

**Minutes  
Flatonia City Council  
Regular Meeting  
October 13, 2015**

**Present:**

<b>Mayor</b>	Bryan Milson
<b>Councilpersons</b>	Catherine Steinhauser Mark Eversole Ed Hulsey Dennis Geesaman Ginny Sears
<b>City Staff</b>	Scott Dixon - City Manager Melissa Brunner – City Secretary Jack Pavlas – Utility Director Mike Noak – Police Chief Gregory Robinson – Building Official Angela Beck – City Attorney

**Opening Agenda**

Mayor Milson called the meeting to order at 6:00 p.m.  
Building Official Gregory Robinson led the invocation  
Mayor Milson led the Pledge of Allegiance to the American Flag and the Pledge to the Texas Flag.

**Citizens' Participation**

Gloria Williams spoke about the need for affordable housing in Flatonia.

**Reports**

**Police Chief Report** Chief Noak presented the report on September Police Activity to Council in Council packets.

**Building Official Report**  
Building Official Gregory Robinson reported on the September 2015 Activity.

**Fire Department Report**  
There was no report from the Fire Department

City Manager Report City Manager Dixon reported that he had attended the Texas Municipal League Conference and had included some of the information about the sessions that he attended in the packet. Dixon also reported that there have been several private entities who have expressed interest in single family and multiple family housing, more on this during the executive session. Dixon reported that the Emergency Services District Committee had held their first meeting. Dixon further reported that the emergency siren had been tested and reported that it does not reach all in the Flatonia city limits and that this situation is being looked at to see how it can be fixed. Dixon lastly asked Council to get him any comments on the city update that will be going in the November utility bills as soon as possible.

### **Consent Agenda**

Catherine Steinhauser motioned to approve the minutes of the September 8, 2015 Regular Meeting. Ed Hulsey seconded the motion. None opposed. Motion carried.

### **Deliberation Agenda**

- 10-2015.1. No action was taken on the request from Grunberg Properties to abandon the alleyway running north and south between the 500 and 600 blocks of Martin Luther King and E 11<sup>th</sup> streets.
- 10-2015.2. No action was taken on an ordinance abandoning a portion of the 4<sup>th</sup> Street roadway that extends westward towards the city limits from the Cal Maine property line at Colorado Street. Ginny Sears recused herself as she works for Cal Maine.
- 10-2015.3. Catherine Steinhauser motioned to recommend to Texas Department of Transportation that the speed limits on FM 609 be altered. Ginny Sears seconded the motion. None opposed. Motion carried.
- 10-2015.4. Catherine Steinhauser motioned to accept the contract for services with Texas Disposal Systems as presented. Mark Eversole seconded the motion. None opposed. Motion carried.
- 10-2015.5. Catherine Steinhauser motioned to award the engineering services contract to BEFCO for Texas Community Development Block Grant contract #7215161. Ed Hulsey seconded the motion. None opposed. Motion carried.
- 10-2015.6. Dennis Geesaman motioned to award the management/administrative services contract to Langford Community Management Services for Texas Community Development Block Grant contract #7215161. Mark Eversole seconded the motion. None opposed. Motion carried.

**Executive Session – open at 6:28 pm**

- ES10-2015.1 As authorized by Texas Government Code Sec. 551.072 Deliberation Regarding Real Property and 551.071 Consultation with Attorney:

Discuss conveyance of an approximately 1.0 acre parcel of property to the Flatonia Independent School District, said parcel commonly known as the “south end of the tennis courts” being legally describes as follows:

1.0 acres of land, more or less, being situated in the Miguel Muldoon League No. 14, A-76, Fayette County, Texas and being the same land more particularly described in that certain Warranty Deed dated April 5, 1875 from John Pecek et ux, Catharine Pecek to the City of Flatonia and to the Masonic Fraternity of Flatonia, recorded in Volume 3, Page 625 of the Deed Records of Fayette County, Texas; and being the same land in that Deed dated June 20, 1888 from the Flatonia Lodge No. 436 A.F. & A.M. by L.B.Allen Et Al to the City of Flatonia, recorded in Volume 32, Page 556 of the Deed Records of Fayette County, Texas.

- ES10-2015.2 As authorized by Texas Government Code Sec. 551. 087 deliberation regarding economic development negotiations:

To extend certain economic incentives for the purposes of facilitating development within the City Limits of Flatonia, Texas to Texas Community Builders

Closed at 7:00 pm

**Deliberation Agenda**

- 10-2015.7. Dennis Geesaman motioned to execute the deed without warranty to the Flatonia Independent School District for the parcel of land commonly known as the south end of the tennis courts with the legal description of :

1.0 acres of land, more or less, being situated in the Miguel Muldoon League No. 14, A-76, Fayette County, Texas and being the same land more particularly described in that certain Warranty Deed dated April 5, 1875 from John Pecek et ux, Catharine Pecek to the City of Flatonia and to the Masonic Fraternity of Flatonia, recorded in Volume 3, Page 625 of the Deed Records of Fayette County, Texas; and being the same land in that Deed dated June 20, 1888 from the Flatonia Lodge No. 436 A.F. & A.M. by L.B.Allen Et Al to the City of Flatonia, recorded in Volume 32, Page 556 of the Deed Records of Fayette County, Texas.

maintaining the mineral rights. Catherine Steinhauser seconded the motion. None opposed. Motion carried.

10-2015.8. Dennis Geesaman motioned to give a letter of support to Texas Community Builders and to give certain economic development incentives such as waiving permit and tapping fees for the first four homes to be constructed. Ed Hulsey seconded the motion. None opposed. Motion carried.

**The meeting was adjourned at 7:06 p.m.**

**Signed**  
  
Bryan Milson  
Mayor

Approved this 10<sup>th</sup> day of November, 2015



**Attest**  
  
Melissa Brunner, TRMC, CMC  
City Secretary