

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

MAY 21, 2024

STATE OF TEXAS *

COUNTIES OF DALLAS AND ELLIS *

CITY OF GLENN HEIGHTS *

On the 21st day of May 2024, the City Council of the City of Glenn Heights, Texas, met in a Regular City Council Meeting 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
Sherron Mosley	*	Council Member, Place 1
Travis Bruton	*	Council Member, Place 3
Stephanne Hale	*	Council Member, Place 4
Laymon Lightfoot	*	Council Member, Place 5
Cornel Benford II	*	Council Member, Place 6

STAFF:

Clifford Blackwell	*	City Manager
Keith Moore	*	Deputy City Manager
Brandi Brown	*	City Secretary
Barrett Albright	*	Parks & Recreation Superintendent
Nick Bristow	*	Chief of Police
Kathi Morgan	*	IT Administrator
Parviz Pourazizian	*	Director of Planning & Development Services
Sherry Roberts	*	Finance Director
Andrew Waits	*	Utility Superintendent
Nick Williams	*	Fire Chief

CONSULTANT:

Lan'Tiqua M. Burks	*	City Attorney's Office
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CALL TO ORDER

Mayor Sonja A. Brown called the City Council Meeting to order at 7:02 P.M., with a quorum of the City Council present.

INVOCATION

Mayor Sonja A. Brown delivered the Invocation.

PLEDGE OF ALLEGIANCE

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

PUBLIC COMMENTS

There were no Public Comments.

RECOGNITIONS

Nicholas Williams, Fire Chief, awarded the following a Glenn Heights Fire Department Life Saving Award:

- Engineer Sean Kelly
- Firefighter Joshua Lascano
- Firefighter Ryan Bysak
- Firefighter Seth Reece
- Firefighter/ Acting Captain Justin Graham
- Firefighter/ Acting Engineer Russell Stockwell
- Firefighter Joseph Schepps
- Paramedic Specialist Patrick Gipson

Nick Bristow, Chief of Police, awarded the following a Certificate of Merit Award:

- Sergeant Joshua Kellis
- Officer Joshua Hayden
- Officer Gerrell Crawford
- Detective Walter Weiss

PROCLAMATIONS

The following Proclamations were read:

- EMS Week, May 19-25, 2024, by Mayor Sonja A. Brown
- National Public Works Week, May 19-25, 2024, by Mayor Sonja A. Brown
- Memorial Day, May 27, 2024, by Councilman Travis Bruton
- High School Senior Recognition Month, May 2024, by Mayor Sonja A. Brown
- National Mental Health Awareness Month, May 2024, by Councilman Laymon Lightfoot
- National Stroke Awareness Month, May 2024, by Councilwoman Stephanie Hale

EVENTS

Mayor Sonja A. Brown announced the following Events:

- Glenn Heights Connect, May 24, 2024, 5:30 P.M. - 7:00 P.M., Meadow Creek Estates, intersection of Mourning Dove Drive and Blue Quail Run
- Dallas Symphony Orchestra Parks Concert, May 25, 2024, 8:15 P.M., Glenn Heights City Center, 1938-C South Hampton Road, Glenn Heights, Texas

CONSENT AGENDA

Mayor Sonja A. Brown requested to remove Consent Agenda Item 4 for discussion and Council Member Travis Bruton requested to remove Consent Agenda Item 3 for discussion.

1. Discuss and take action to approve the City Council Meeting Minutes of the April 16, 2024, City Council Work Session. (Brandi Brown, City Secretary)
2. Discuss and take action to approve the City Council Meeting Minutes of the April 16, 2024, City Council Meeting. (Brandi Brown, City Secretary)
5. Discuss and take action on Ordinance O-06-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, regarding a change in zoning request by Santiago Martinez, amending the Comprehensive Zoning Ordinance, Plan and Map of the City of Glenn Heights, Texas, as amended by granting a change in zoning for an approximately 0.892 acre tract of land, described and depicted in Exhibit "A" attached hereto, situated in the Abraham Hart Survey, Abstract No. 563, Dallas County, Texas and being all of Lot 1, Block 1, Cannon Addition, an addition to the City of Glenn Heights, Dallas County, Texas according to the plat thereof recorded in county clerk instrument 201400100244, said tract conveyed unto Jacob Cannon by deed recorded in Instrument No. 201200363927 Dallas County Texas and being commonly known as 925 W. Bear Creek Road, Glenn Heights, Texas from Single-Family Residential-1 (SF-1) to Single-Family Residential-2 (SF-2). (Second Reading) (Parviz Pourazizian, Director of Planning and Development Services)

Council Member Travis Bruton made a motion to approve Consent Agenda Items 1, 2, and 5. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

3. Acknowledge receipt of the April 2024 Financial Reports.

Clifford Blackwell, City Manager, answered Council's questions related to investments and fund balances.

4. Discuss and take action on Ordinance O-05-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, providing for the adoption of a new Comprehensive Plan for the City of Glenn Heights, replacing the Comprehensive Plan 2023, to provide for goals and objectives for the responsible and orderly growth of the city, containing provisions on land use, transportation and public facilities, and establishing guidelines for zoning and coordination of development regulations. (Second Reading)

Parviz Pourazizian, Director of Planning and Development Services, provided a brief overview about main changes in the Comprehensive Plan.

Council Member Laymon Lightfoot made a motion to approve Consent Agenda Items 3 and 4. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

AGENDA

1. Public Hearing to receive testimony regarding Ordinance O-10-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the Code of Ordinances by amending and updating the City's Water Conservation and Drought Contingency Plan.

Council Member Travis Bruton made a motion to open the Public Hearing. Council Member Cornel Benford II made the second.

Mayor Sonja A. Brown announced the Public Hearing was opened at 7:42 P.M.

Hearing no testimony, Council Member Travis Bruton made a motion to close the Public Hearing. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

Mayor Sonja A. Brown announced the Public Hearing was closed at 7:42 P.M.

2. Discuss and first reading of Ordinance O-10-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the Code of Ordinances by amending and updating the City's Water Conservation and Drought Contingency Plan.

Andrew Waits, Public Works Superintendent, introduced this item and discussed amending and updating the City's Water Conservation and Drought Contingency Plan.

3. Public Hearing to receive testimony regarding Ordinance O-11-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, regarding a request by DJ Jarratt on behalf of Rolke Greenhouse, amending the Comprehensive Zoning Ordinance, plan and map of the City of Glenn Heights, Texas, as amended by granting a change in zoning for an approximate 1.185- acre tract of land located at 1932 South Hampton Road, City of Glenn Heights, Dallas County, Texas, from Single Family Residential (SF-1) to Commercial (C).

Council Member Laymon Lightfoot made a motion to open the Public Hearing. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

Mayor Sonja A. Brown announced the Public Hearing was opened at 7:45 P.M.

Hearing no testimony, Council Member Travis Bruton made a motion to close the Public Hearing. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

Mayor Sonja A. Brown announced the Public Hearing was closed at 7:45 P.M.

4. Discuss and first reading of Ordinance O-11-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, regarding a request by DJ Jarratt on behalf of Rolke Greenhouse, amending the Comprehensive Zoning Ordinance, plan and map of the City of Glenn Heights, Texas, as amended by granting a change in zoning for an approximate 1.185-acre tract of land located at 1932 South Hampton Road, City of Glenn Heights, Dallas County, Texas, from Single Family Residential (SF-1) to Commercial (C).

Parviz Pourazizian, Director of Planning and Development Services, introduced this item and completed a presentation regarding this matter, and answered Council's questions related to City Ordinances about heavy equipment and whether or not signage could be placed in truck routes.

5. Public Hearing to receive testimony regarding Ordinance O-12-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, regarding a request by Mike Collins on behalf of Bloomfield Homes, amending Ordinance O- 06-23, to amend the Planned Development Zoning Regulations, and to amend the City's Comprehensive Zoning Ordinance, plan and map, for a 44.39 +/- acre tract of land generally located to the east of South Westmoreland Road, the south of the Meadow Springs Neighborhood, and to the west of South Hampton Road and Tope of the Hill Farms Neighborhood in the City of Glenn Heights, Dallas County, Texas and providing for an increase in density for residential lots from 75 to 80 and a revised concept plan with addition and revised project amenities.

Council Member Travis Bruton made a motion to open the Public Hearing. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

Mayor Sonja A. Brown announced the Public Hearing was opened at 7:52 P.M.

Hearing no testimony, Council Member Travis Bruton made a motion to close the Public Hearing. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

Mayor Sonja A. Brown announced the Public Hearing was closed at 7:52 P.M.

6. Discuss and first reading of Ordinance O-12-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, regarding a request by Mike Collins on behalf of Bloomfield Homes, amending Ordinance O-06-23, to amend the Planned Development Zoning Regulations, and to amend the City's Comprehensive Zoning Ordinance, plan and map, for a 44.39 +/- acre tract of land generally located to the east of South Westmoreland Road, the south of the Meadow Springs Neighborhood, and to the west of South Hampton Road and Tope of the Hill Farms Neighborhood in the City of Glenn Heights, Dallas County, Texas and providing for an increase in density for residential lots from 75 to 80 and a revised concept plan with addition and revised project amenities.

Parviz Pourazizian, Director of Planning and Development Services, introduced this item. Mr. Pourazizian and Randell Curington, Developer, completed a presentation regarding this matter.

Mr. Pourazizian and Mr. Curington answered Council's questions related to the community name, amenities, and drainage systems.

7. Discuss and take action on Ordinance O-09-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, adopting Standards of Care for Youth Programs offered by the Glenn Heights Parks and Recreation Department. (Second Reading)

Barrett Albright, Parks & Recreation Superintendent, introduced this item and completed a presentation regarding this matter.

Mr. Albright answered Council's questions related to enrollment, real-time communications between Counselors and parents, volunteers, residency requirements, and field trip destinations.

Council Member Cornel Benford II made a motion to approve Ordinance O-09-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, adopting Standards of Care for Youth Programs offered by the Glenn Heights Parks and Recreation Department. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

8. Discussion regarding Community Waste Disposal's (CWD) rate increase effective June 1, 2024, and a proposed estimated rate for once per week recycling service.

Clifford Blackwell, City Manager, introduced this item and completed a presentation regarding this matter.

Mr. Blackwell answered Council's questions related to how often certain services were being used and cost estimates for additional services being added and/ or removed. Council requested that Mr. Blackwell place this item on a follow-up Agenda.

9. Discussion regarding water and wastewater rate adjustments.

Clifford Blackwell, City Manager, introduced this item and completed a presentation regarding this matter.

Mr. Blackwell answered Council's questions related to whether or not new developments would impact water rates, resident concerns, testing meters and meter performance, and average rates.

10. Discuss and take action on Resolution R-11-24, a Resolution of the City Council of the City of Glenn Heights, Texas accepting and authorizing the City Manager to execute a contract with Canary Construction, Inc., for construction of the Top of the Hill Water Distribution Improvements Project (RFB 2024-03).

Parviz Pourazizian, Director of Planning and Development Services, introduced this item.

Mr. Pourazizian answered Council's questions related to what guidelines were used to select the contractor, if the contractors were vetted, and project timeframes.

Council Member Cornel Benford II made a motion to approve Resolution R-11-24, a Resolution of the City Council of the City of Glenn Heights, Texas accepting and authorizing the City Manager to execute a contract with Canary Construction, Inc., for construction of the Top of the Hill Water Distribution Improvements Project (RFB 2024-03). Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

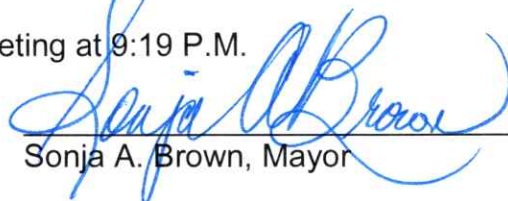
VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

ADJOURNMENT

Council Member Cornel Benford II made a motion to adjourn. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

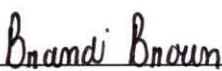
VOTE 6 Ayes – Brown, Mosley, Bruton, Hale, Lightfoot, and Benford

Mayor Sonja A. Brown adjourned the meeting at 9:19 P.M.



Sonja A. Brown, Mayor

Attest:



Brandi Brown, City Secretary
Passed and approved on the 2nd day of July 2024