

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

**OCTOBER 15, 2024**

**STATE OF TEXAS** \*

**COUNTIES OF DALLAS AND ELLIS** \*

**CITY OF GLENN HEIGHTS** \*

On the 15<sup>th</sup> day of October 2024, 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
Harry A. Garrett	*	Mayor Pro Tem
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 and Recreation Superintendent
Nick Bristow	*	Chief of Police
Kathi Morgan	*	IT Administrator
Parviz Pourazizian	*	Director of Planning and Development Services
Sherry Roberts	*	Finance Director
Andrew Waits	*	Public Works Superintendent
Nicholas Williams	*	Fire Chief

**CONSULTANT:**

David Berman	*	City Attorney's Office
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**CALL TO ORDER**

Mayor Sonja A. Brown called the City Council Meeting to order at 7:00 P.M.

**INVOCATION**

Mayor Pro Tem Harry A. Garrett delivered the Invocation.

**PLEDGE OF ALLEGIANCE**

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

## **PUBLIC COMMENT**

- Myla Wilson, address on file: discussed their opposition to Agenda Item 3
- Cynthia Dixon, address on file: discussed their opposition to Agenda Item 3
- Toni Scott, address on file: discussed their opposition to Agenda Item 3
- Nelda Washington, address on file: discussed their opposition to Agenda Item 3
- Dwight Smith, address on file: discussed their opposition to Agenda Item 3
- Leon Tate, address on file: discussed their opposition to Agenda Item 3, past Fiscal Year Budgets, and records retention
- William Busby, address on file: thanked Staff for their efforts in rectifying issues and addressed inspection concerns

## **RECOGNITION**

Mayor Sonja A. Brown announced the Hispanic Heritage Month Essay Contest Winners: Chrislyn Morris, Emmanuel Davis, Chloe Rodriguez, Alexis Garcia, and Reesa Bell. Daisey Martinez and Amy Rodriguez were Honorable Mentions.

## **EVENTS**

Mayor Sonja A. Brown announced the following events:

- Fall Festival, October 31, 2024, 6:00 P.M. - 9:00 P.M., City Center, 1938 South Hampton Road, Glenn Heights, Texas 75154
- Veterans Day Online Tribute, November 4, 2024, 12:00 P.M. Requests to Honor a Veteran for the Veterans Day Tribute Slide Show will be accepted October 21, 2024
- November 1, 2024 - Veterans 5K Run, November 9, 2024, 8:00 A.M., Heritage Park, 400 East Bear Creek Road, Glenn Heights, TX 75154

## **CONSENT AGENDA**

Council Member Travis Bruton requested to remove Consent Agenda Item 1.

2. Discuss and take action to approve Resolution R-30-24, a Resolution of the City Council of the City of Glenn Heights, Texas, approving an Interlocal Cooperation Agreement for food establishment inspection and environmental health services with Dallas County; and authorizing the City Manager to execute the same. (Parviz Pourazizian, Director of Planning & Development Services)
3. Discuss and take action to approve Resolution R-31-24, a Resolution of the City Council of the City of Glenn Heights, Texas, calling for a Public Hearing to be held on November 19, 2024, for the purpose of hearing testimony regarding the adoption of Water and Wastewater Impact Fee Land Use Assumptions and a Capital Improvements Plan in the City of Glenn Heights, Texas. (Parviz Pourazizian, Director of Planning and Development Services)
4. Acknowledge receipt of the September 2024 Financial Reports. (Sherry Roberts, Finance Director)

Council Member Travis Bruton made a motion to approve Consent Agenda Items 2-4. Council Member Cornel Benford II made the second. The motion carried with the following record vote:

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

1. Discuss and take action to approve Resolution R-29-24, a Resolution of the City Council of the City of Glenn Heights, approving an Interlocal Cooperation Agreement for coordinated health services with Dallas County, Texas on behalf of Dallas County Health and Human Services, to provide public health services to City residents; and authorizing the City Manager to execute the same.

Parviz Pourazizian, Director of Planning & Development Services, answered Council's questions related to services provided.

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

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

## **AGENDA**

1. Discuss and take action on Ordinance O-15-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the City of Glenn Heights Comprehensive Zoning Ordinance, Plan and Zoning Map, as previously amended, by granting Planned Development Zoning from Residential (PD-16B, Ordinance O-734-02) to Planned Development (PD-30) with base zoning of "I" – Industrial to allow for a Data Center and Electrical Substation on a 140.984+/- acre tract of land situated in Abstract 1118 of the John F. Porter Survey, City of Glenn Heights, Dallas County, Texas, located at 1118 Uhl Road, Glenn Heights, Dallas County, Texas. (Second Reading)

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

Mayor Pro Tem Harry A. Garrett made a motion to approve Ordinance O-15-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the City of Glenn Heights Comprehensive Zoning Ordinance, Plan and Zoning Map, as previously amended, by granting Planned Development Zoning from Residential (PD-16B, Ordinance O-734-02) to Planned Development (PD-30) with base zoning of "I" – Industrial to allow for a Data Center and Electrical Substation on a 140.984+/- acre tract of land situated in Abstract 1118 of the John F. Porter Survey, City of Glenn Heights, Dallas County, Texas, located at 1118 Uhl Road, Glenn Heights, Dallas County, Texas. Council Member Laymon Lightfoot II made the second. The motion carried with the following record vote:

**VOTE 6 Ayes** – Brown, Garrett, Mosley, Bruton, Lightfoot, and Benford  
**1 Nay** – Hale

Mayor Sonja A. Brown made a motion for the Council to go into Executive Session. Council Member Travis Bruton made the second.

Mayor Sonja A. Brown convened Executive Session at 7:39 P.M.

Council Member Laymon Lightfoot made a motion to reconvene into Open Session. Council Member Cornel Benford made the second. The motion carried with the following record vote:

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

Mayor Sonja A. Brown reconvened Open Session at 8:09 P.M.

2. Discuss and take action on Resolution R-32-24, a Resolution of the City Council of the City of Glenn Heights, Texas, approving and authorizing the City Manager to execute a Chapter 380 Economic Development Agreement with AMF Mission Critical, LLC.

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

Council Member Stephanie Hale made a motion to approve Resolution R-32-24, a Resolution of the City Council of the City of Glenn Heights, Texas, approving and authorizing the City Manager to execute a Chapter 380 Economic Development Agreement with AMF Mission Critical, LLC, with the \$1,000,000 donation in the Agreement to be dedicated to park purposes. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

**VOTE 6 Ayes** – Brown, Garrett, Mosley, Hale, Lightfoot, and Benford  
**1 Nay** – Bruton

3. Discuss and take action on Ordinance O-21-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the Comprehensive Zoning Ordinance, Plan, and Zoning Map of the City of Glenn Heights, Texas, as previously amended, by amending the Planned Development zoning of a 41.167+/- acre tract out of a 199.7+/- acre tract generally located at the Southwest corner of East Bear Creek Road and US Interstate Highway 35 E, in the City of Glenn Heights, Dallas County, Texas, and being more particularly described and depicted in the exhibit "A" hereto; providing for certain tracts within the property to be used for commercial and single-family residential purposes; adopting Development Regulations and a Concept Plan. (Second Reading)

Parviz Pourazizian, Director of Planning and Development Services, introduced this item, and answered Council's questions related to land ownership, land use/ purpose,

noise reduction, set-backs, and next Council actions.

Mayor Pro Tem Harry A. Garrett made a motion to approve Ordinance O-21-24, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the Comprehensive Zoning Ordinance, Plan, and Zoning Map of the City of Glenn Heights, Texas, as previously amended, by amending the Planned Development zoning of a 41.167+/- acre tract out of a 199.7+/- acre tract generally located at the Southwest corner of East Bear Creek Road and US Interstate Highway 35 E, in the City of Glenn Heights, Dallas County, Texas, and being more particularly described and depicted in the exhibit "A" hereto; providing for certain tracts within the property to be used for commercial and single-family residential purposes; adopting Development Regulations and a Concept Plan. Council Member Stephanie Hale made the second. The motion failed with the following record vote:

**VOTE 2 Ayes** – Garrett and Lightfoot

**5 Nays** – Brown, Mosley, Bruton, Hale, and Benford

4. Discuss and take action authorizing issuance of a change order under the City's contract with Level1 Paving LLC, for the Top of Hill Pavement Rehabilitation Project in an amount not to exceed \$1,304,995.64 for the purpose of Rehabilitation of the Roads in the Neighborhood and authorizing the City Manager to sign the change order and all necessary and related documents.

Parviz Pourazizian, Director of Planning and Development Services, introduced this item, and answered Council's questions related to processes/ procedures and amount initially approved.

Mayor Pro Tem Harry A. Garrett made a motion to approve authorizing issuance of a change order under the City's contract with Level1 Paving LLC, for the Top of Hill Pavement Rehabilitation Project in an amount not to exceed \$1,304,995.64 for the purpose of Rehabilitation of the Roads in the Neighborhood and authorizing the City Manager to sign the change order and all necessary and related documents. Council Member Laymon Lightfoot made the second. The motion carried with the following record vote:

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

5. Discuss and take action on Resolution R-33-24, a Resolution of the City Council of the City of Glenn Heights, Texas, declaring certain City property surplus and authorizing the City Manager to sell, trade and/or dispose of it in accordance with this resolution and state law.

Clifford Blackwell, City Manager, introduced this item, and answered Council's questions related to types and age of vehicles.

Council Member Travis Bruton made a motion to approve Resolution R-33-24, a Resolution of the City Council of the City of Glenn Heights, Texas, declaring certain City property surplus and authorizing the City Manager to sell, trade and/or dispose of it in accordance with this

resolution and state law. Council Member Cornel Benford made the second. The motion carried with the following record vote:

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

6. Discussion regarding a joint Animal Shelter between the City of Glenn Heights and the City of Hutchins, Texas.

Keith Moore, Deputy City Manager, introduced this item and completed a presentation. Mr. Moore and Steve Perry, Chief of Police, City of Hutchins, answered Council's questions related to demolition of the old Police Department Building and possible animal shelter locations.

### **ADJOURNMENT**

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

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

Mayor Sonja A. Brown adjourned the meeting at 9:03 P.M.

  
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Sonja A. Brown, Mayor

Attest:

  
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Brandi Brown, City Secretary

Passed and approved on the 17<sup>th</sup> day of December 2024