

**MINUTES OF THE
CITY COUNCIL
OF THE CITY OF GLENN HEIGHTS, TEXAS**

NOVEMBER 12, 2025

STATE OF TEXAS *

COUNTIES OF DALLAS AND ELLIS *

CITY OF GLENN HEIGHTS *

On the 12th day of November, 2025, the City Council of the City of Glenn Heights, Texas, met in the City Hall, City Council Chambers, located at 1938-C South Hampton Road, Glenn Heights, Texas, 75154, with the following members present:

CITY COUNCIL:

Sonja A. Brown	*	Mayor
Cornel Benford II	*	Mayor Pro Tem
Sherron Mosley	*	Council Member, Place 1
Harry A. Garrett	*	Council Member, Place 2
Travis Bruton	*	Council Member, Place 3
Stephanne Hale	*	Council Member, Place 4
Laymon Lightfoot	*	Council Member, Place 5

STAFF:

Clifford Blackwell	*	City Manager
Brandi Brown	*	City Secretary
Farrah Allen	*	Municipal Court Administrator
Jailan Hadnot	*	City Planner
Dr. Glynell Horn	*	Chief of Police
Jefferie Kent	*	IT Support Specialist
Jaynice Porter-Brathwaite	*	Human Resources Director
Sherry Roberts	*	Finance Director
Andrew Waits	*	Director of Public Works
Nicholas Williams	*	Fire Chief

CONSULTANT:

David Berman	*	City Attorney's Office
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CALL TO ORDER

Mayor Sonja A. Brown called the meeting of the City Council to order at 7:00 P.M., with a quorum of the City Council present.

INVOCATION

Council Member Harry A. Garrett delivered the Invocation.

PLEDGE OF ALLEGIANCE

Mayor Sonja A. Brown led the assembly in the Pledge of Allegiance.

PUBLIC COMMENT

- Denise DeLara, address on file: addressed issues of concern related to the November 4, 2025, Election, and issues regarding election integrity and the current Elected Officials. Mrs. DeLara was reminded about Public Comment decorum and then finished her statement.
- Jana Weaver, address on file: addressed issues of concern related to the November 4, 2025, Election, and issues regarding election integrity and the current Elected Officials.
- Mayor Sonja A. Brown announced that a written statement had been received from Will Busby (address on file), addressing issues of concern related to the November 4, 2025, Election, and issues regarding election integrity and the current Elected Officials. The statement was received prior to the meeting and distributed to Council Members. The statement was not read aloud during the meeting.

PROCLAMATION

Mayor Sonja A. Brown read the following Proclamation:

- National Native American Heritage Month - November 2025

EVENT

Mayor Sonja A. Brown announced the following Event:

- Season of Service - Nominate a Neighbor (Thanksgiving Meal Basket) - November 10, 2025 - November 21, 2025.

For detailed information regarding this event and to register, please visit the City's website at www.glennheightstx.gov and social media outlets.

CONSENT AGENDA

1. Discussion and take action to approve the Meeting Minutes of the October 7, 2025, City Council Meeting. (Brandi Brown, City Secretary)
2. Discussion and take action to approve the Meeting Minutes of the October 21, 2025, City Council Meeting. (Brandi Brown, City Secretary)
3. Discussion and take action excusing the absence of Council Member Travis Bruton from the October 7, 2025, City Council Meeting, pursuant to Code of Ordinances Section 1.02.008(a)(2). (Council Member Travis Bruton)
4. Discussion and take action excusing the absences of Council Member Sherron Mosley from the January 21, 2025, February 18, 2025, May 6, 2025, September 2, 2025, September 16, 2025, and October 21, 2025, City Council Meetings, pursuant to Code of Ordinances Section 1.02.008(a)(2). (Council Member Sherron Mosley)

Council Member Travis Bruton made a motion to approve Consent Agenda Items 1-4 as written. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

VOTE 7 Ayes – Brown, Benford, Mosley, Bruton, Garrett, Hale, and Lightfoot

AGENDA

1. Discussion and take action to approve Ordinance O-20-25, related to a proposed change in zoning from Single Family Residential-1 (SF-1) District to a Planned Development District-33 (PD-33) for approximately 46.32 acres of land located on the west side of South Westmoreland Road and the south city limits, and commonly known as 1957, 2011 and 2100 South Westmoreland Road, Glenn Heights, Dallas County, Texas for the purpose of a mixed-use development site, consisting of Single-Family Residential Patio Homes, Multi-Family and Commercial Districts. (Third Reading)

Jailan Hadnot, City Planner, introduced this item and completed a presentation. Ms. Hadnot and the Developer, Faruk Azim, answered Council's questions related to the Property Owner's Agreement, infrastructure, and construction timelines as it relates to Loop 9.

Council Member Harry A. Garrett made a motion to approve Agenda Item 1 as written. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

VOTE 5 Ayes – Brown, Benford, Mosley, Garrett, and Lightfoot
2 Nays – Bruton and Hale

2. Discussion and take action to approve Ordinance O-22-25, amending the Code of Ordinances, City of Glenn Heights, Texas, by amending Article 3.20 (Rental Registration Program) of Chapter 3 (Building Regulations) amending regulations for residential rental properties to provide for rental property certificates of occupancy, revising rules for annual registration, and providing for inspections. (Second Reading)

Mayor Sonja A. Brown introduced this item and discussed possible enforcement remedies.

Council Member Harry A. Garrett made a motion to approve Agenda Item 2 as written. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

VOTE 5 Ayes – Brown, Benford, Mosley, Garrett, and Lightfoot
2 Nays – Bruton and Hale

3. Discussion regarding the eligibility of candidate filings for City Council, specifically relating to the filing of an application containing a residential address not owned or occupied by the candidate, the subsequent acknowledgment of this fact to city staff, and the City's response upon notification.

After Council Member Stephanie Hale introduced this item she made a motion to table Agenda Item 3 to a future meeting – she did not specify a date. Council Member Travis Bruton made the second. The motion carried with the following record vote:

VOTE 7 Ayes – Brown, Benford, Mosley, Bruton, Garrett, Hale, and Lightfoot

4. Discussion regarding Proposition C on the November 4, 2025, Charter Amendment Election Ballot, “shall Section 2.03 of the Home Rule Charter be amended to disqualify candidacy for a seat on the City Council for persons who have previously been removed by the Council for misconduct.”

PUBLIC COMMENT

- Leon Tate, address on file: addressed his concerns regarding Proposition C on the November 4, 2025, Ballot, his alleged illegal removal from office, the hiring of a former City Manager, and possible violations of the Texas Open Meetings Act.

Council Member Stephanie Hale introduced this item and discussed the Standards of Conduct for which Council Members are held as specified in the Code of Ordinances, and that a citizen had reached out to her regarding a possible violation made by Mayor Sonja A. Brown. Councilwoman Hale read a document she stated was an email from Mayor Sonja A. Brown to a resident (in the document provided to the City Secretary, the name and/ or email address of the resident were redacted). She went on to state that she believed the contents of the document was an example of quid pro quo and why. Councilwoman Hale then read a document she stated was an email from Mayor Sonja A. Brown to a resident and City Staff (the document provided to the City Secretary was a cellular screenshot of an email thread). Councilwoman Hale then addressed the concerns raised by the resident and her submission of a request to conduct an investigation of the Mayor’s actions.

Council Member Stephanie Hale requested that the documents provided be a part of the official minutes. In accordance with the Texas Open Meetings Act (§551.021), the minutes will reflect that the documents were read and submitted for the record, but the full document will not be embedded in the published minutes. The documents will be retained in the official meeting file as part of the public record and is available upon request under the Texas Public Information Act.

5. Discussion and take action on neighborhood street lighting and speed reduction programs.

Council Member Travis Bruton introduced this item, and Andrew Waits, Director of Public Works, completed a presentation. Mr. Waits and Dr. Glynell Horn, Chief of Police, answered Council’s questions related to obtaining speed trailer data and how that data would be used, speed calming methods, how a neighborhood/ area can request a speed hump, timeframe for a speed hump to be installed after a request is made, who covers the cost for streetlighting and if there is an available budget, and if/ how requests are tracked.

No action was taken.

6. Discussion and take action to approve Resolution R-40-25, approving and authorizing execution of a Consulting Services Agreement with AOKA Engineering, for plan review and building inspection services.

Clifford Blackwell, City Manager, introduced this item and completed a presentation. Mr. Blackwell answered Council's questions related to services provided and how much had the spent for AOKA services to date.

Mayor Pro Tem Cornel Benford II made a motion to table Agenda Item 6 as written. Council Member Harry A. Garrett made the second. The motion failed with the following record vote:

VOTE 2 Ayes – Benford and Lightfoot

5 Nays – Brown, Mosley, Garrett, Bruton, and Hale

Council Member Stephanie Hale made a motion to approve Agenda Item 6 as written. Council Member Travis Bruton made the second. The motion carried with the following record vote:

VOTE 5 Ayes – Brown, Mosley, Garrett, Bruton, and Hale

2 Nays – Benford and Lightfoot

7. Discussion and first reading of Ordinance O-23-25, amending the Code of Ordinances, by amending Section 15.02.094 of Division 4 ("Fence and Screening Regulations") of Article 15.02 ("Landscape and Screening") of Chapter 15 ("Development Regulations") to amend Subsection (b) to require fencing between adjacent residential properties and on residential properties abutting public rights-of-way and public easements.

Council Member Stephanie Hale introduced this item. Councilwoman Hale and Clifford Blackwell, City Manager, answered Council's questions related to whether or not this Ordinance would be retroactive, Homeowner's Association requirements, future developments, and how the Ordinance would be enforced.

8. Discussion and take action appointing one (1) Planning and Zoning Commission Member.

Jailan Hadnot, City Planner, introduced this item and completed a presentation.

David Berman, City Attorney, answered Council's questions related to residents serving on dual Boards.

Mayor Sonja A. Brown polled Council on whom they wanted to appoint:

Shaleese Neugent – Brown, Benford, Mosley, Garrett, Bruton, and Hale

Paul L. Johnson Jr. – Lightfoot

EXECUTIVE SESSION

1. The City Council shall convene into Executive Session:

- A. pursuant to the Texas Government Code, Section 551.072, Real Property; to deliberate the purchase, exchange, lease or value of real property located at S Uhl Road, Glenn Heights, Texas.
- B. pursuant to the Texas Government Code, Section 551.072, Real Property, and Section 551.071, Consultation with City Attorney; to deliberate land acquisitions for the E Bear Creek Road Right-of-Way Expansion Project.
- C. pursuant to the Texas Government Code, Section 551.071, Consultation with Attorney; to obtain legal advice regarding allegations of a Council Member violating section 1.23.005 of the City Code.

Mayor Sonja A. Brown announced that City Council would convene into Executive Session at 8:37 P.M.

Council Member Stephanie Hale made a Point of Order regarding the language for Executive Session Item 1C. She stated that the language she submitted did not read "Council Member", but rather "Mayor Sonja A. Brown". Council Member Stephanie Hale made a motion to table Executive Session Item 1C. Council Member Travis Bruton made the second. The motion failed with the following record vote:

VOTE 3 Ayes – Mosley, Bruton and Hale

4 Nays – Brown, Benford, Garrett, and Lightfoot

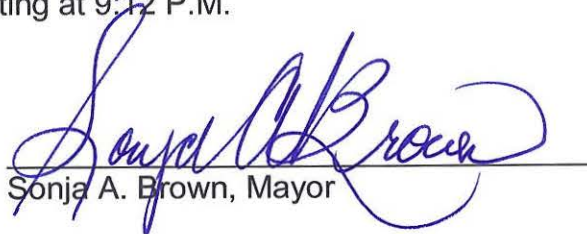
Mayor Sonja A. Brown announced that City Council would convene into Executive Session at 8:39 P.M.

2. The City Council shall reconvene into Open Session and take any action arising from Executive Session.

Mayor Sonja A. Brown announced that City Council would reconvene into Open Session at 9:11 P.M. and that no action would be taken on the Executive Session Items.

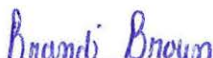
ADJOURNMENT

Mayor Sonja A. Brown adjourned the meeting at 9:12 P.M.



Sonja A. Brown, Mayor

Attest:


Brandi Brown, City Secretary

Passed and approved on the 9th day of December 2025