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MINUTES
ROCKWALL CITY COUNCIL

April 7, 2003

6:00 p.m. Regular Meeting

City Hall, 385 S. Goliad, Rockwall, Texas 75087

Mayor Jones opened the meeting at 6:00 p.m. Present were Councilmembers Cecil, Dobbs, Cotti, King and Raulston. Councilmember Morris was absent. Councilmember Cecil gave the invocation and led the Pledge of Allegiance.

Proclamations

Mayor Jones called Boy Scout Troop 989 forward to present to the public. The Troop was here to attend the City Council meeting in order to obtain their government badges.

3a. Rockwall 150th Celebration Countdown Kickoff

Mayor Jones presented the proclamation to the entire Sesquicentennial Committee.

3b. Sexual Assault Awareness Month in Rockwall

Mayor Jones presented the proclamation to Sandee Smith of the Rape Crisis Center of Greenville.

Open Forum

No one came forward to appear before the Council in open forum.

Consent Agenda

5a. Consider approval of the minutes of the March 17, 2003, regular meeting and take any action necessary.

5b. Consider approval of a **Resolution** establishing the Rockwall Sesquicentennial Planning Committee and appointment members of the Committee and take any action necessary.

5c. Consider approval of a bid recommendation for grounds maintenance of City facilities, thoroughfares, and parks to the lowest bidder and take any action necessary.

5d. Consider approval of a bid award recommendation for the SH-205 24-inch Water Line Project and take any action necessary.

5e. Consider approval of a bid award recommendation for the FM740 North Landscape Project and take any action necessary.

5f. Consider approval of Change Order No. 1 for the Quail Run Lift Station and Force Main Project and take any action necessary.

5g. Consider authorizing the City Manager to execute the Engineering Agreement with Birkhoff, Hendricks & Conway for the Clark Street Improvements and take any action necessary.

- 46 **5h.** Consider authorizing the City Manager to execute an Interlocal
47 Agreement with The Innovation Group National Purchasing Alliance and
48 take any action necessary.
- 49 **5i.** Consider approval of an **Ordinance** granting an increase in the 65 years
50 and over exemption for property taxes and take any action necessary.
51 **(2nd Reading)**
- 52 **5j.** Consider approval of an **Ordinance** providing for the registration of retail
53 electric providers and take any action necessary. **(2nd Reading)**
- 54 **5k.** Consider approval of an **Ordinance** for a request from Billy Bradshaw for
55 a conditional use permit to allow a temporary portable food service facility
56 within a 0.25-acre tract of commercially-zoned land located at the
57 northeast corner of SH 205 and Emma Jane (907 S. Goliad) and take any
58 action necessary. **(2nd Reading)**
- 59 **5l.** Discuss and consider approval of an **Ordinance** amending Chapter 6 of
60 the Property Maintenance Code and take any action necessary.
61 **(1^s Reading)**
- 62 **5m.** Consider approval of a **Resolution** regarding language recommended by
63 the Texas Recreation and Park Society for HB3442 and SB1863 and take
64 any action necessary.

65 **Mayor Jones requested that item 5a be pulled. Councilmember Cotti requested that item**
66 **5m be pulled and then made a motion that items 5b through 5l be approved.**
67 **Councilmember Raulston seconded the motion and the following ordinances were read:**

68 **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS,**
69 **GRANTING AN INCREASE IN THE 65 YEARS AND OVER EXEMPTION FOR**
70 **PROPERTY TAXES PURSUANT TO THE APPLICABLE PROVISIONS OF THE TEXAS**
71 **CONSTITUTION AND TAX CODE; PROVIDING FOR A SEVERABILITY CLAUSE;**
72 **PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.**

73 **AN ORDINANCE AMENDING THE CODE OF THE CITY OF ROCKWALL, TEXAS, BY**
74 **THE ADDITION OF ARTICLE XII, ENTITLED REGISTRATION OF RETAIL ELECTRIC**
75 **PROVIDERS; PROVIDING FOR A FINE OF UP TO \$500 FOR EACH OFFENSE IN**
76 **VIOLATION OF THE ORDINANCE; PROVIDING THIS ORDINANCE BE CUMULATIVE;**
77 **PROVIDING FOR SEVERABILITY; PROVIDING FOR GOVERNMENTAL IMMUNITY;**
78 **PROVIDING FOR INJUNCTION; PROVIDING FOR PUBLICATION AND BECOMING**
79 **EFFECTIVE TEN DAYS AFTER FIRST PUBLICATION**

80 **AN ORDINANCE OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE**
81 **COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF ROCKWALL, AS**
82 **PREVIOUSLY AMENDED, SO AS TO GRANT A CONDITIONAL USE PERMIT TO**
83 **ALLOW A TEMPORARY PORTABLE FOOD SERVICE FACILITY ON A TRACT OF**
84 **LAND DESCRIBED HEREINAFTER; PROVIDING FOR SPECIAL CONDITIONS;**
85 **PROVIDING FOR A PENALTY OF FINE NOT TO EXCEED THE SUM OF TWO**
86 **THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; PROVIDING FOR A**
87 **SEVERABILITY CLAUSE; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR**
88 **AN EFFECTIVE DATE.**

89 **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL, TEXAS,**
90 **AMENDING THE CODE OF ORDINANCES CHAPTER 6: BUILDINGS AND BUILDING**
91 **REGULATIONS, BY PROVIDING FOR CERTAIN AMENDMENTS TO THE PROPERTY**
92 **MAINTENANCE CODE; PROVIDING A PENALTY OF A FINE NOT TO EXCEED TWO**
93 **THOUSAND DOLLARS (\$2,000.00) AND THAT EACH DAY IN VIOLATION**
94 **CONSTITUTES A SEPARATE OFFENSE; PROVIDING A SEVERABILITY CLAUSE;**
95 **PROVIDING A REPEALER CLAUSE; PROVIDING AN EFFECTIVE DATE.**

100
101 The motion passed by a vote of 6 ayes and 1 absent [Morris].
102

103
104 Mayor Jones stated that he had pulled item 5a so that the minutes of the last meeting
105 could be amended to provide the correct spelling of Odis Lowe. Jones then made a
106 motion to approve the Minutes with the correction and Councilmember Cotti seconded
107 the motion. The motion passed by a vote of 6 ayes and 1 absent [Morris].
108

109 Councilmember Cotti stated he pulled item 5I because he wanted to know if there were
110 any other bills before the Legislature that could affect the City. City Manager Julie Couch
111 stated that there were several that could potentially be detrimental to the City, but that we
112 were keeping a close eye on those bills. Councilmember Cotti then made a motion to
113 approve item 5I and Councilmember Raulston seconded the motion. The motion passed
114 by a vote of 6 ayes and 1 absent [Morris].

115
116 [Misnumbered – No #6]
117

118 Public Hearing

119
120 7a. PZ-2003-12-CUP – Hold public hearing and discuss and consider
121 approval of an **Ordinance** for a request by Wesley Baker for a conditional
122 use permit to allow an accessory building exceeding the maximum
123 permitted height and size requirements, and not meeting the required
124 materials requirements, on a single, 1.0-acre tract being Lot 25, Block A,
125 Saddlebrook Estates #2, located at 2396 Saddlebrook Lane and zoned
126 "SF-16" Single-Family and take any action necessary. (1st Reading)

127
128 Robert LaCroix, Director of Planning and Zoning, discussed the background of the
129 request. This item was continued from the last meeting because Mr. Baker was in
130 attendance at that meeting. LaCroix stated that Mr. Baker is here tonight. LaCroix stated
131 that the Planning and Zoning Commission had unanimously denied the request and that
132 it would take a ¾ vote of the Council to approve the request.
133

134 Mayor Jones then opened the public hearing. The following persons came forward to
135 address the Council:
136

137 Mr. Wesley Baker, 2296 Saddlebrook Lane, Rockwall, TX, appeared before the Council.
138 Mr. Baker stated that since the request had been denied by the Planning and Zoning
139 Commission he had been looking into other alternatives.
140

141 Councilmember King asked what the minimum height requirement was and what the
142 pitch would be. Mr. Baker replied it would be 16 feet and the pitch would be 312. Mr.
143 Baker also advised the Council that the RV he wanted to store was 30 feet long.
144

145 Councilmember Dobbs asked Mr. Baker if he had considered bricking the entire building.
146 Mr. Baker stated that he had, but that it is cost prohibitive. Mr. Baker stated that he
147 would look into an entire brick building, but would have to reduce the size of the
148 building.
149

150 Councilmember Cotti asked if he would be willing to look into bricking the building and
151 Mr. Baker replied yes.

152
153 There being no one further to address the Council, Mayor Jones closed the public
154 hearing.

155
156 Councilmember King made a motion to deny the request as presented tonight, but
157 without prejudice, with the understanding that Mr. Baker could go back to the Planning
158 and Zoning Commission. Councilmember Raulston seconded the motion and the motion
159 passed by a vote of 6 ayes and 1 absent [Morris].

160

161

162 Site Plans/Plats

163

164 **8a. PZ-2003-30-Fence** -- Consider a request from William G. Adair, Jr. to
165 permit a front yard fence with a lattice gate structure on a single, 0.161-
166 acre lot zoned single-family residential, 7,000 square foot lot minimum
167 (SF-7) known as Eppstein Subdivision; Block C; Lot 11 located at 313
168 South Fannin Street and take any action necessary.

169

170 Robert LaCroix discussed the background of the request. LaCroix stated that the fence
171 would be painted white and that Staff recommends approval of the request.

172

173 Councilmember Cecil made a motion to approve the request with Staff recommendations
174 and Councilmember Raulston seconded the motion. The motion passed by a vote of 6
175 ayes and 1 absent [Morris].

176

177

178 Appointments

179

180 **9a.** Appointment with Carolyn Holt of the Soroptimist House to request
181 approval to place a sign by the Rockwall Community Garden located at
182 1350 E. Washington and take any action necessary.

183

184 Jeffrey Widmer discussed the background of the request. Carolyn Holt appeared before
185 the Council and requested approval of the request. Holt advised the Council that
186 Juvenile Services would be working the garden year-round and that the food produced
187 will be donated to Helping Hands.

188

189 Councilmember Cecil made a motion to approve the request. Councilmember Raulston
190 stated that this wife has worked there and that this is a great project and seconded the
191 motion. Mayor Jones stated that he also endorsed this request. The motion passed by a
192 vote of 6 ayes and 1 absent [Morris].

193

194 Action Items

195

196 **10a.** Discuss and consider the Takeline Sub-Committee recommendations
197 regarding sub-leasing of the takeline and take any action necessary.

198 Brad Griggs, Director of Parks and Recreation, discussed the recommendations and
199 gave a Power Point presentation. Mayor Jones, Councilmember Cecil and
200 Councilmember Cotti are on the Sub-Committee. Griggs advised that there are 212
201 homes eligible to sub-lease the take-line area.
202

203 Councilmember Raulston stated that the Sub-Committee did a good job and that it was
204 going to be pleasing to the citizens now and in the future.
205

206 Griggs stated that there could be nothing over 6 feet within the triangle area for each
207 home. Dobbs wanted to know if there would be any public paths and Griggs stated no.
208

209 Councilmember Cotti stated that the Sub-Committee needed to confirm with the
210 remainder of the Council that they were on the right track and wanted to know if the Sub-
211 Committee should continue with the public hearings, etc.
212

213 Councilmember King made a motion to allow the Sub-Committee to continue and
214 Councilmember Raulston seconded the motion. The motion passed by a vote of 6 ayes
215 and 1 absent [Morris].
216

217 Mayor Jones then stated that after the May 3 election, that either he or Councilmember
218 Cecil would no longer be in office, but that the person could continue on the Sub-
219 Committee.
220

221 Councilmember Cecil stated that he believes that is true for the EMS Task Force, but not
222 in this instance. He believes it will be necessary for the Council to replace the person
223 that is not elected.
224

225 Councilmember Cotti stated that the Take-Line Sub-Committee is a City Council Sub-
226 Committee and that the individual will need to be replaced.
227

228 Councilmember Raulston stated that he agreed with Councilmembers Cotti and Cecil.
229

230 Mayor Jones thanked the other Councilmembers for the clarification.
231

232 **10b.** Discuss and consider the Historic District street signs and toppers and
233 take any action necessary.

234 Robert LaCroix discussed the background of the request and the financing. James
235 Williams made the presentation for the Historic District Advisory Board and showed a
236 sample with the City logo in place of the star.
237

238 Councilmember King asked if there was any difference in how long the colors lasted
239 regarding black vs. green. Williams advised that he did not believe there was any
240 difference, but that he would check into it. Chuck Todd advised the Council that the
241 streets signs had been up a long time.
242

243 Councilmember Dobbs stated that the thought the black top looked good, but that the
244 City logo was too modern.
245

246 Councilmember Cotti stated that he recommended the City logo, but he had no problem
247 with using the star. Perhaps one day all the streets signs will have the City logo.

248
249 Councilmember Cecil gave his compliments to the Historic District Advisory Board and
250 stated that they were doing such a good job that other residents are now trying to get in.
251 Cecil stated that he liked the star.

252
253 Councilmember Raulston stated that he liked the star, too and that the Historic District
254 Advisory Board has done a good job and would like to see the toppers put up before the
255 150th celebration.

256
257 Councilmember Cecil made a motion to approve the black topper, with the star and the
258 necessary funding. Councilmember Raulston seconded the motion and the motion
259 passed by a vote of 6 ayes and 1 absent [Morris].

260
261 10c. Discuss and consider member recommendations for the Downtown
262 Advisory Committee and take any action necessary.

263 Councilmember Cotti discussed the recommendations and made a motion to approve the
264 appointment of the five additional people to the Committee. Councilmember King
265 seconded the motion and the motion passed by a vote of 6 ayes and 1 absent [Morris].

266
267 10d. Discuss and consider commitment of a 10% match in funds on the
268 \$197,600.00 FEMA Grant Funds for mobile and portable radios and take
269 any action necessary.

270 Fire Chief Mark Poindexter discussed the request. The 10% match is payable only if we
271 receive the grant. Councilmember Raulston wanted to know who wrote the grant and if
272 there were any funds available for the police department. Poindexter replied that his
273 department had written the request and there were no funds under the FEMA grant
274 for the police department.

275
276 Councilmember Raulston made a motion to approve the request and Councilmember
277 Cotti seconded the motion. The motion passed by a vote of 6 ayes and 1 absent [Morris].

278
279 10e. Discuss and consider approval of a *Resolution* approving the Articles of
280 Incorporation and Bylaws of the County of Rockwall Emergency Services
281 Corporation and take any action necessary.

282 Julie Couch discussed the background of the Resolution. Councilmember Cotti asked
283 why age 18 was used instead of 21. Couch stated that the Bylaws were based on a broad
284 level and that age 18 was the age of majority.

285
286 Councilmember Cotti then made a motion to approve the Resolution and Councilmember
287 Raulston seconded the motion. The motion passed by a vote 6 ayes and 1 absent
288 [Morris].

289
290 City Manager's Report to discuss current City activities, upcoming meetings, future
291 legislative activities, and other related matters.

292
293 11a. Departmental Reports

294 11b. City Manager's Report

295 (1) Update on City Drug Testing Policy

296 Julie Couch gave an update on various bills before the Legislature relating to sales tax
297 and advised the Council that she had gone to Austin to testify and meet with Legislators
298 in order to protect the interests of the City.
299

300 Julie Couch advised that Cheryl Austin, Director of Administrative Services, was unable
301 to attend the meeting due to illness, but that a copy of the Drug Testing Policy had been
302 provided to the Council in their packets.
303

304 Councilmember Cecil stated that he supports the drug testing program, but that he had a
305 problem with the language in the second paragraph of the policy where it stated "*might*
306 *impair*". Cecil requested a comment from City Attorney Pete Eckert in this regard.
307 Eckert advised that he would look at it. Cecil wanted to know how you administer
308 "*might*".
309

310 Councilmember Cotti asked for an update from Mary Smith on the alarm permitting.
311 Smith advised that we had received approximately 750 applications, but that she was
312 unaware of any fines at this time. Cotti stated that one of the objectives had been to get
313 people to register.
314

315 Councilmember Cecil stated that he was encouraged overall with the Shores Evaluation,
316 but did not see anything addressing Hole #5. Cecil wanted to know how the City was
317 going to treat this. Chuck Todd advised that when he talked to Shannon (from the
318 Shores) about a month ago, that he had said they would be filling it in. It would probably
319 be in July – when everything is dried out. Cecil stated he wanted a timeframe for the
320 completion in writing. Julie Couch advised that we would obtain one.
321

322 Councilmember Cecil stated that the Property Maintenance Code was really starting to
323 take hold and complimented the Staff on their hard work and encouraged them to
324 continue.
325

326 Councilmember Raulston stated that he also wanted to compliment Jeffrey and Cliff for
327 their hard work and asked about the house on Mims that needed to be demolished.
328 Jeffrey advised that the issue regarding the house on Mims would be on the next agenda.
329

330 There being no further business to come before the Council in regular session, the
331 meeting was adjourned into Executive Session at 7:40 p.m.
332

333 The Council took the following action as a result of meeting in Executive Session:
334

335 Councilmember Cotti made a motion to reappointment Bill Lofland to the North Texas
336 Municipal Water District Board and Councilmember Cecil seconded the motion. The
337 motion passed by a vote of 6 ayes and 1 absent [Morris].
338

339 There being no further business to come before the Council in Executive Session, the
340 meeting was adjourned at 8:30 p.m.
341

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344

Ken Jones, Mayor

345 ATTEST:
346

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Dorothy Brooks, City Secretary

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Minutes
Rockwall City Council
April 21, 2003
6:00 p.m. Regular Meeting
City Hall, 385 S. Goliad, Rockwall, Texas 75087

Mayor Jones called the meeting to order at 6:00 p.m. Present were Mayor Jones and Councilmembers Cecil, Dobbs, Cotti, Morris, King and Raulston. Councilmember Raulston led the invocation and pledge of allegiance.

Proclamations

- 3a. Laryssa Bonaquisti, age 7, winner of the Cinderella International Pageant, sang "My Country Tis of Thee"
- 3b. Soroptimist International Rockwall Women of Distinction Appreciation Day – Frances Eagan received the proclamation.
- 3c. Environmental Action Day – Kay Roberson received the proclamation.
- 3d. Prom Promise Week – Proclamation was received by Stefani Sissel and Gary Evans Rockwall High School seniors.

Consent and Public Hearing

Mayor Jones called Ross Ramsay, Planning & Zoning Chairman, forward to discuss the planning and zoning matters. Ramsay advised that the Planning & Zoning Commission recommended approval of items 4a(1) and 4a(2). Ramsay stated that item 4a(3) was a request for a conditional use permit and that the Planning & Zoning Commission also recommended approval. Councilmember Morris stated that he was concerned with the mother-in-law's boyfriend's cars and teenagers. Morris stated that he wanted language included which would prevent living on the property as a permanent residence and strongly suggested that any language taken out by the Planning and Zoning in this regard be put back in. Ramsay advised the Council that the owner had not requested removal of the language. City Attorney, Pete Eckert, advised that the language needed to be put back in. Ramsay went on to advise that the Planning & Zoning Commission recommended approval of items 4a(5) and 4a(6). With regard item 4a(7), Ramsay stated that the Planning & Zoning Commission recommend approval of the replat only. Ramsay went on to discuss the Planning & Zoning Commission recommendations for items 4a(8), 4a(9), and 4a(10).

Ramsay stated that the Planning and Zoning Commission thought that the Whittle project (item 6a) on the southeast corner of I-30 and SH-549 was an unusually fine project. The REDC, however, currently opposes the project. Ramsay stated no one from the REDC or the RISD was at the Planning & Zoning Commission hearing on the project.

Ramsay stated that the Planning and Zoning Commission recommended approval of items 6b and 7a.

48 **Councilmember Raulston requested that each item on the Consent Agenda be**
49 **addressed individually.**

50
51 **4a. Public Hearing Items – Hold a joint public hearing to consider:**

52 **(1) PZ-2003-9-RP – A request from C. Scott Lewis Homes for a**
53 **residential replat of a single, 0.149-acre lot located on the northern**
54 **end of Australia Court Drive known as Lot 20, Block A, Chandlers**
55 **Landing Phase 17. This replat serves to reduce the width of the**
56 **drainage and utility easement on the west side of the subject lot**
57 **from 15-ft to 10-ft and take any action necessary.**

58 **Robert LaCroix discussed the background of the request and Mayor Jones opened the**
59 **public hearing. The applicant was not present and pursuant to recommendation by the**
60 **City Attorney, Councilmember Morris made a motion to continue the public hearing until**
61 **the next meeting. Councilmember Cotti seconded the motion and the motion passed**
62 **unanimously by a vote of 7 ayes and 0 nays.**

63 **(2) PZ-2003-23-RP – A request from Dewayne Cain for a replat of a**
64 **nine-lot, 2.7379-acre tract of land known as Sanger Bros.**
65 **Addition; Block M; Lots 2-8, zoned ZL-5 residential (the eight lots**
66 **along Alamo) and General Retail (the ninth lot that fronts on S.**
67 **Goliad). The proposed replat serves to provide for the**
68 **development of the residential lots and accommodate the future**
69 **development of the unspecified retail lot and take any action**
70 **necessary.**

71 **Robert LaCroix discussed the background of the request and Mayor Jones opened the**
72 **public hearing. Dewayne Cain appeared and requested approval of his request.**
73 **Councilmember Dobbs asked if this project was going to be like his other projects and**
74 **Cain replied “yes.” Dobbs thanked Cain for bringing custom homes back to Rockwall.**

75 **No other persons came forward to address the Council on this matter and Mayor Jones**
76 **closed the public hearing. Councilmember Raulston made a motion to approve the**
77 **request and Councilmember Morris seconded the motion. The motion passed**
78 **unanimously by a vote of 7 ayes and 0 nays.**

79 **(3) PZ-2003-31-CUP – A request from Gary Evans for a conditional**
80 **use permit to allow an accessory building that exceeds the 15-foot**
81 **maximum height restriction of the SF-E/4.0, Single-Family**
82 **Residential Estate, four-acre minimum zoning district on a 4.39-**
83 **acre lot known as Rolling Meadows Estate; Lot 5; Block A located**
84 **at 2585 Rolling Meadows Dr. and take any action necessary.**

85 **Robert LaCroix discussed the background of the request and Mayor Jones opened the**
86 **public hearing. The applicant, Gary Evans came forward to request approval.**
87 **Councilmember Morris asked Mr. Evans if he would have a problem if the requirement**
88 **that no one could live permanently in the accessory building and Evans replied that he**
89 **did not. No other persons came forward to address the Council and Mayor Jones closed**
90 **the public hearing. Councilmember Morris made a motion to approve the request with**
91 **the requirement added back in and Councilmember Raulston seconded the motion. The**
92 **motion passed unanimously by a vote of 7 ayes and 0 nays.**

93 **4b. Non-public Hearing Items**

94 (1) Consider approval of the Minutes of the April 7, 2003, City Council
95 meeting and take any action necessary.

96 **Councilmember Morris requested that the minutes be pulled. Councilmember Raulston**
97 **made a motion to approve the minutes as written and Councilmember Cotti seconded the**
98 **motion. The motion passed by a vote of 6 ayes and 1 abstain [Morris].**

99 (2) Consider approval of a **Resolution** expressing thanks and
100 gratitude to the men and women of the armed forces of the United
101 States who have served and are currently serving their country
102 and take any action necessary.

103 **Mayor Jones made a motion to approve the Resolution and Councilmember Raulston**
104 **seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.**

105 (3) Consider approval of an **Ordinance** amending Chapter 6 of the
106 Property Maintenance Code and take any action necessary.
107 **(2nd Reading)**

108 **Councilmember Cotti made a motion to approve the Ordinance and Councilmember King**
109 **seconded the motion. The ordinance was read as follows:**

110 **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF ROCKWALL,**
111 **TEXAS, AMENDING CHAPTER 6 BUILDINGS AND BUILDING**
112 **REGULATIONS OF THE CODE OF ORDINANCES, BY PROVIDING FOR**
113 **CERTAIN AMENDMENTS TO THE PROPERTY MAINTENANCE CODE;**
114 **PROVIDING A PENALTY OF A FINE NOT TO EXCEED TWO THOUSAND**
115 **DOLLARS (\$2,000.00) AND THAT EACH DAY IN VIOLATION**
116 **CONSTITUTES A SEPARATE OFFENSE; PROVIDING A SEVERABILITY**
117 **CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING AN EFFECTIVE**
118 **DATE.**

119 **The motion passed unanimously by a vote of 7 ayes and 0 nays.**

120 (4) **PZ-2001-119-FP** – Discuss and consider a request from Michael
121 Mischler for a final plat for a proposed medical office building on a
122 single, 0.98-acre, commercially-zoned lot to be known as the
123 Drake I Addition on Ralph Hall Pkwy near Steger Towne Drive and
124 take any action necessary.
125

126 **Councilmember Morris made a motion to approve the request as written and**
127 **Councilmember Cotti seconded the motion. The motion passed unanimously by a vote**
128 **of 7 ayes and 0 nays.**

129 (5) **PZ-2003-19-BE** – Discuss and consider a request from Mario
130 Smaj'li with Luigi's Italian Cafe restaurant for building elevations
131 that serve to redesign the exterior of the existing restaurant
132 located within the Loretta Anderson Addition; Lot 2 (2002 S.
133 Goliad) being a single, 0.792-acre lot south of the intersection of
134 South Goliad (SH 205) and Yellowjacket Lane and take any action
135 necessary.

136 **Councilmember Cecil made a motion to approve the request and Councilmember Morris**
137 **seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.**

138 (6) **PZ-2003-22-FP** – Discuss and consider a request from Kirby
139 Albright for a residential final plat for Lakeside Village Phase V-C,
140 being a 9.918-acre tract containing 61 single-family lots and zoned
141 "PD-2", situated between Mediterranean Drive and Marina Drive
142 southwest of Village Drive and take any action necessary.

143 **Councilmember Cotti stated that he wanted to discuss this request because there were**
144 **some concerns raised by homeowners. Councilmember Cecil stated that he had similar**
145 **concerns.**

146 **Robert LaCroix, Director of Planning, stated that he had received Councilmember Cotti's**
147 **e-mail and had showed it to Chuck Todd, Director of Engineering. LaCroix stated that**
148 **this has been a preliminary plat for several years. The plat was finalized last year. They**
149 **finalized 16-17 lots and left larger lots to be replatted later. This was considered a dormant**
150 **project. With regard to drainage, those questions would have been addressed in the final**
151 **plat stage. Those things are generally done in the preliminary plat. With regard to trees,**
152 **the tree ordinance was not in effect, but the applicant was told that he would to abide by**
153 **it. 325" of trees will go back in. The open areas and common areas were not in the**
154 **preliminary. We do have an approved tree plan.**

155 **Councilmember Dobbs stated that he was concerned because there was only one way in**
156 **and one way out. LaCroix stated that this had been previously approved.**

157 **Chuck Todd discussed the drainage problems along the hillside. This is a private**
158 **subdivision and the City only maintains water/sewer. The large homes on small lots**
159 **made drainage difficult.**

160 **Councilmember Cecil stated that he thought there had been enough concern raised**
161 **tonight and made a motion to table the matter until the next meeting (5/5/03) while we**
162 **work on all the citizen concerns. Pete Eckert, City Attorney, advised that the Planning**
163 **and Zoning Commission approved the request on April 15 and that we only have 30 days**
164 **to review it. Mayor Jones seconded the motion and stated he thought it was deplorable**
165 **the way the trees had been cut down on the hill. Trees are important and he is not going**
166 **to see any more trees bulldozed. The motion passed unanimously by a vote of 7 ayes**
167 **and 0 nays.**

168 (7) **PZ-2003-26-RP** – Discuss and consider a request by Arlyn
169 Samuelson of Pogue Engineering & Dev. for a replat of a 1.0775-
170 acre tract being Lot 5R, Block A, Horizon Ridge Addition, for a
171 proposed Bank of America. The site is zoned "PD-9" and is
172 located along Horizon Rd (FM 3097) just southeast of Ridge Rd
173 (FM 740) and take any action necessary.

174 **Robert LaCroix discussed the background and stated that this was a replat only.**
175 **Councilmember Raulston made a motion to approve the replat only and Councilmember**
176 **Cotti seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0**
177 **nays.**

178 (8) **PZ-2003-27-SP-BE-LP** – Discuss and consider a request by
179 Bryan Burger of Lawrence Cates & Assoc. for a site (including
180 building elevations) and landscape plan for a 1.25-acre tract being
181 Lot 7R, Block A, Horizon Ridge Addition, for a proposed South
182 Trust Bank. The site is zoned "PD-9" and is located on the east

183 intersection of Horizon Rd (FM 3097) and Ralph Hall Pkwy and
184 take any action necessary.

185 **Councilmember Cotti made a motion to approve the request and Councilmember Morris**
186 **seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.**

187

188 (9) **PZ-2003-29-RP** – Discuss and consider a request from John Rose
189 for a replat of a 3.3296-acre, two-lot tract of land zoned Planned
190 Development No. 9 (PD-9) known as Horizon Ridge Addition;
191 Block A; Lot 10 located southeast of the intersection of FM 740
192 and Arista Road and take any action necessary.

193 **Councilmember Raulston asked what was planned for this tract and Robert LaCroix**
194 **advised that this was for a replat for sale only, there were no plans. Councilmember**
195 **Cotti made a motion to approve the request and Councilmember Morris seconded the**
196 **motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.**

197 (10) Consider approving the City Manager to execute a Developers
198 Agreement with John Papagollos regarding Hickory Ridge
199 Neighborhood Park and take any action necessary.

200 **Brad Griggs discussed the background of the request and Councilmember Cotti made a**
201 **motion to approve the request. Councilmember Morris seconded the motion and the**
202 **motion passed unanimously by a vote of 7 ayes and 0 nays.**

203 Appointments

204 5b. Appointment with Betty Littlefield of Coldwell Banker regarding
205 realtor signs and take any action necessary.

206 **Jeffrey Widmer discussed the background of the request and Betty Littlefield and Earl**
207 **Milner of Coldwell Banker came forward to address the Council. Councilmember Morris**
208 **stated that the understood that there was some concern that if we amended our sign**
209 **ordinance to suit realtors, then builders were going to want to be able to put out signs**
210 **too and asked if there were any discussions with any other groups. Widmer advised that**
211 **the discussion came only from the realtor community. Littlefield stated that our goal is**
212 **that Rockwall stays beautiful. Is there a way to keep the ordinance but to allow “some”**
213 **flexibility? “Open Houses” are not on the main street – some are hidden.**

214 **Councilmember Morris stated that he hated the signs – they end up being litter. There is**
215 **a difference between Rockwall and Rowlett.**

216 **Councilmember King thanked them for coming tonight. King stated that he sees the**
217 **primary concern being Saturday and Sunday, but that the request still seems open**
218 **ended. Earl Milner stated that the signs are “professional.” They are professionally**
219 **done and the companies know what needs to be done. King asked if they would be**
220 **satisfied with a defined period. Milner stated that if they abuse it, they need to be**
221 **punished.**

222 **Councilmember Cecil stated that he thinks there is some concern, but that there are**
223 **possibilities. The concern is how many signs would be there be on an average weekend.**
224 **300 – 500? Milner stated that the time frames could be kept short. Cecil stated that he**
225 **does not think that we have enough information to take action tonight. We should have a**

226 combined committee to work out a win-win situation. Milner stated that they would like
227 to work with City Staff. Cecil then made a motion that we form a committee to work over
228 a thirty-day period to and bring back a solution. Councilmember Dobbs seconded the
229 motion.

230 Councilmember Cotti stated that before voting on this motion he wanted Staff's input.
231 He stated had a concern with changing an ordinance for a small group. Jeffrey Widmer
232 stated that we would need to invite builders and that others would need to attend too.
233 Cotti stated that he could not support the motion.

234 Darlene _____ stated that this is a prime time and the City should give the Code
235 Enforcement officers a couple of weekends off.

236 Councilmember Raulston asked City Attorney Pete Eckert if this would be precedence
237 setting. Eckert replied yes, that time, place and manner must be neutral. Raulston
238 asked if Cecil's motion should be voted on. Eckert advised that Cecil's motion was only
239 to form a committee. Julie Couch stated that it shows Staff that you have an interest.

240 Mayor Jones stated that he was not going to support 30/60 days – that it was too long.
241 Jones stated that he doesn't know what the answer is. Perhaps Darlene is right. We
242 need to be willing to work with the realtors.

243 Councilmember King stated that we will need legal review too.

244 Betty Littlefield stated that she had been selling for 24 years and she has never had any
245 signs removed and asked if the signs were offensive.

246 Councilmember Cotti stated he was not offended by the signs but is concerned about
247 proliferation. He is concerned about making an amendment to a good ordinance that has
248 worked well in Rockwall.

249 Councilmember Morris stated that the sale of used cars used to do that too, but now
250 Rockwall is a cleaner City.

251 Mayor Jones stated that we need to work with the realtors and need something sooner.

252 The motion passed by a vote of 5 ayes and 2 nays [Jones and Cotti].

253 **Public Hearing**

254
255 **6a. PZ-2003-20-Z** – Hold a public hearing and consider a request
256 from Rob Whittle for a zoning change from Light Industrial to
257 Planned Development for the proposed 54 acre, two-phase, 608-
258 unit Heritage Square multifamily development on a tract of land
259 located southeast of the intersection of the eastbound I30 service
260 road and FM 549 known as John H.B. Jones Survey, Abs. 125;
261 Tract 1 and R.B. Irvine, Abs. 120; portions of Tracts 22 and 24
262 and take any action necessary.

263 Robert LaCroix discussed the background of the request and stated that the comp plan
264 suggests that we should look at a mix of plan styles and that Staff has set out its
265 recommendations in the Council's packet. Planning and Zoning recommended approval.

266 LaCroix stated that we don't have a comp/master plan that applies to the area at this
267 time. The concerns include the roads that will need to be developed and addressed now.
268 Three notices were sent and one was returned by the REDC opposing the project. A ¾
269 vote by the Council is required since over 20% of adjacent property owners oppose the
270 project.

271 Mayor Jones opened the public hearing and Rob Whittle appeared before the Council
272 and gave a presentation. Whittle advised that he is proposing townhome type villas for
273 hi-income professionals. There will be 1 and 2 bedroom units, but mostly 1 bedrooms.

274 Councilmember Morris asked Whittle if it concerned him that it will be next to industrial
275 business and the interstate. Whittle replied no. Morris asked what the ad valorem value
276 would be. Whittle replied it would be \$50 million – more property tax and no kids to
277 educate. Morris stated he can see a need for it, but is concerned about changing zoning
278 to accommodate the project. Whittle stated that the single-family residents south of SH-
279 276 would be opposed to it, but that the REDC does not want the land. Morris stated that
280 we need low density/high value. Whittle advised that they are making the trees part of
281 the PD. Morris stated that in the past he stated he was not going to vote on zoning until I
282 saw a concept plan. Whittle stated that he agreed with him. Morris stated that generally
283 speaking low density does not make up for school needs.

284 Councilmember King stated that he respected Whittle and what he has done for the City,
285 but was shocked when this came up. King stated he had some trouble with the size of
286 the apartments. Whittle stated that the cost per unit, including garage, is \$70,000 and
287 that the project is not conducive to kids. By the time they are 3 or 4, they need a
288 backyard and you go buy a house.

289 Councilmember Cecil stated that he echoes Councilmember King's comments. Cecil
290 asked if there was any consideration of selling these. Whittle stated no, that it would be
291 tough with the REDC and the water tower. Whittle stated he does not know how you can
292 make \$2 per square foot land sell for 25¢. Cecil stated he was having trouble with this.
293 Whittle asked if it was because it was light industrial or "we don't want multi-family"?
294 The private land cannot compete with the REDC. Cecil stated that we have had some
295 legacy zoning that will take care of the multi-family and that Whittle had done a lot of
296 good things for the community.

297 Councilmember Morris stated that as a Council you can't say no to multi-family, but you
298 can say no to high density low value. "It's who you sell it to that worries me." It's all
299 about making a return on your investment. Morris stated that he doesn't have enough
300 information to accommodate the change in zoning on this. Whittle stated that if he
301 needed to add more information he would so that the Council will have a full compliment
302 of facts. Whittle asked the Council to table or continue the matter so that they could get
303 more information to the Council.

304 Councilmember Cotti stated that this is a public hearing and maybe we should hear from
305 others.

306 Dale Morgan (3119 Lakeside Dr) of the REDC Board appeared before the Council and
307 stated that they are not opposed to Whittle, but that they are for light industrial. They
308 want the zoning remaining as is. The REDC will be involved in commercial and industrial
309 development in Rockwall and this will more of our focus in the future.

310 Nell Welborn, 810 Lake Meadows Circle, appeared before the Council and stated that as a
311 prior Councilmember, she knows that the one thing Rob does well is make a very
312 polished presentation and he is very persuasive. Welborn stated that she was taken
313 aback that the Planning and Zoning Commission had recommended this request
314 unanimously. In her talks with the Commission it appears that they were wowed by the
315 presentation. They did not take into account traffic and other zoning. We are not going
316 to have Rob Whittle's word – we will have a contractual agreement with the owner of the
317 land and unless it is tied down, you don't know what you are going to get. This is
318 another attack on light industrial. Welborn stated she could appreciate Rob's desire for a
319 return on his investment, but this does not conform to the comprehensive plan. There
320 are three areas remaining that have mixed use zoning. Young professionals are going to
321 want to live about Starbucks – not in the middle of a pasture. They will want to live along
322 the lake – Rob's other project. Welborn stated that she was surprised at the unanimous
323 approval by the Planning and Zoning Commission. This is an example of what could
324 happen if you didn't have final approval of P&Z decisions. Although the presentation
325 was impressive and you need more facts, the fact remains that there will be 608 units of
326 housing impacting that intersection! The consensus is we have a mixture of housing
327 and we are missing the higher-end custom homes.

328 Ken Dickson came forward to address the Council. Dixon stated that he was on the
329 Council when Rob came forward with Signal Ridge. I have been opposed to this type of
330 plan. If those don't work, we are going to have a problem. I don't see young
331 professionals moving here. Nell is correct on changing the zoning. I've talked to the
332 RIDS and the REDC and they say they will need a school out there. We should be very
333 careful. This body should not let the Planning and Zoning Commission have control.

334 Frank Miller came forward to address the Council. Miller stated that what he heard raised
335 his hair. The one thing we have to have is a place for industry – we must have relief for
336 residential taxes. Miller stated that he urges the Council to think about it – it needs to
337 remain light industrial. There is no place else in our city that can support light industrial.

338 Mayor Jones stated that he cannot support this request.

339 Dennis Dayman, 519 Cellars Court, came forward to address the Council. Dayman stated
340 that as a young professional he would like to see more relief for us regarding taxes. This
341 is a good development and would like to see the Council take more time to work with
342 Mr. Whittle.

343 Rob Whittle came forward and stated that he would like to table this. Within reason there
344 may be a need for this type of project in the community, but not at this location.

345 Bob Wieneke of the Chamber of Commerce came forward to address the Council.
346 Wieneke stated that he sees in Rob a great presenter and a great visionary. He just can't
347 see 600 apartments. The front of the property is dedicated to retail and the Chamber is
348 for retail. Thinks the square footage is ok, it would exclude people with kids. He would
349 like to see more places like this. The people that build in the Tech Park need a place for
350 their workers to live.

351 No one else came forward to address the Council and Mayor Jones closed the public
352 hearing.

353 Councilmember Cotti made a motion to deny the application based on the
354 Comprehensive Land Use Plan need to (1) reserve industrial zoning along I-30 and (2)
355 provide an adequate buffer from industrial. Councilmember Raulston seconded the
356 motion and stated that Whittle had done and will continue to do great projects. Raulston
357 stated he has voted against multi-family, but that is not saying he wouldn't support it if it
358 were good. The motion passed unanimously by a vote of 7 ayes and 0 nays.

359 Discussion arose regarding whether or not the motion was made without prejudice so
360 that Whittle could bring the request to the Council again. After clarification from City
361 Attorney Pete Eckert, Councilmember Raulston made a motion to reconsider the item
362 and Councilmember Dobbs seconded the motion. The motion passed unanimously by a
363 vote of 7 ayes and 0 nays.

364 Councilmember Raulston then made a motion to deny the request without prejudice and
365 Councilmember King seconded the request. The motion passed unanimously by a vote
366 of 7 ayes and 0 nays.

367 **6b. PZ-2003-21-Z** -- Hold a public hearing and consider a City initiated
368 amendment to the Comprehensive Zoning Ordinance (Ord. No. 83-23)
369 relative to the conditional use requirements for self-storage facilities in the
370 Commercial zoning district, specifically to allow for direct access from
371 major thoroughfares in certain cases, thus amending Section 4.1.G.16(d)
372 and take any action necessary.

373 Robert LaCroix discussed the background of the request and stated that Staff
374 recommends approval with conditions and that the Planning and Zoning Commission
375 approved the request.

376 Mayor Jones opened the public hearing. Dub Douphrate appeared to answer any
377 questions. Councilmember Morris stated that this would be greatly restricted – it is a
378 conditional use to a conditional use. Councilmember Cotti stated that he had a question
379 for LaCroix – He is concerned about direct access to the major streets and if this could
380 cause additional traffic jams. LaCroix stated that he did not read it like that – he saw it as
381 aesthetic. This is a low generator for traffic. Cotti asked about curb/median cuts.
382 LaCroix stated that this applies only to commercial zoning district and there is not much
383 on all the highways. Cotti stated he could agree if it is only for those highways adjacent
384 to commercial property or zoning. He would like to limit it – eliminate the highways that
385 don't have commercial zoning.

386 No one else came forward to address the Council and Mayor Jones closed the public
387 hearing.

388 Councilmember Morris stated that he was not sure if he followed what Councilmember
389 Cotti was saying. He then stated that you have an option to approve, but you are under
390 no legal obligation to approve. Morris then made a motion to approve the request and
391 Councilmember Dobbs seconded the motion. The ordinance was read as follows:

392 **AN ORDINANCE OF THE CITY OF ROCKWALL, TEXAS, AMENDING THE**
393 **COMPREHENSIVE ZONING ORDINANCE (ORD. NO. 83-23) OF THE CITY OF**
394 **ROCKWALL AS HERETOFORE AMENDED BY AMENDING ARTICLE IV,**
395 **SECTION 4.1, CONDITIONAL USE PERMITS, ITEM G.16.D, PROVIDING FOR**
396 **DIRECT ACCESS TO MAJOR THOROUGHFARES FOR SELF-STORAGE**

397 FACILITIES IN CERTAIN CASES; PROVIDING FOR A PENALTY OF FINE NOT
398 TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH
399 OFFENSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING FOR A
400 REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

401
402 The motion passed by a vote of 5 ayes and 2 nays [Raulston and Cotti].

403 **Site Plans/Plats**

404
405 7a. **PZ-2003-24-PP** – Discuss and consider a request by Bob McDonald of
406 First Christian Church of Rockwall for a preliminary plat of a single, 5.0-
407 acre tract zoned "PD-47" and to be known as Lot 1, Block A, First
408 Christian Church, Disciples of Christ Addition, located at the northeast
409 corner of Ridge Rd (FM 740) and White Rd. and take any action
410 necessary.

411 Robert LaCroix discussed the background of the request and Staff recommendations.
412 The Planning and Zoning Commission approved the request. LaCroix advised that the
413 tree issues would be addressed in the final plat.

414
415 Frank Miller, Co-Trustee of the First Christian Church, came forward to request approval.
416 Miller thanked the Planning and Zoning Commission for its approval and stated that Staff
417 is doing a great job. Miller stated that with regard to the fence that Dr. Roland will be
418 coming back regarding screening on the final plat. They are here tonight to lead for a
419 waiver of the escrow funds for the water line and the side walks. The construction of the
420 project will be done in four phases. \$20,000 is a lot of money for the Church and they are
421 asking the City Council to hold off on the funds for now. The road and sidewalks are a
422 long way from being done.

423
424 Mayor Jones stated that this Council has been Church friendly.

425
426 Councilmember Dobbs stated he had no problem with the waiver on the fencing
427 materials.

428
429 Councilmember Cotti asked what the time frame of the phases would be or if it is too
430 early to tell. Miller stated that they want their church to look like a church, but that there
431 is no real schedule for the phases at this time.

432
433 Councilmember Morris asked if we had done this before. Chuck Todd advised that we
434 had and we could do this in three payments. On the FM740 sidewalk, we can collect the
435 \$3600 on final plat. With regard to White Road, we can do a facilities agreement for the
436 \$16,500.

437
438 Councilmember Cotti made a motion to approve the request and abate the escrow. We
439 will get \$3,600 at final plat and the remainder can be worked out. Councilmember
440 Raulston seconded the motion. The payments will start in Phase 2 with the second
441 amount that is due. The motion passed unanimously by a vote of 7 ayes and 0 nays.

442
443 **Discussion Items**

444
445 8a. Discuss recycle dumpsters and take any action necessary.

446 Jeffrey Widmer discussed the issue and asked for the Council for input. Councilmember
447 King asked if all the dumpsters were being used for recycling material. Widmer stated
448 that he believed so. King wanted to know if they were being used for overflow from the
449 regular dumpsters. If they are being used for recycling, then he is concerned that the
450 company might say if they have to screen it, they won't do it.

451
452 Councilmember Morris told King that he could see where he is coming from and that he
453 thinks Jeffrey gave three good options, but wanted to know what the others would do.

454
455 Councilmember King stated that if grant a waiver for one, you have to do it for them all.

456
457 Widmer stated that the thinks they are just for recycling. Morris stated that he has found
458 them to be clean. Widmer stated that there is a difference between Abitibi and Trinity.
459 Abitibi is clean and they do not charge. Trinity is used for a lot of cardboard. Julie
460 Couch stated that by using the recycling bins, the business gets a reduction in the cost
461 of it trash bins.

462
463 Councilmember Raulston stated that the Trinity dumpsters seem to be slung around
464 more than the Abitibi dumpsters and that he would be in favor of them coming forward
465 for a waiver.

466
467 Councilmember Cotti stated that the concern he had with Abitibi was that their
468 dumpsters have to be placed in front. If we could get them out of sight, he would agree
469 with that. Get them away from public streets/view.

470
471 Councilmember Cecil stated that he had been told that with regard to our trash, they
472 combine household garbage with recyclables. Mary Smith advised that this was not true.
473 Cecil asked Widmer if he saw a proliferation of the dumpsters. Widmer stated that with
474 23 out there, we decided to come forward no. We would like to steer them in the right
475 direction.

476
477 Councilmember Raulston asked if any action was necessary. Julie Couch stated that
478 this was only a discussion and to get feedback – no action by the Council was
479 necessary.

480
481 **8b.** Discuss the status of the Myers Park Community Center and take any
482 action necessary.

483 Councilmember Cecil stated that the Myers Park Community Center was built in the
484 1950's and that the Women's League donated the materials. Cecil stated that he had
485 been seeking funds to repair the building. There are foundation problems, erosion
486 problems and other problems. It might not be economically feasible to repair. The
487 building is attached to the swimming pool. There are architectural problems with the
488 pool too. This facility is needed and needs to continue. I'm concerned that we are not
489 facing the challenge and we need to be sure this building is repaired and used on the
490 same cost basis as is now in place. This facility is used on a daily basis. It needs
491 maintenance – it may need major maintenance. It has structural problems and it needs
492 repair. I asking Staff to evaluate the building and bring back recommendations so the
493 cost can be included in the 2004 budget. The pool needs repair too. We need to know
494 what is happening with this facility.

495

496 **Mayor Jones stated that he would like public input too.**

497

498 **Sam Buffington, 509 E. Bourn, addressed the Council stating that it is a blessing to have**
499 **the facility. Just because it was given to us doesn't mean that it doesn't need fixed up.**
500 **We talked about the pool years ago. We need to take care of all of our facilities. Our**
501 **Senior Citizens need to have a place to meet. Don't tear this down and forget it. I heard**
502 **it was going down. I didn't like it – "I don't want to see no dirt in our pool." This park**
503 **should have been called "Dick Pickens" not Harry Myers. I cherish the place and if there**
504 **are construction needs, fix it. I hope you all will look wise. Go out and pay for a study.**
505 **Put siding on the building – fix the building. We entrusted you to watch our dollars. We,**
506 **as taxpayers, are look to you for guidance.**

507

508 **Joann Glance, 301 Middledale, addressed the Council stating that she cares about the**
509 **Park and its buildings. The building can be fixed, even if it has asbestos. We need to**
510 **take are of what's paid for. She would like to see this Council pay its way – find the**
511 **money to fix it. Water has eroded houses from curbs not being built. We need affordable**
512 **housing in Rockwall. We are not Highland Park – I want Dick Pickens name on the new**
513 **part of the park. Take care of what we have!**

514

515 **Ken Dickson came forward to address the Council and stated that we did not do Mr.**
516 **Pickens right. We need to maintain what we have. We can't afford to go to the new**
517 **Community Center. That building is historical – we have had presidents, vice presidents,**
518 **senators, etc. go there. Get some volunteer labor – name if for Mr. Pickens and repair the**
519 **swimming pool. Acknowledge the need. There are a lot of clubs who can't afford the**
520 **\$75-\$80 to use the new Center. I don't want to see it torn down – I don't want this to go**
521 **away.**

522

523 **Wally Wadsworth, 205 Stonecrest, addressed the Council and stated that this building**
524 **serves a purpose! Keep it up – repair it. This is a nice facility. Keep this tradition alive.**

525

526 **Sarah Gould addressed the Council and stated that she agrees with everything that has**
527 **been said. Sometimes we have to build new, but we can use things from the old**
528 **building. We definitely need the pool.**

529

530 **Dale Morgan addressed the Council and stated that the building should be repaired. We**
531 **need to repair the building – it's been ignored too long.**

532

533 **Councilmember Cecil stated that the reason he brought this issue up was to address it –**
534 **make us realize we need to fix it. My purpose is to fix it. Until we evaluate it, we can't fix**
535 **it.**

536

537 **Councilmember Morris stated that we need to get Staff on this and that he hopes the old**
538 **building can be refurbished or repaired.**

539

540 **Julie Couch advised that a motion was needed.**

541

542 **Councilmember Cecil made a motion instructing Staff to perform an evaluation of the**
543 **building and how best to repair it and ensure its future and safety and to give options**
544 **and come back to the Council in 60 days. Councilmember Raulston seconded the**
545 **motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.**

546

547 **Action Items**

548

549 **9a.** Discuss and consider approval of the recommendation by the Hotel/Motel
550 Subcommittee to provide funds for the Art Faire and take any action
551 necessary.

552 **Mayor Jones recused himself from this item. Mary Smith, Finance Director, discussed**
553 **the request and the Sub-Committee's recommendations. Ms. Susan Reeves, 402 W.**
554 **Boydston, discussed the reason for the request.**

555 **Councilmember Cotti made a motion to approve the request to provide \$1,200.00 and**
556 **stated it was a good cause and wished the group a happy 25th anniversary.**
557 **Councilmember Raulston seconded the motion and the motion passed by a vote 6 ayes**
558 **and 1 abstain [Mayor Jones].**

559 **There being no further business to come before the Council in regular session, the**
560 **meeting was adjourned at 10:15 p.m. into Executive Session.**

561

562 **Take Any Action as Result of Executive Session**

563

564 **No action was taken as a result of Executive Session.**

565

566 **There being no further business to come before the Council in Executive Session, the**
567 **meeting was adjourned at 11:30 p.m.**

568

569

570 **Attest:**

Ken Jones, Mayor

571

572

573 **_____
Dorothy Brooks, City Secretary**