



# CITY OF DECATUR, TEXAS

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**AGENDA**  
**CITY COUNCIL MEETING**  
**TUESDAY, NOVEMBER 12, 2019**  
**REGULAR MEETING**  
**6:00 p.m.**

CALL TO ORDER

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

*Citizen Comments*

*Anyone wishing to speak on a posted agenda item must complete a speaker card with his/her name and address and must identify the agenda item number for which he/she would like to speak. A card must be submitted to Diane Cockrell, City Secretary, so that the speaker may be recognized by the Chair at the appropriate time. Speakers will each be allowed a three (3) minute time period to provide comments regarding the posted agenda item for which the request to speak was submitted and may speak before or during the Commission's consideration of the item. The three (3) minute time period will be extended to six (6) minutes if a translator is required for a non-English speaker to communicate his/her comments regarding the posted agenda item for which the request to speak was filed.*

1. CONSIDER AWARD OF BID FOR CITY EMPLOYEE GROUP HEALTH AND DENTAL INSURANCE FOR THE ENROLLMENT PERIOD OF JANUARY 1, 2020 - DECEMBER 31, 2020 AND AUTHORIZE CITY MANAGER TO EXECUTE THE CONTRACT.

PLANNING AND ZONING REPORT:

2. HEAR STAFF COMMENTS AND CONSIDER TAKING ACTION REGARDING **VARIANCE APPLICATION 2019-49**—MR. JOHN FULLER'S REQUEST FOR A VARIANCE FROM CHAPTER 2, SECTION 201, "STREET IMPROVEMENTS (CURB/GUTTER)," OF THE CITY OF DECATUR'S DESIGN STANDARDS ON APPROXIMATELY 94.96 LINEAR FEET OF PROPERTY LOCATED ALONG W. SAUNDERS ST., WHERE ADJACENT TO THE NORTH BOUNDARY OF PROPOSED LOT 1R, BLOCK 68, SOUTH DECATUR ADDITION, AND MORE COMMONLY REFERRED TO AS 103 W. SAUNDERS ST., DECATUR, TEXAS. A COMPLETE LEGAL DESCRIPTION OF THE SUBJECT PROPERTY IS FOUND ON THE PLAT EXHIBIT LOCATED IN THIS STAFF REPORT. **(THE PLANNING AND ZONING COMMISSION RECOMMEND DENIAL 5-1, COMMISSIONER KLOSE OPPOSED.)**
3. HEAR STAFF COMMENTS AND CONSIDER TAKING ACTION REGARDING **VARIANCE APPLICATION 2019-50**—MR. JOHN FULLER'S REQUEST FOR A VARIANCE FROM CHAPTER 1, SECTION 106, "SIDEWALKS," OF THE CITY OF DECATUR'S DESIGN STANDARDS ON APPROXIMATELY 94.96 LINEAR FEET OF PROPERTY LOCATED ALONG W. SAUNDERS ST., WHERE ADJACENT TO THE NORTH BOUNDARY OF PROPOSED LOT 1R, BLOCK 68, SOUTH DECATUR ADDITION, AND MORE COMMONLY REFERRED TO AS 103 W. SAUNDERS ST., DECATUR, TEXAS. A COMPLETE LEGAL DESCRIPTION OF THE SUBJECT PROPERTY IS FOUND ON THE PLAT EXHIBIT

LOCATED IN THIS STAFF REPORT. **(THE PLANNING AND ZONING COMMISSION RECOMMEND APPROVAL 6-0.)**

4. HEAR STAFF COMMENTS AND CONSIDER TAKING ACTION REGARDING **VARIANCE APPLICATION 2019-51**—MR. JOHN FULLER’S REQUEST FOR A VARIANCE FROM CHAPTER 2, SECTION 201, “STREET IMPROVEMENTS (CURB/GUTTER),” OF THE CITY OF DECATUR’S DESIGN STANDARDS ON APPROXIMATELY 100.06 LINEAR FEET OF PROPERTY LOCATED ALONG S. STATE ST., WHERE ADJACENT TO THE WEST BOUNDARY OF PROPOSED LOT 1R, BLOCK 68, SOUTH DECATUR ADDITION, AND MORE COMMONLY REFERRED TO AS 103 W. SAUNDERS ST., DECATUR, TEXAS. A COMPLETE LEGAL DESCRIPTION OF THE SUBJECT PROPERTY IS FOUND ON THE PLAT EXHIBIT LOCATED IN THIS STAFF REPORT. **(THE PLANNING AND ZONING COMMISSION RECOMMEND DENIAL 6-0.)**
5. HEAR STAFF COMMENTS AND CONSIDER TAKING ACTION REGARDING **VARIANCE APPLICATION 2019-52**—MR. JOHN FULLER’S REQUEST FOR A VARIANCE FROM CHAPTER 1, SECTION 106, “SIDEWALKS,” OF THE CITY OF DECATUR’S DESIGN STANDARDS ON APPROXIMATELY 100.06 LINEAR FEET OF PROPERTY LOCATED ALONG S. STATE ST., WHERE ADJACENT TO THE WEST BOUNDARY OF PROPOSED LOT 1R, BLOCK 68, SOUTH DECATUR ADDITION, AND MORE COMMONLY REFERRED TO AS 103 W. SAUNDERS ST., DECATUR, TEXAS. A COMPLETE LEGAL DESCRIPTION OF THE SUBJECT PROPERTY IS FOUND ON THE PLAT EXHIBIT LOCATED IN THIS STAFF REPORT. **(THE PLANNING AND ZONING COMMISSION RECOMMEND APPROVAL 6-0.)**
6. HEAR STAFF COMMENTS AND CONSIDER TAKING ACTION REGARDING **FINAL PLAT APPLICATION 2019-07**—MR. CHAD HARVEY’S REQUEST, ON BEHALF OF DECATUR CENTER LLC., TO FINAL PLAT LOT 1, BLOCK 1, DECATUR CENTER ADDITION, BEING A 1.75 ACRE TRACT OF LAND IN THE SAMUEL PERRIN SURVEY, ABSTRACT NO. 684, CITY OF DECATUR, WISE COUNTY, TEXAS AND BEING A PORTION OF THAT CERTAIN TRACT OF LAND AS DESCRIBED IN DEED TO DECATUR CENTER, LLC AS RECORDED IN VOLUME 2061, PAGE 275 OF THE OFFICIAL RECORDS OF WISE COUNTY, TEXAS AND MORE COMMONLY REFERRED TO AS 1816 S. FM 51, DECATUR, TEXAS. A COMPLETE LEGAL DESCRIPTION OF THE PROPERTY IS FOUND ON THE PLAT EXHIBIT LOCATED IN THE STAFF REPORT. **(THE PLANNING AND ZONING COMMISSION RECOMMEND DENIAL 6-0.)**

**OPEN PUBLIC HEARING:**

7. HEAR STAFF REPORT AND PUBLIC COMMENTS AND CONSIDER FIRST READING OF AN ORDINANCE AMENDING APPENDIX “B,” “ZONING,” OF THE CODE OF ORDINANCES OF THE CITY OF DECATUR, TEXAS TO GRANT A ZONING CHANGE AND TO AMEND THE ZONING MAP FROM A SF-2, SINGLE-FAMILY RESIDENTIAL ZONING DISTRICT TO A C-1, RESTRICTED BUSINESS ZONING DISTRICT FOR AN APPROXIMATE 1.33-ACRE TRACT OF LAND AND INCLUDING APPROXIMATELY 0.241 ACRES TO THE CENTERLINE OF US HIGHWAY 81/287 BUS WHERE ADJACENT TO THE SUBJECT TRACT. THE PROPERTY IS GENERALLY LOCATED APPROXIMATELY 44’ WEST OF THE CENTERLINE OF US HIGHWAY 81/287 BUS AND IS MORE COMMONLY REFERRED TO AS 1303 N. US HIGHWAY 81/287 BUS, DECATUR, TEXAS. **(ZONING CHANGE APPLICATION ZC2019-05—DAYNA BLAND’S REQUEST, ON BEHALF OF UNIVERSITY OF GYMNASTICS.) (THE PLANNING AND ZONING COMMISSION RECOMMEND APPROVAL 6-0.)**
8. HEAR STAFF REPORT AND PUBLIC COMMENTS AND CONSIDER FIRST READING OF AN ORDINANCE AMENDING APPENDIX “B,” “ZONING” OF THE CODE OF ORDINANCES OF THE CITY OF DECATUR, TEXAS TO GRANT A SPECIFIC USE PERMIT TO ALLOW A

LICENSED CHILD CARE CENTER, IN A C-1, RESTRICTED BUSINESS ZONING DISTRICT ON APPROXIMATELY 1.33 ACRES OF LAND AND INCLUDING APPROXIMATELY 0.241 ACRES TO THE CENTERLINE OF US HIGHWAY 81/287 BUS WHERE ADJACENT TO THE SUBJECT TRACT. THE PROPERTY IS GENERALLY LOCATED APPROXIMATELY 44' WEST OF THE CENTERLINE OF US HIGHWAY 81/287 BUS AND IS MORE COMMONLY REFERRED TO AS 1303 N. US HIGHWAY 81/287 BUS, DECATUR, TEXAS. **(SPECIFIC USE PERMIT APPLICATION SUP2019-03—DAYNA BLAND'S REQUEST, ON BEHALF OF UNIVERSITY OF GYMNASTICS.) (THE PLANNING AND ZONING COMMISSION RECOMMEND APPROVAL 6-0.)**

### **CLOSE PUBLIC HEARING**

9. CONSIDER AND TAKE ACTION REGARDING A LEASE AGREEMENT WITH CARY BOHN FOR OFFICE SPACE IN THE DECATUR VISITOR CENTER AND APPOINT CITY MANAGER TO EXECUTE CONTRACT.
10. CONSIDER AND TAKE ACTION REGARDING A CONTRACT WITH UNIFIRST FOR UNIFORM SERVICES AND APPOINT CITY MANAGER TO EXECUTE CONTRACT.
11. CONSIDER AND TAKE ACTION REGARDING AN AGREEMENT WITH CDC (CURTAIN-WALL DESIGN CONSULTING) TO BEGIN PRIORITY II TO PROCEED WITH THE PROCESS FOR BRICK VENEER INVESTIGATION AND REPAIR/SEALING PROJECT AT THE DECATUR PUBLIC LIBRARY AND APPOINT CITY MANAGER TO EXECUTE CONTRACT.
12. CONSIDER AND TAKE ACTION REGARDING A RESOLUTION APPROVING PARTICIPATION IN THE TIPS PURCHASING COOPERATIVE AGREEMENT OFFERED BY REGION VIII EDUCATION SERVICE CENTER.
13. CONSIDER A REQUEST OF THE DECATUR CHAMBER OF COMMERCE FOR STREET CLOSING ON TUESDAY, DECEMBER 3RD FOR A CHRISTMAS TREE LIGHTING EVENT ON THE NORTHEAST SIDE OF THE COURTSQUARE FROM 5:30 TO 7:30 PM. TO CLOSE 100 N. TRINITY TO 114 N. TRINITY STREET 4:00 – 8:00 PM, 101 W. MAIN TO 119 W MAIN STREET.
14. CONSIDER A REQUEST OF THE DECATUR CHAMBER OF COMMERCE REGARDING THE FOLLOWING CLOSINGS FOR THE MOONLIGHT MADNESS LIGHTED PARADE ON SATURDAY, DECEMBER 7, 2019:
  - 7:00 AM CLOSE THE INTERIOR PARKING SPOTS AROUND THE COURTHOUSE ON WALNUT, STATE AND MAIN STREETS
  - 2:00 PM TO 8 PM CLOSE 121 N. STATE STREET TO 103 N. STATE STREET, TO BE USED FOR MOONLIGHT MADNESS ACTIVITIES
  - BLOCK PARKING SPACES ON WALNUT AND MAIN STREETS (ON BUSINESS SIDE) MAIN TO HOLMAN STREETS BEGINNING AT 2:30 PM. (THE PARKING SPACES IN THIS AREA WILL BE CLOSED AS WELL)
  - CLOSE EMBRY STREET LEADING INTO EAGLE STADIUM AT 4:00 PM
  - PARADE SCHEDULE LINE UP BEHIND EAGLE STADIUM. THE PARADE WILL HEAD WEST ON WALNUT STREET, LEFT ON WASHBURN, THEN TURN LEFT ON TO MAIN STREET CLOSING AT 5:30 P.M. PARADE WILL BEGIN AT 6:00 PM
15. **CONSENT AGENDA** – All consent agenda items listed are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

- A. CONSIDER APPROVAL OF MINUTES OF COUNCIL MEETING HELD OCTOBER 28, 2019.
- B. CONSIDER APPROVAL OF BILLS AND INVOICES FOR OCTOBER 2019.

16. COUNCIL MEMBER REQUESTS FOR FUTURE AGENDA ITEMS.

ADJOURNMENT

I hereby certify that the above agenda was posted on the official bulletin board at City Hall, 201 E. Walnut, Decatur Texas, on Friday, November 8, 2019, by 5:00 p.m., pursuant to the Texas Government Code, Chapter 551.

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Diane Cockrell, TRMC, CMC, City Secretary

\*NOTE: The City Council reserves the right to meet in Executive Session closed to the public at any time in the course of this meeting to discuss matters listed on the agenda, as authorized by the Texas Open Meetings Act, Texas Government Code, Chapter 551, including §551.071 (private consultation with the attorney for the City); §551.072 (purchase, exchange, lease or value of real property); §551.074 (personnel or to hear complaints against personnel); §551.076 (deployment, or specific occasions for implementation of security personnel or devices); and §551.087 (economic development negotiations). Any decision held on such matters will be taken or conducted in Open Session following the conclusion of the Executive Session.