms. Waggoner also mentioned receiving assistance from staff member Chris Ryan on submitting the request to Oncor.

Consent Agenda

Councilmember Magill made a motion to approve Consent Agenda items 13-18, seconded by Councilmember Grimes. The motion passed unanimously (5/0).

13. Consider approving the City Council meeting minutes: August 5, 2024.**14. Consider a Resolution approving a negotiated settlement between the Atmos Cities Steering Committee (ACSC) and Atmos Energy Corp., Mid-Tex Division; and authorizing the City Manager to execute related documents.**

Resolution No. 2024-64

15. Consider a Resolution approving an interlocal agreement with the North Central Texas Emergency Communications District for communications infrastructure use at 600 N. U.S. Hwy 175 in the City; and authorizing the City Manager to execute the agreement.

Resolution No. 2024-65

16. Consider a Resolution approving an interlocal agreement with the North Central Texas Emergency Communications District for communications infrastructure use at 203 N. Peck Street in the City; and authorizing the City Manager to execute the agreement.

Resolution No. 2024-66

17. Consider a Resolution approving an agreement for professional engineering services on a task order basis with Halff Associates, Inc. for assistance with the City's Storm Water Management Plan Permit as set forth in Exhibit "A" and task order authorization Attachment "A", in an amount not to exceed sixty-five thousand dollars and zero cents (\$65,000.00); authorizing the City Manager to execute said agreement.

Resolution No. 2024-67

18. Consider a Resolution authorizing the Purchase of Water Meters from Aqua Metric Sales Company In an amount not to exceed, one hundred one thousand nine hundred twenty-seven dollars (\$101,927.00); authorizing the City Manager to execute any documents necessary for the purchase.

Resolution No. 2024-68

Regular Agenda**19. Receive a presentation of the calculated No-New Revenue (NNR), Voter Approved (VA), and de minimus tax rates and the proposed budget for the City of Seagoville Fiscal Year 2025.**

Ms. French provided a presentation on the certified tax roll, the tax rate calculations, an overview of the general fund budget, the water and sewer budget, and all other funds. She also announced the public hearing for the proposed budget to be held on September 9th and the tax rate public hearing to be held on September 16th.

Councilmember Hernandez confirmed 1 million has been set aside for street maintenance.

City Manager Pat Stallings reiterated the salary adjustments are in based on research of comparable cities salary ranges. The proposed adjustments are in line with the employment market for each position.

20. Discuss and consider a Resolution accepting the 2024 Certified Tax Roll of Dallas Central Appraisal District and Kaufman County Appraisal District.

Councilmember Hernandez made a motion to approve item 20 seconded by Councilmember Magill. The motion passed by a unanimous vote (5/0).

Resolution No. 2024-69

21. Discuss and consider a Resolution accepting the proposed property tax rate for Fiscal Year 2024-2025; and providing for the publication as provided by the Texas Property Code.

Councilmember Hernandez made a motion to approve item 21 seconded by Councilmember Grimes. The motion passed by a unanimous vote (5/0).

Resolution No. 2024-70

22. Discuss and consider a Resolution approving a Professional Services Agreement with Azavar Audit Solutions, Inc.; authorizing the City Manager to execute the agreement and any other related and necessary documents.

Mayor Pro Tem Epps made a motion to approve item 22 seconded by Councilmember Grimes. The motion passed by a unanimous vote (5/0).

Resolution No. 2024-71

23. Discuss and consider an Ordinance amending Chapter 19 of the Code of Ordinances By Repealing Article 19.07 in its entirety and replacing it with a new Article 19.07, "Water Conservation Plan And Drought Contingency Plan"; providing for the adoption of a Water Conservation and Drought Contingency Plan; providing for a penalty of fine not to exceed the sum of two hundred dollars (\$200.00) for each offense; providing for the disconnection of water service for noncompliance with the provisions of the drought contingency plan; and providing an effective date.

Director of Public Works briefed City Council on the updates to the plans.

Mayor Pro Tem Epps made a motion to approve item 23 seconded by Councilmember Hernandez. The motion passed by a unanimous vote (5/0).

Ordinance No. 2024-15

24. Discuss and consider a Resolution accepting and approving the Third Amendment to the Stonehaven Development Agreement between the City and Meritage Homes of Texas, LLC; and authorizing the City Manager to execute the same.

Director of Community Development Bill Medina briefed City Council on the amendments which include reimbursement amount of available grant funding based on construction cost increases and to not fence the detention pond to better serve as an amenity for the community. Other screening such as the masonry wall will continue to be required.

Councilmember Hernandez made a motion to approve item 24 seconded by Councilmember Magill. The motion passed by a unanimous vote (5/0).

Resolution No. 2024-72

25. Discuss and consider a Resolution accepting the Preliminary Service and Assessment Plan for Improvement Area #2 Projects within the Stonehaven Public Improvement District; setting a date for public hearing on the proposed levy of assessments; authorizing the publication and mailing of notice; and enacting other provisions relating thereto.

Mr. Kirk McDaniel briefed the City Council and explained a public hearing would be held September 16th.

Councilmember Hernandez made a motion to approve item 24 seconded by Councilmember Magill. The motion passed by a unanimous vote (5/0).

Resolution No. 2024-73

26. Items of community interest and councilmember reports.

There were no reports.

Mayor Sebastian recessed the Regular Session at 7:30 p.m. to convene into Executive Session.

EXECUTIVE SESSION

The City Council convened into closed Executive Session pursuant to:

27. Texas Govt. Code Section 551.071 Consult with Attorney, to seek legal advice related to:

A. The North Texas Municipal Water District.

B. Supporting a statutory amendment to Texas Local Government Code Chapter 394 regarding Housing Finance Corporations.

Mayor Sebastian adjourned the Executive Session at 7:58 p.m.

REGULAR SESSION

Mayor Sebastian reconvened the Regular Session at 7:59 p.m.

28. Take any necessary action as a result of Executive Session.

There was no action taken.

29. Discuss and consider a Resolution supporting a statutory amendment to Texas Local Government Code Chapter 394 regarding Housing Finance Corporations in municipalities and counties.

Councilmember Hernandez made a motion to approve item 24 seconded by Councilmember Magill. The motion passed by a unanimous vote (5/0).

Resolution No. 2024-74

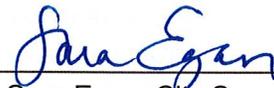
30. Discuss future agenda items.

There were no future agenda items.

31. Adjourn

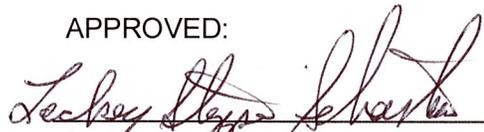
There being no further business before the City Council, the meeting adjourned at 8:00 p.m.

ATTEST:



Sara Egan, City Secretary

APPROVED:



Lackey Stepper Sebastian, Mayor