



Mayor, Elizabeth Woodall

MINUTES

**State of Texas
County of Denton
City of Justin**

Justin City Council Regular Session Meeting- August 10, 2021

The Justin City Council Meeting convened into a Regular Session being open to the public the 10th day of August, 2021 at 6:00 pm in the Council Chambers of Justin Municipal Complex, and notice of said meeting giving the time, place, date and subject there of having been posted as prescribed by Article 5 of the Texas Government Code, with the following members present and in attendance to wit: Mayor, Elizabeth Woodall, Mayor Pro Tem, James Clark, Councilmembers Chrissa Hartle, John Mounce, Tomas Mendoza, and Jim Tate. City Staff: City Manager, Chuck Ewings, Public Works Director, Josh Little, Finance Director, Josh Armstrong, Accountant, Miles Walker, Director of Strategic Services, Abbey Reece, Public Relations Coordinator, Holly Norris, City Engineer, Chris Cha, City Planner, Eric Wilhite, and City Attorney, Matt Butler.

WORKSHOP SESSION

1. Audit Presentation.

City Auditor with Clifton Larson Allen presented the 2020 audit. He reviewed the internal controls and deficiencies, discussed the past versus present audit and changes, and addressed any concerns or questions from City Council.

2. FY 2021-2022 Budget Presentation.

City Manager, Chuck Ewings presented the proposed budget “in short.” Key topics were the 3 proposed full time Fire Fighter positions, and 2 additional Police Officers. Funded projects such as the Downtown Lighting, Comprehensive Plan, Green Ribbon Project, Ballfield Lights, Video System and Classification Study.

3. Discussion regarding Award of Contract to Atkins Brother Equipment Company in the amount of \$1,181,299 for construction of water improvements for the Justin SWIFT Water Improvements Phase 2 Part 1 project.

4. Discussion regarding authorizing the City Manager to enter into an agreement with Pacheco Koch Consulting Engineers in the amount of \$324,420 for the design of a ground storage tank and pump station.

City Engineer, Chris Cha presented. Mayor Pro Tem, Clark discussed previous meeting discussions regarding tank size asking why 500k gallon tank now, vs the 300-350k gallon. Chris Cha responded that after 30% design it was realized that the 500k Gallon station would better suffice.

5. Discussion regarding authorizing the City Manager to enter into a supplemental agreement with Pacheco Koch Consulting Engineers in the amount of \$89,000 for the Green Ribbon Project.

City Manager, Chuck Ewings discussed that this allows for Pacheco Koch to manage inspection reports and submitting other reports throughout the project.

6. Discussion regarding City Council Policies and Code of Ethics.

Council discussed their likes and dislikes of both documents presented. Council would like staff to bring back a draft policy that is more like a “Justin” version.

7. Discuss possible creation of Ad Hoc Committee for the Hahn House Project.

Council and Staff discussed the process and creation of the Committee; expectations, goals for the Committee and who would be the “make-up” of said Committee.

CONVENE INTO REGULAR SESSION- Immediately Following Workshop Session

CALL TO ORDER

Convene into Session: Mayor Woodall called the regular meeting to order at 8:07PM
Invocation and Pledge of Allegiance by Mayor Pro Tem, Clark
American Flag

Texas Flag: *“Honor the Texas Flag; I pledge allegiance to thee, Texas, one state, under God, one and indivisible”*

PUBLIC COMMENT

In order to expedite the flow of business and to provide all citizens the opportunity to speak, the Mayor may impose a three-minute limitation on any person addressing the Council. The Texas Open Meetings Act prohibits the City Council from discussing issues, which the public have not been given a seventy-two (72) hour notice. Issues raised may be referred to City staff for research and/or placed on a future agenda.

Tom Cronberger, 806 12th St. Justin, TX 76247. P&Z Commission is underutilized. Would like to see more meetings, or “Public Forum” outside of the regular meetings.

James Castle, Justin, TX 76247. Council are “in and out.” Are we into land business, or the development business?

PUBLIC HEARING ITEMS

8. **PUBLIC HEARING:** Conduct a public hearing to consider testimony and act upon Ordinance 704-21 accepting and approving a final Timberbrook Public Improvement District No. 1 Amended and Restated Service and Assessment Plan (August Update),

including the Improvement Area #2-B assessment roll; making a finding of special benefit to property within Improvement Area #2-B of Timberbrook Public Improvement District No. 1; levying special assessments against such property and establishing a lien on such property; providing for the method of assessment and the payment of the assessments levied against Improvement Area #2-B assessed property, in accordance with Chapter 372 of the Texas Local Government Code, as amended.

- a. Open public hearing at **8:15PM**
- b. Close public hearing at **8:15PM**
- c. Consider and take appropriate action

Councilman Mounce moved to approve Ordinance 704-21 as presented.

Seconded by: Mayor Pro Tem, Clark

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

POSSIBLE ACTION ITEMS

9. Consider and act upon Ordinance 705-21 approving and authorizing the issuance and sale of the City of Justin, Texas, Special Assessment Revenue Bonds, Series 2021 (Timberbrook Public Improvement District No. 1 Improvement Area #2 Project); approving and authorizing related agreements.

Councilman Mounce moved to approve Ordinance 705-21 as presented.

Seconded by: Councilwoman Hartle

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

10. Consider and take any necessary action regarding a Resolution 562-21 approving the placement of consideration and adoption of the 2021 Tax Year Property Tax Rate on the City Council meeting agenda for September 14, 2021, for the City of Justin, Texas for the Fiscal Year beginning October 1, 2021 and ending September 30, 2022; calling a public hearing on the proposed property tax rate to be held on September 14, 2021 at 6 pm; requiring publication of the notice of the 2021 tax year proposed property tax rate in a newspaper of general circulation in the City; posting the notice on the City's website; and providing an effective date.

Councilman Mounce moved to approve Resolution 562-21 approving the placement of consideration and adoption of the 2021 Tax Year Property Tax Rate on the City Council meeting agenda for September 14, 2021, for the City of Justin, Texas for the Fiscal Year beginning October 1, 2021 and ending September 30, 2022; calling a public hearing on the proposed property tax rate to be held on September 14, 2021 at 6 pm; requiring publication of the notice of the 2021 tax year proposed property tax rate in a newspaper of general

circulation in the City; posting the notice on the City's website; and providing an effective date.

Seconded by: Councilman Tate

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

11. Consider and take appropriate action for Award of Contract to Atkins Brother Equipment Company in the amount of \$1,181,299 for construction of water improvements for the Justin SWIFT Water Improvements Phase 2 Part 1 project.

Mayor Pro Tem, Clark made the motion to Award of Contract to Atkins Brother Equipment Company in the amount of \$1,181,299 for construction of water improvements for the Justin SWIFT Water Improvements Phase 2 Part 1 project.

Seconded by: Councilman Mendoza

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

12. Consider and take appropriate action authorizing the City Manager to enter into an agreement with Pacheco Koch Consulting Engineers in the amount of \$324,420 for the design of a proposed ground storage tank and pump station.

Councilman Mounce moved to authorize the City Manager to enter into an agreement with Pacheco Koch Consulting Engineers in the amount of \$324,420 for the design of a proposed ground storage tank and pump station.

Seconded by: Councilwoman Hartle

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

13. Consider and take appropriate action authorizing the City Manager to enter into a supplemental agreement with Pacheco Koch Consulting Engineers in the amount of \$89,000 for the Green Ribbon Project.

Mayor Pro Tem, Clark moved to approve authorizing the City Manager to enter into a supplemental agreement with Pacheco Koch Consulting Engineers in the amount of \$89,000 for the Green Ribbon Project.

Seconded by: Councilman Mendoza

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

14. Consider and take appropriate action approving City Council Policies and Code of Ethics.

Item Tabled

15. Consider and take appropriate action on the creation of Ad Hoc Committee for the Hahn House Project.

Councilmembers directed staff to add the Haun House Committee to the website to allow for applicants. Those will be brought to the next meeting for review and appointment. No Action.

CONSENT

Any Council Member may request an item on the Consent Agenda to be taken up for individual consideration

16. Consider approval, in triplicate, of updated Interlocal Cooperation Agreements between; the City of Justin, Timberbrook PID IA, and Timberbrook MIA, and Denton County for tax collection.
17. Consider and take appropriate action to approve Ordinance 706-21 amending the Code of Ordinances to require Parks and Recreation Board members to reside within the city or within the City's extraterritorial jurisdiction.
18. Consider and take appropriate action on Resolution 563-21 amending the Board, Commission, and Committee Policy Manual to require Parks and Recreation Board members to reside within the city or within the City's extraterritorial jurisdiction.
19. Consider a Resolution 564-21 establishing an agreement between the City of Justin and Denton County to participate in the Community Development Block Grant Program for a term of three years.

Mayor Pro Tem, Clark moved to approve all consent items as presented.

Seconded by: Councilman Mendoza

Aye votes: Councilmembers Mounce, Hartle, Clark, Tate, and Mendoza

Motion carries

EXECUTIVE SESSION

Any item on this posted agenda could be discussed in Executive Session as long as it is within one of the permitted categories under sections 551.071 through 551.076 and Section 551.087 of the Texas Government Code.

- Under Section 551.071, to conduct private consultation with the City Attorney regarding:
 - Oliver Creek Ranch Municipal Utility District petition for water and sewer service

Convene into executive session at **8:48PM**

Adjourn into open meeting **9:01PM**

20. Discuss, consider, and act on items discussed in Executive Session.

No Action

FUTURE AGENDA ITEMS

- Ethics Policy Draft
- Budget Discussion
- Old Town Drainage
- EDC/CDC update

ADJOURN

With there being no further business the meeting was adjourned at 9:13PM

Brittany Andrews

Brittany Andrews, City Secretary

Seal: