



Mayor Steve Eitelman
Alderman Charlie Hunt
Alderman Frankie Dunagan

Mayor Pro-Temp Dan Herrington
Alderman Brandon Sheffield
Alderman Mike Bailey

The City of Hallsville Council meeting convened in regular session at 6 P.M. on Tuesday, August 16, 2016, at City Hall located at 115 Main Street.

The following members were present:

Mayor Steve Eitelman
Alderman Brandon Sheffield
Alderman Mike Bailey

Alderman Charlie Hunt
Alderman Frankie Dunagan

The following members were absent:

Mayor Pro-Tem Dan Herrington

City of Hallsville Staff Present:

City Secretary Kim Smith

Chief Paul Montoya

I. Call to Order

The meeting was called to order by Mayor Steve Eitelman.

II. Invocation

The Invocation was led by Alderman Charlie Hunt.

III. Pledge of Allegiance

The Pledge of Allegiance was led by Alderman Frankie Dunagan.

IV. Consent Agenda

Mayor Steve Eitelman asked to approve the Consent Agenda Items including the Police Department Summary for July 2016, the Water Department Summary for July 2016, the Permit Report for July 2016, the Monthly Financials with Line Item Transfers for July 2016, and the Minutes for July 19, 2016 meeting and the Minutes for Special Meeting with Budget Workshop July 26, 2016.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Brandon Sheffield to approve the Consent Agenda. The motion was carried unanimously.

V. Public Comments

Mr. Lowry asked if the City is spraying for anything. Mayor Steve Eitelman stated no.

VI. Discussion Items

VII. Items to Be Considered

1. Annexation of 46.66 acres of land in the Richard Hooper Survey as requested by landowner Scott Newland.

An annexation petition was received from Scott Newland to annex 46.66 acres south of Hallsville. The property is across the street from Hallsville Junior High. Mr. Newland plans to build around 80 homes. Part of the acres is located in the West Harrison Water Supply. Mr. Newland will not be developing that part of the property until an agreement is reached between himself and West Harrison Water Supply.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Mike Bailey to open the public hearing. The motion was carried unanimously.

Lee Holiday asked about what the developer plans on doing, and how it will benefit the City. Mayor Steve Eitelman stated that he was building around 80 homes that will probably range in \$300,000. The developer is responsible for everything, roads, sewer and water lines. The City will not be covering anything.

Mr. Lowry asked if there will be any problems with West Harrison Water Supply. Mayor Steve Eitelman stated no, that will all be handled between the developer and WHWS. The City can annex the property, but can't supply water until that is solved.

Motion was made by Alderman Brandon Sheffield, seconded by Alderman Charlie Hunt to close the public hearing.

2. Consider and approve Ordinance 2016-07 Subdivision Regulations with Appendix A Engineering Design Standards and Specifications.

This Ordinance will tie into our Zoning Ordinance as new subdivision develops.

Motion was made by Alderman Frankie Dunagan, seconded by Alderman Brandon Sheffield to adopt Ordinance 2016-07 Subdivision Regulations with Appendix A Engineering Design Standards and Specifications. The motion was carried unanimously.

3. Consider and approve Ordinance 2016-08 adopting the 2015 Engineer Conservation Code.

As of September 1, 2016, it is mandatory by the State to adopt the 2015 Engineering Conservation Code to tie in with our current Building Codes. There are new things that builders will need to take care of before being issued their final inspection.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Brandon Sheffield to approve Ordinance 2016-08 adopting the 2015 Engineer Conservation Code. The motion was carried unanimously.

4. Consider and approve the Site Plan Application for Bush's Chicken.

Bush's Chicken has requested to build a new store west of Hallsville between Fred's and East Texas Professional Credit Union.

The Planning & Zoning Commission has approved and recommended to the City Council to approve the Site Plan Application for Bush's Chicken with the stipulations of providing cross access agreements with Fred's and ETPCU, and the building permit package addresses the fire suppression system required by the Fire Code in the cooking/venthood area.

Motion was made by Alderman Frankie Dunagan, seconded by Alderman Mike Bailey to approve the Site Plan Application for Bush's Chicken with the stipulations stated above. The motion was carried unanimously.

5. Consider and approve Resolution 2016-14 adopting a new Interlocal Agreement for Detention Services with Harrison County.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Mike Bailey to adopt Resolution 2016-14 adopting the Interlocal Agreement for Detention Services with Harrison County. The motion was carried unanimously.

6. Consider and approve the Social Media Policy.

Alderman Frankie Dunagan asked if the phone app was doing good. Mayor Steve Eitelman stated that it was going very well and encourages everyone to download.

Motion was made by Alderman Frankie Dunagan, seconded by Alderman Charlie Hunt to adopt the Social Media Policy. The motion was carried unanimously.

7. Consider and approve Resolution 2016-15 replacing two (2) new members on the Parks Advisory Board.

There were two (2) members on the Parks Advisory Board that resigned. Therefore, the Council needs to approve two (2) different people to replace the resignations. Taylor Miller, Chairperson for Parks Advisory Board, requested a person, and Alderman Charlie Hunt requested a person.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Mike Bailey to approve Resolution 2016-15 replacing two (2) new members on the Parks Advisory Board. The motion was carried unanimously.

- 8. Consider and approve the annexation of 46.66 acres of land in the Richard Hooper Survey as requested by landowner Scott Newland.

An annexation petition was received from Scott Newland to annex 46.66 acres south of Hallsville. The property is across the street from Hallsville Junior High. Mr. Newland plans to build around 80 homes. Part of the acres is located in the West Harrison Water Supply. Mr. Newland will not be developing that part of the property until an agreement is reached between himself and West Harrison Water Supply.

Each annexation requires two public hearings. The Council is allowed to hold both public hearings at the same meeting or have them at different meetings.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Brandon Sheffield to open the public hearing. The motion was carried unanimously.

No public comment.

Motion was made by Alderman Brandon Sheffield, seconded by Alderman Frankie Dunagan to close the public hearing. The motion was carried unanimously.

Alderman Mike Bailey was concerned with the traffic on FM 450 during school time. Mayor Steve Eitelman stated that we can make sure that the entrance/exit of the subdivision happen at the light at Bobcat Lane.

Motion was made by Alderman Charlie Hunt, seconded by Alderman Mike Bailey to approve the annexation of 46.66 acres of land in the Richard Hooper Survey requested by landowner Scott Newland. The motion was carried unanimously.

VIII. Adjournment

The Council meeting adjourned at 6:18 pm.

City of Hallsville

Signed:



Mayor Steve Eitelman

Attest:



Kimberly Smith, City Secretary

Sworn and subscribed by before me on the 20th day of September 2016.

Faron Cain
Notary Public, State of Texas

