

STATE OF TEXAS §  
November 4, 2019  
COUNTY OF GRAYSON §

BE IT REMEMBERED THAT A Regular Meeting of the City Council of the City of Sherman, Grayson County, Texas was begun and held in the Council Chambers of City Hall on November 4, 2019.

MEMBERS PRESENT: MAYOR DAVID PLYLER; DEPUTY MAYOR SHAWN TEAMANN.  
COUNCIL MEMBERS HOLLAND, HOWETH, MELTON, STEELE, STEVENSON.

MEMBERS ABSENT: NONE.

**CALL TO ORDER**

Mayor Plyler called the meeting to order at 5:00 p.m. The Pledge of Allegiance and Invocation were given by Council Member Pam Howeth.

**CALL TO ORDER**

**APPROVE MINUTES**

The Council reviewed the Minutes of the Regular City Council Meeting of October 21, 2019. Council Member Melton moved to approve the Minutes, as presented; Second by Council Member Holland; All present voted AYE. MOTION CARRIED.

**APPROVE MINUTES**

**CITIZEN'S REQUESTS**

**STREET REPAIRS AND POTHoles**

Peter Tracy, 705 S. Valentine, said he spoke with neighbors in the Oak Park Addition and they are concerned about street repairs, specifically potholes. He said there is a very large pothole at the intersection of Linda Drive and Fairway Drive.

**STREET REPAIRS & POTHOLES**

Mayor Plyler introduced Ordinance No. 6259 and called for a public hearing:

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING ORDINANCE NO. 6236 TO APPOINT ELECTION OFFICIALS FOR AN ELECTION OF THE QUALIFIED VOTERS OF THE CITY OF SHERMAN, TEXAS, ON THE 5<sup>TH</sup> DAY OF NOVEMBER, 2019, FOR THE PURPOSE OF THE REAUTHORIZATION OF THE LOCAL SALES AND USE TAX AT THE RATE OF ONE-EIGHTH OF ONE PERCENT (1/8%) TO CONTINUE PROVIDING REVENUE FOR MAINTENANCE AND REPAIR OF MUNICIPAL STREETS.**

**ORD 6259  
AMEND ELECTION  
ORD – STREET  
SALES TAX**

Brandon Shelby, City Attorney, said both Ordinance 6259 and 6260 pertain to the upcoming Election. They appoint the judges and alternate judges for the two Special Elections that will be held on November 5, 2019. The Regular Election was canceled because there were no opposed candidates.

When the original ordinances were approved calling the Elections, Grayson County had not appointed the judges and alternate judges.

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No citizens appeared before the City Council to discuss Ordinance No. 6259.

Mayor Plyler introduced Ordinance No. 6260 and called for a public hearing:

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING ORDINANCE NO. 6237 TO APPOINT ELECTION OFFICIALS FOR A SPECIAL ELECTION OF THE QUALIFIED VOTERS OF THE CITY OF SHERMAN, TEXAS, ON THE 5<sup>TH</sup> DAY OF NOVEMBER, 2019, FOR THE PURPOSE OF AMENDING THE CITY CHARTER OF THE CITY OF SHERMAN, TEXAS.**

**ORD 6260  
AMEND ELECTION  
ORD – CHARTER  
AMENDMENTS**

No citizens appeared before the City Council to discuss Ordinance No. 6260.

The Public Hearing was closed.

**ADOPTION OF ORDINANCES**

**Ordinance 6259**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING ORDINANCE NO. 6236 TO APPOINT ELECTION OFFICIALS FOR AN ELECTION OF THE QUALIFIED VOTERS OF THE CITY OF SHERMAN, TEXAS, ON THE 5<sup>TH</sup> DAY OF NOVEMBER, 2019, FOR THE PURPOSE OF THE REAUTHORIZATION OF THE LOCAL SALES AND USE TAX AT THE RATE OF ONE-EIGHTH OF ONE PERCENT (1/8%) TO CONTINUE PROVIDING REVENUE FOR MAINTENANCE AND REPAIR OF MUNICIPAL STREETS.**

**ORD 6259  
AMEND ELECTION  
ORD – STREET  
SALES TAX**

**Ordinance 6260**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AMENDING ORDINANCE NO. 6237 TO APPOINT ELECTION OFFICIALS FOR A SPECIAL ELECTION OF THE QUALIFIED VOTERS OF THE CITY OF SHERMAN, TEXAS, ON THE 5<sup>TH</sup> DAY OF NOVEMBER, 2019, FOR THE PURPOSE OF AMENDING THE CITY CHARTER OF THE CITY OF SHERMAN, TEXAS.**

**ORD 6260  
AMEND ELECTION  
ORD – CHARTER  
AMENDMENTS**

**ACTION TAKEN.**

Motion by Council Member Howeth to approve Ordinance Nos. 6259 and 6260, as presented. Second by Council Member Stevenson.

**VOTING AYE: Holland, Howeth, Melton, Steele, Stevenson, Teamann.**

**VOTING NAY: None.**

**MOTION CARRIED.**

**CONSENT AGENDA**

The Council reviewed the Consent Agenda. Deputy Mayor Teamann moved to approve the Consent Agenda, as presented. Second by Council Member Stevenson. All present voted AYE.

**CONSENT AGENDA**

**RESOLUTIONS**

**RESOLUTION NO. 6553 – AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT WITH MODULAR POWER SOLUTIONS, LLC FOR THE CONSTRUCTION OF PUBLIC FACILITIES IN MIDWAY INDUSTRIAL PARK ADDITION, AN 11.0-ACRE DEVELOPMENT EAST OF TEXOMA PARKWAY AND NORTH OF U.S. HIGHWAY 82 IN THE CITY OF SHERMAN**  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF A DEVELOPMENT AGREEMENT WITH MODULAR POWER SOLUTIONS, LLC FOR THE CONSTRUCTION OF PUBLIC FACILITIES IN MIDWAY INDUSTRIAL PARK ADDITION, AN 11.0-ACRE DEVELOPMENT EAST OF TEXOMA PARKWAY AND NORTH OF U.S. HIGHWAY 82 IN THE CITY OF SHERMAN.

**RES 6553  
DEVELOPMENT  
AGREEMENT  
MIDWAY INDUSTRIAL  
PARK ADDITION**

Clint Philpott, Director of Engineering, said this is a Development Agreement with Modular Power Solutions for development of their 11 acre site. Part of the project includes passing an inspection of Midway Drive Extension, and a public water line through their site.

To help keep the owner on schedule, a part of the agreement will be to reimbursement them for a sewer line extension that gets the first driveway open sooner than the Fallon Drive Extension project would, so they can start business in December.

**ACTION TAKEN.**

Motion by Council Member Howeth to approve Resolution No. 6553, as presented. Second by Council Member Holland.

**VOTING AYE:** Holland, Howeth, Melton, Steele, Stevenson, Teamann.

**VOTING NAY:** None.

**MOTION CARRIED.**

**RESOLUTION NO. 6554 – AUTHORIZING EXECUTION OF AN AGREEMENT WITH VERONICA EZELL, D/B/A TRINITY ONE RECORDS, LLC, UNDER THE CITY OF SHERMAN’S CENTRAL BUSINESS DISTRICT HISTORIC BUILDING RESTORATION AND IMPROVEMENT GRANT PROGRAM FOR IMPROVEMENTS TO 223 SOUTH TRAVIS STREET**

**RES 6554  
CBD HISTORIC  
BLDG RESTORATION  
GRANT  
(223 S. TRAVIS)**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH VERONICA EZELL, D/B/A TRINITY ONE RECORDS, LLC, UNDER THE CITY OF SHERMAN’S CENTRAL BUSINESS DISTRICT HISTORIC BUILDING RESTORATION AND IMPROVEMENT GRANT PROGRAM FOR IMPROVEMENTS TO 223 SOUTH TRAVIS STREET.  
**CONSENT AGENDA.**

**RESOLUTION NO. 6555 – AUTHORIZING EXECUTION OF AN AGREEMENT WITH M&G HOME BUILDERS, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT**

**RES 6555  
RESIDENTIAL TAX  
ABATEMENT  
(1028 E. HOUSTON)**

1028 EAST HOUSTON STREET WITHIN CITY OF SHERMAN REINVESTMENT ZONE, NUMBER TEN (#10)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH M&G HOME BUILDERS, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 1028 EAST HOUSTON STREET WITHIN CITY OF SHERMAN REINVESTMENT ZONE, NUMBER TEN (#10).  
CONSENT AGENDA.

RESOLUTION NO. 6556 – AUTHORIZING EXECUTION OF AN AGREEMENT WITH M&G HOME BUILDERS, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 1016 NORTH BRANCH STREET WITHIN CITY OF SHERMAN REINVESTMENT ZONE, NUMBER TEN (#10)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH M&G HOME BUILDERS, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 1016 NORTH BRANCH STREET WITHIN CITY OF SHERMAN REINVESTMENT ZONE, NUMBER TEN (#10).  
CONSENT AGENDA.

RES 6556  
RESIDENTIAL TAX  
ABATEMENT  
(1016 N. BRANCH)

RESOLUTION NO. 6557 – AUTHORIZING EXECUTION OF AN AGREEMENT WITH TOBAR’S PROPERTIES, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 702 SOUTH RUSK STREET WITHIN CITY OF SHERMAN REINVESTMENT ZONE, NUMBER TEN (#10)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING EXECUTION OF AN AGREEMENT WITH TOBAR’S PROPERTIES, LLC FOR THE ABATEMENT OF AD VALOREM PROPERTY TAXES FOR THE CONSTRUCTION OF A NEW SINGLE-FAMILY RESIDENCE AT 702 SOUTH RUSK STREET WITHIN CITY OF SHERMAN REINVESTMENT ZONE, NUMBER TEN (#10).  
CONSENT AGENDA.

RES 6557  
RESIDENTIAL TAX  
ABATEMENT  
(702 S. RUSK)

RESOLUTION NO. 6558 – AUTHORIZING THE PURCHASE OF A NEW T800 KENWORTH ROLL OFF TRUCK FOR THE SOLID WASTE DEPARTMENT FROM MHC KENWORTH, INC. THROUGH THE TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING THE PURCHASE OF A NEW T800 KENWORTH ROLL OFF TRUCK FOR THE SOLID WASTE DEPARTMENT FROM MHC KENWORTH, INC. THROUGH THE TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD).

RES 6558  
SOLID WASTE  
DEPT. VEHICLE

Council Member Stevenson confirmed that the trucks that were being purchased for the Solid Waste Department were being purchased through BuyBoard.  
CONSENT AGENDA.

RESOLUTION NO. 6559 – AUTHORIZING THE PURCHASE OF A NEW T270 KENWORTH SERVICE TRUCK FOR THE SOLID WASTE DEPARTMENT FROM MHC KENWORTH, INC. THROUGH THE TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD)

RES 6559  
SOLID WASTE  
DEPT. VEHICLE

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING THE PURCHASE OF A NEW T270 KENWORTH SERVICE TRUCK FOR THE SOLID WASTE DEPARTMENT FROM MHC KENWORTH, INC. THROUGH THE TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD).  
CONSENT AGENDA.

RESOLUTION NO. 6560 – AUTHORIZING THE PURCHASE OF A NEW 2020 WILKENS TRANSFER TRAILER FOR THE SOLID WASTE DEPARTMENT FROM WILKENS INDUSTRIES, INC. THROUGH THE TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD)

RES 6560  
SOLID WASTE  
DEPT. VEHICLE

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SHERMAN, TEXAS, AUTHORIZING THE PURCHASE OF A NEW 2020 WILKENS TRANSFER TRAILER FOR THE SOLID WASTE DEPARTMENT FROM WILKENS INDUSTRIES, INC. THROUGH THE TEXAS LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD).  
CONSENT AGENDA.

CHANGE ORDER NO. 1  
FLANARY ROAD WASTEWATER EXTENSION PROJECT;  
LYNN VESSELS CONSTRUCTION, LLC; \$51,724.05  
DECREASE

CHANGE ORDER  
FLANARY ROAD  
WASTEWATER  
EXTENSION PROJECT

The City Council approved Change Order No. 1, to Lynn Vessels Construction, LLC, in the amount of a \$51,724.05 decrease for the Flanary Road Wastewater Extension Project.

This change order will adjust the project quantities for the project. The bids came in higher than originally estimated. In order to help with the cost, the City met with the contractor and design engineer to create cost effective alternatives on the project.

Design changes included updating the aerial crossing and coordinating with property owners to remove a proposed bore in the middle of the project. The design changes created a cost savings of \$51,724.05 for the project, yielding a final contract price of \$432,873.64.

CONSENT AGENDA.

OTHER BUSINESS  
RECEIVE UPDATE FROM TEXAS DEPARTMENT OF  
TRANSPORTATION PARIS DISTRICT ENGINEER NOEL  
PARAMANANTHAM ON TxDOT PROJECTS

UPDATE ON  
TxDOT PROJECTS

**COUNCIL MINUTES – NOVEMBER 4, 2019**

Noel Paramanatham, District Engineer, Texas Department of Transportation, said the Paris District includes nine counties, including Grayson County. They maintain 3,567 miles of roadway in the District and 537 miles in Grayson County.

He said the main question he is always asked is how TxDOT projects are funded. The main funding source is from gas taxes, an amount paid on each gallon of gas purchased in Texas, about 38.4 cents of taxes, or about \$3.5 billion annually.

He said about 1,100 people are moving to Texas every day and TxDOT expects the number of miles driven per day to nearly double by 2040.

In November 2014, Proposition 1 was approved by voters and directed a portion of the existing oil and gas production taxes to the State Highway Fund.

In November 2015, Proposition 7 was approved and directed \$2.5 billion in existing State tax revenue, after the initial \$28 billion per year) to the State Highway Fund, beginning in 2018. It will then direct 35% of the existing State motor vehicle sales and rental tax, after the initial \$5 billion per year, to the State Highway Fund, beginning in 2020.

To help meet the funding gap, the House passed HB 20, which added some strict criteria on project selection. Metrics such as safety, maintenance, mobility, congestion relief, and economic impact are key components, as is local support and financial leverage.

He recognized the Council and staff of the City of Sherman because they came to TxDOT with a plan. This City participation helped move these projects forward on the schedule and advanced their completion.

Projects discussed included:

- US 75 from FM 1417 to SH 91 (Texoma Parkway) -- \$163 million project let September 19, 2019 to reconstruct a six lane configuration; they were able to consider the price plus construction days for the contract
- FM 1417 – US 82 to SH 56 and Beyond – this project would have been lower on the list, but financial leverage from the City helped move it forward; includes reconstruction and widening of FM 1417, with utility line relocation; and intersection improvement at OB Groner; two sections are not funded, SH 56 south to Travis Street and Travis Street to US 75, but they will request funding for 2021
- FM 691 Widening Project – US 75 to FM 131 – project under construction that widens Grayson Drive, from Loy Lake Road to Gateway Boulevard; will improve intersection at Loy Lake Road and widen FM 691 to

**COUNCIL MINUTES – NOVEMBER 4, 2019**

**four lanes with a median; projected completion will be the Summer of 2020**

- **US 82 Resurfacing and Extension of Turn Lane at Preston Club Drive – removes and replaces the pavement on US 82, from FM 1417 west to FM 901; will also lengthen the turn lane at Preston Club Drive**
- **US 75 Ramp Reversal at FM 1417 – funded by the City, this project reverses the north-bound ramp configuration before FM 1417, increases access to adjacent property, and reduces congestion**

**Mr. Paramanatham also discussed several other US 75 future projects. TxDOT is procuring a contract to design a six lane conversion from the Collin County line to FM 1417. The portion from the Collin County line to FM 902 is funded for FY 2024 and the portion from FM 902 to FM 1417 is unfunded. They will look for partnerships from the City and will request funding in 2021.**

**Another project is the US 75 schematic from SH 91 to FM 120, which is approved and environmentally clear. This is a very old section of highway and very costly in repairs.**

**Mr. Hefton asked if the State expected local participation on improvements or enhancements of existing structures, or just on new projects. Mr. Paramanatham said they wanted local participation on all projects.**

**Mr. Hefton said, from the City’s standpoint, they still had to prioritize the projects that are most important to the City, and that “build in” capacity for the City. For example, FM 1417, which will see increased traffic over the next several years, will be a higher priority for the City than repairing an existing street.**

**If the City has a limited amount of money to help leverage TxDOT projects, they will be more likely to spend those dollars on expansion projects rather than maintenance projects. The Council will need to determine how to stretch their dollars to where they get the “biggest bang for their buck.” He said the City will need to best leverage their money for the projects that are most important to the City.**

**Council Member Melton asked why the plan was to widen FM 1417 from US 82 to SH 56 instead of the other end from SH 56 to US 75. Mr. Paramanatham said this project has been “in the works” for a long time, even before they decided to locate the new high school in that area.**

**The repairs were based on the highest traffic volume before the high school was located there. The traffic volume will change moving forward, but when the schematic was originally done several years ago, that was the area that needed to be upgraded.**

Because the City hired a consultant, the schematic was extended to Travis Street, so that work has already been done. However there is not enough money budgeted for both parts now. The criteria that is used to determine projects is safety, mobility, and congestion. Council Member Melton confirmed that the plan can't be changed now, just because the high school is locating in that area.

**TxDOT State Infrastructure Bank**

Dallas Teston, TxDOT Financial Analyst, briefed the City Council on the Texas State Infrastructure Bank. The SIB issues loans for roadway projects only and operates as a revolving fund, where all repayments go back into the SIB.

He discussed the amount of loans that have been issued since its inception in 1997, and said most of the borrowers have been cities. Any public or private entity authorized to construct, maintain or finance an eligible transportation project is an "eligible borrower."

If a project is determined to be eligible, the loan can be used for all costs incidental to construction or reconstruction of highways. The project must be eligible under Federal highway programs and must be consistent with the Statewide Transportation Improvement Plan.

Mr. Hefton addressed the City's requirements for right-of-way acquisition, which are different when using Federal funds versus a City paid project. The requirements for documentation, for right-of-way acquisition, for using someone that is on "the approved list" of appraisers, is more onerous.

He asked if projects through SIB would require the same higher level of documentation than projects paid through bonds. Mr. Teston said the program does follow all Federal guidelines.

Mr. Hefton said there are several ways the City can participate in sharing costs for a project. These include right-of-way acquisition, paying for utility relocation, or paying for the actual design cost. Sometimes these costs are paid with "cash in the bank," or with the issuance of debt through open market bonds.

The question would be, could the City do their borrowing through this program, instead of through bonds, and what would the cost be. Also, would there be more strings attached, to be in compliance with Federal regulations.

Mr. Teston didn't think there would be an additional cost if the money was used on a TxDOT project, however there is a component of the program where the City could borrow money to fund their own projects.



Mr. Paramanatham added that the two common things are their part of the construction costs and utility relocation. The construction costs are for a specific amount and TxDOT would pay for the remainder of the cost.

Mr. Hefton clarified that there are some projects for which the City just writes a check, but there are others where the City pays for a specific part of the projects, such as engineering, right-of-way acquisition, utility relocation, and retaining walls.

He said there may be some scenarios where it makes sense for the City to consider a SIB loan, versus a more complex project where the City would be paying for specific things and would need to follow the Federal guidelines. It's more costly for the City to pay for these items because they are required to follow the Federal guidelines.

Mr. Teston outlined the advantages of borrowing money from the State Infrastructure Bank. Mr. Hefton confirmed that a recent deal through SIB saw an interest rate of 2.13% for a 20 year loan for a City with a AA rating. Mr. Teston said the process takes about four to six months, and he outlined the steps.

Mr. Hefton asked if there was a lot of competition for the loans. Mr. Teston said right now it is not competitive and they have resources to handle "pretty much" any application that would qualify.

**RECEIVE UPDATE FROM DIRECTOR OF ENGINEERING CLINT PHILPOTT, P.E. ON VARIOUS STREET MAINTENANCE PROJECTS**

**UPDATE ON STREET MAINT. PROJECTS**

Clint Philpott, Director of Engineering, presented an update on various street maintenance projects. The mission of the Street Maintenance Department is to perform maintenance of streets, traffic control systems, and drainage systems, to provide safe and efficient movement of traffic and storm water.

Some of the recently completed projects include the storm drains on Overland Trail, Center Street, and Rosedale Park, and the chip seal program in Setting Suns Subdivision and Constitution Village.

In the past, the City didn't have the right equipment to do proper repairs in the chip seal program. The last few years they have concentrated on purchasing the right equipment and hiring a crew to perform these repairs prior to using the chip seal program. This approach makes the chip seal last longer.

Some work has also been completed in the Dos Lagos area, but there is still work on water lines that have reached their age limit. After the water lines have been completed, the streets will then be completed too.

Upcoming projects include storm drain repairs at Piner Evans Street and Park Place. Crews have also been working on

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Frisco Road to get it ready to chip seal. Mill and overlay projects will be included on Loy Lake Road and in the Fairway Addition.

A street assessment was completed in 2015, and Mr. Philpott presented a Street Maintenance Plan Map that outlined streets designated for repair from 2020 through 2024.

He displayed a photo of “Mt. Ida,” the stockpile of concrete that has been removed from streets, busted up, and will be reused for subgrade repairs in the street maintenance process whenever applicable.

He urged all citizens to vote in tomorrow’s Election and reminded them that the Street Maintenance Sales Tax will be one of the measures on the ballot.

Council Member Steele verified that the projects that were shown today were all being completed in-house. On new streets, an engineer designs the street and then they bid out the project.

Mr. Hefton said, by using this process to reuse recycled concrete, it saves the City about 50% on the cost of base material. A company comes in and crushes the material for the City’s use.

Mr. Hefton felt the City had been very creative in using the processing and contracts, to stretch the City’s dollar for this program. Kevin Winkler, Public Works Manager, said the City maintains 265 miles of streets in Sherman, which is half of the roads in the entire County.

Mr. Hefton introduced Eric Sandberg, who has served over a year as the City’s Street Department Superintendent. He has recently been promoted to Assistant Public Works Manager.

Deputy Mayor Teamann said several years ago the City was doing eight miles of street maintenance and now they try to do between 12 and 15 miles annually.

Council Member Melton asked that someone look at Travis Street, from Taylor Street to US Hwy 75. Mr. Sandberg said that is TxDOT right-of-way and he has been in touch with them several times. Mr. Winkler said the last time he called them about the roadway, they responded very quickly.

Council Member Howeth mentioned two projects, one of which is being held up by the railroad and the other deals with the movement of utilities. She reiterated that, on some projects, it’s not that the City is unwilling to do them, it’s that another entity has an impact on the project.

**CONSIDER APPROVAL OF THE ANNEXATION SCHEDULING PLAN FOR ADOPTION OF 95.277 ACRES LOCATED SOUTH OF U.S. HIGHWAY 82, WEST OF S.H. 289, AND EAST OF**

**ANNEXATION  
REHMET PROPERTY**

**PRESTON CLUB DRIVE, ADJACENT TO THE SHERMAN CITY LIMITS AND IN THE CITY OF SHERMAN'S EXTRA TERRITORIAL JURISDICTION; AND DIRECTING THE DEPARTMENT OF ENGINEERING SERVICES TO DEVELOP A SERVICE PLAN FOR THE AREA TO BE ANNEXED UPON APPROVAL OF THE ANNEXATION SCHEDULING PLAN**

Mr. Philpott said this is a request to approve the schedule for the annexation of 95.277 acres east of Preston Club Drive. This property was left out when Preston Club Subdivision was annexed three years ago.

The total acreage is owned by a single owner and they are the ones that requested the annexation. Their plan is to develop single family residences and commercial property.

Mr. Hefton clarified that this agenda item is to set the annexation schedule and this is the first step in the proposed annexation.

Clay Barnett, Representative, was available to answer questions about the annexation.

Council Member Steele clarified that a portion of property along SH 289 has already been annexed. Mr. Hefton said this property is a hole in the middle of an area that has already been annexed and it makes more sense that this portion is annexed too.

At the time of the other annexation, these property owners were not ready to request annexation. He said all of Preston Club Subdivision has now been annexed, as well as SH 289 from US Hwy 82 past Meadowlake Drive.

Council Member Stevenson verified that, currently the City has water to that area and will soon have sanitary sewer in that location. The engineering work has been done and they are close to getting the final right-of-way needed. Then construction can begin.

Deputy Mayor Teamann asked about the timeline for a preliminary plat. Mr. Barnett said he has done a lot layout and cost estimates and they are planning approximately 270 lots.

**ACTION TAKEN.**

Motion by Council Member Stevenson to approve the Annexation Scheduling Plan for 95.277 acres located South of U.S. Highway 82, West of S.H. 289, and East of Preston Club Drive, and to direct the Engineering Department to develop a Service Plan for the proposed annexation, as presented. Second by Deputy Mayor Teamann.

**VOTING AYE:** Holland, Howeth, Melton, Steele, Stevenson, Teamann.

**VOTING NAY:** None.

**MOTION CARRIED.**

**MEDIA QUESTIONS**

There were no media questions

**MEDIA QUESTIONS**

**COUNCIL COMMENTS**

**THANKS TO TxDOT FOR UPDATE**

Council Member Melton thanked the TxDOT representatives for the update. She also thanked the City departments for their quick response when contacted.

**THANKS TO  
TxDOT FOR  
UPDATE**

**MUNICIPAL ELECTION**

Council Member Melton urged citizens to vote in the Municipal Election tomorrow. She said the Street Sales Tax is on the ballot and if voters vote “yes” for it, other people that drive on City streets will pay that tax.

**MUNICIPAL  
ELECTION**

**STREET SALES TAX**

Council Member Steele said the Council heard an update on the City’s streets and then the Street Sales Tax Election is tomorrow. He said it needs to continue.

**STREET SALES TAX**

**THANKS TO TxDOT FOR UPDATE**

Deputy Mayor Teamann thanked Mr. Paramanatham and Mr. Teston for their update and for allowing their cell phone numbers to be displayed on the screen.

**THANKS TO  
TxDOT FOR  
UPDATE**

**STREET SALES TAX**

Deputy Mayor Teamann said the Street Sales Tax is on the ballot and he urged citizens to vote. He said there are also two Council Members up for re-election that were unopposed.

**STREET SALES TAX**

**CITY AND STATE WORKING TOGETHER**

Council Member Holland said it is nice to see the City and the State working together on the streets. He also thanked the City employees that are working hard to get things done.

**CITY & STATE  
WORKING  
TOGETHER**

**DEATH OF PRESLEY MITCHELL**

Council Member Holland asked to keep the family of Presley Mitchell in their prayers. She was the 11 year old softball player that recently collapsed and died in Denison.

**DEATH OF  
PRESLEY MITCHELL**

**DEATH OF PRESLEY MITCHELL**

Council Member Stevenson also asked everyone to keep the family of Presley Mitchell in their prayers.

**DEATH OF  
PRESLEY MITCHELL**

**THANKS TO TxDOT FOR UPDATE**

Council Member Stevenson thanked Mr. Paramanatham for his update on TxDOT’s street program.

**THANKS TO  
TxDOT FOR  
UPDATE**

**ANNOUNCEMENTS**

Mayor Plyler announced the following:

- The ribbon cutting ceremony will be held on November 6, 2019, at 4:00 p.m., to dedicate the new basketball courts at Pecan Grove Park.

**ANNOUNCEMENTS**

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- The Second Annual Veteran’s Day Parade will be held on November 9, 2018, at 10:00 a.m., in downtown Sherman to honor our Nation’s heroes.
- The Sherman Christmas Parade and Snowflake Festival will be held on December 7, 2019, with the parade starting at 6:00 p.m., in downtown Sherman.
- Tomorrow is Election Day and polls will open at 7:00 a.m. The Street Sales Tax Reauthorization and Charter Amendments are on this ballot. The ballot also contains a question for a State Income Tax. On the ballot, vote “yes” if you are “against” the State Income Tax.

**EXECUTIVE SESSION – IN ACCORDANCE WITH CHAPTER 551, GOVT. CODE, V.T.C.S., (OPEN MEETINGS LAW)**  
**THE CITY COUNCIL WILL NOW HOLD AN EXECUTIVE SESSION PURSUANT TO THE PROVISIONS OF THE OPEN MEETINGS LAW, CHAPTER 551, GOVERNMENT CODE, VERNONS TEXAS CODES ANNOTATED, IN ACCORDANCE WITH THE AUTHORITY CONTAINED IN THE FOLLOWING SECTIONS.**

**EXECUTIVE SESSION**

**SECTION 551.071 -- CONSULTATION WITH CITY ATTORNEY CONCERNING PENDING OR CONTEMPLATED LITIGATION**

**SECTION 551.071 -- CONSULT WITH THE CITY ATTORNEY ON A MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE GOVERNMENTAL BODY UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH THIS CHAPTER**

**SECTION 551.087 -- DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS: DELIBERATE REGARDING COMMERCIAL OR FINANCIAL INFORMATION THAT THE CITY HAS RECEIVED FROM A BUSINESS PROSPECT AND DELIBERATE ANY OFFERS OR INCENTIVES TO THE BUSINESS PROSPECT**

**On Motion duly made and carried, the Open Meeting recessed and reconvened in Executive Session at 6:04 p.m.**

**On Motion duly made and carried, the Executive Session recessed at 6:30 p.m. and reconvened in Open Meeting.**

**COUNCIL MINUTES – NOVEMBER 4, 2019**

**OPEN MEETING**

Reconvene into Open Meeting and take action, if any, on items discussed in Executive Session.

**OPEN MEETING**

**ADJOURNMENT**

On Motion duly made and carried, the meeting adjourned at 6:31 p.m.

**ADJOURNMENT**

\_\_\_\_\_  
**MAYOR**

\_\_\_\_\_  
**CITY CLERK**