



City of Howe, Texas

AGENDA
REGULAR CITY COUNCIL MEETING

February 20, 2024
6:00 pm

Summit Gardens – City Council Chambers
100 E. O’Connell Street, Howe, Texas 75459

Citizens may appear before the City Council to address items not listed on the agenda, in accordance with procedural rules as determined by the meeting Chair and by submitting a “Public Comment Form” to the mayor no later than the conclusion of Agenda Item (Call to Order).

CALL MEETING TO ORDER

INVOCATION

PLEDGE TO FLAGS

“I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with liberty and justice for all.”

“Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.”

PUBLIC RECOGNITION: Ten Year Anniversary Recognitions for Utility Clerk Beccy Roberts and Police Chief Carl Hudman.

CITIZEN COMMENTS: *The City Council invites citizens to speak to the Council on topics not already scheduled for public hearing or on the agenda. Citizens may address the Council for a **maximum of two minutes**. The Council is unable to respond to or discuss any issues that are brought up during this section that are not on the agenda, other than to make statement of specific factual information in response to a citizen’s inquiry or to recite existing policy in response to the inquiry.*

MAYOR COMMENTS: *Voting day is Saturday, May 4 – same as the Founders Day Festival. The Howe Hump Day Network Breakfast is held every first Wednesday of the month from 8 am – 9 am at Summit Gardens; everyone is welcome to attend.*

CONSENT ITEMS: These items consist of non-controversial, or “housekeeping” items required by law. Items may be considered individual by any Council member making such request prior to a motion and vote on the Consent Items:

1. Discuss, consider, and act upon consent items which are marked by an *.
 - * Minutes of Regular Council Meeting January 16, 2024.
 - * Minutes of Special Council Meeting January 23, 2024.
 - * Bills being paid for the month
 - * Detailed check register report
 - * Statement of Revenue and Expenditures
 - * Independent Financial – Secured Deposits, January 31, 2024
 - * Recap and Standings – January 2024
 - * Grayson County Election Contract

ACTION ITEMS:

1. Discuss, consider, and act upon the sale of city-owned 2007 Asphalt Zipper through the municipal auction process.
2. Discuss, consider, and act upon the sale of three out-of-service Public Work trucks through the municipal auction process.

ORDINANCE NO. 813

AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY TO THE CITY OF HOWE, GRAYSON COUNTY, TEXAS, AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS, AND GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY; AND ADOPTING A SERVICE PLAN.

Notes: Full property description is available for viewing at City Hall.

General Description: 91.31+/- acre tract of land out of the Lemuel Thornburg Survey, Abstract Number 1215 and the W.A. Park Survey, Abstract Number 925, situated in Grayson County, Texas and being all of a called 91.25 acre tract of land conveyed to A.R.C. STX Holdings, L.L.C. by deed of record in Volume 4740, Page 315 of the Official Records of Grayson County, Texas, generally being adjacent to Ponderosa Road, and
 THAT PORTION OF PONDEROSA ROAD, GRAYSON COUNTY, TEXAS, THAT ABUTS THE ANNEXATION PROPERTY, INCLUDING THE ENTIRE WIDTH OF SAID COUNTY ROAD AND THE ADJACENT RIGHT-OF-WAY ON BOTH SIDES OF THE COUNTY ROAD THAT ABUTS THE ANNEXATION PROPERTY.

Public Hearing for Ordinance No. 813

3. Discuss, consider, and act upon Ordinance No. 813 Annexation of BEING a 91.31 acre tract of land out of the Lemuel Thornburg Survey, Abstract Number 1215 and the W.A. Park Survey, Abstract Number 925, situated in Grayson County, Texas and being all of a called 91.25 acre tract of land conveyed to A.R.C. STX Holdings, L.L.C. by deed of record in Volume 4740, Page 315 of the Official Records of Grayson County, Texas and that portion of Ponderosa Road, Grayson County, Texas, that abuts the annexation property, including the entire width of said County road and the adjacent right-of-way on both sides of the County road that abuts the annexation property.

RESOLUTION NO. 2024-0002

RESOLUTION AUTHORIZING CONTINUED PARTICIPATION WITH THE STEERING COMMITTEE OF CITIES SERVED BY ONCOR; AND AUTHORIZING THE PAYMENT OF SIX CENTS PER CAPITA TO THE STEERING COMMITTEE TO FUND REGULATORY AND LEGAL PROCEEDINGS AND ACTIVITIES RELATED TO ONCOR ELECTRIC DELIVERY COMPANY, LLC.

Public Hearing for Resolution No. 2024-0002

4. Discuss, consider, and act upon Resolution No. 2024-0002

RESOLUTION NO. 2024-0003

A RESOLUTION OF THE CITY OF HOWE, TEXAS, GRANTING OWNERS' VOLUNTARY PETITION FOR ANNEXATION, INITIATING PROCEEDINGS ON VOLUNTARY PETITION FOR ANNEXATION AND REQUIRED ANNEXATION OF ABUTTING COUNTY ROAD; SETTING A DATE, TIME, AND PLACE FOR PUBLIC HEARINGS ON THE PROPOSED VOLUNTARY ANNEXATION OF ANNEXATION AREAS AND REQUIRED ANNEXATION OF ABUTTING COUNTY ROAD BY THE CITY OF HOWE, TEXAS, AUTHORIZING AND DIRECTING THE MAYOR/CITY SECRETARY TO PUBLISH AND

POST NOTICE OF SUCH PUBLIC HEARINGS, AND AUTHORIZING OTHER NECESSARY ACTION.

Public Hearing for Resolution No. 2024-0003

5. Discuss, consider, and act upon Resolution No. 2024-0003
6. Discuss, consider, and act upon an interlocal agreement with Grayson County to improve Ponderosa Road for the city-owned 20' x 739' section of roadway in front of Bethel Baptist Church for \$16,258.
7. Discuss, consider, and act upon the renewal of the lease/purchase agreement between the City of Howe and Independent Financial for two (2) Ambulances in the amount not over \$40,000 due March 10, 2024, and authorize City Administrator, Monte Walker, to execute and sign all documents pertaining to the renewal.
8. Discuss, consider, and act upon the Preliminary and Final plat of MALACHI SECOND ADDITION TO THE CITY OF HOWE, GRAYSON COUNTY, TEXAS. BEING A REPLAT OF A PRT OF A LOT 8, W.J. TIGHE EDITION TO THE TOWN OF HOWE BEING A TOTAL OF 0.287 ACRES IN THE J. HANNING SURVEY, ABSTRACT NO. 544.
9. Discuss, consider, and act upon the Preliminary and Final plat of LOTS 7R & SR, BLOCK 8 W.H. BEAN'S ADDITION TO THE CITY OF HOWE, GRAYSON COUNTY, TEXAS BEING A REPLAT OF ALL OF LOT 7 & 8, BLOCK 8 W.H. BEAN'S ADDITION BEING A TOTAL OF 0.316 ACRES IN THE J.A. HANNING SURVEY, ABSTRACT NO. 544.

ORDINANCE NO. 814

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF HOWE, TEXAS, AMENDING HOWE'S ZONING ORDINANCE, AS AMENDED, TO REZONE A TRACT OF LAND, CONSISTING OF 30.06± ACRES OF LAND LOCATED IN THE MARCUS C MCKINNEY SURVEY, ABSTRACT NO. 831, GRAYSON COUNTY, TEXAS, IN THE CITY OF HOWE, GRAYSON COUNTY, TEXAS, HERETOFORE ZONED SF-1; PROVIDING THAT THE TRACT IS HEREBY REZONED AS C-2; DESCRIBING THE TRACT TO BE REZONED; PROVIDING A PENALTY CLAUSE, SAVINGS AND REPEALING CLAUSE, SEVERABILITY CLAUSE AND AN EFFECTIVE DATE; AND PROVIDING FOR THE PUBLICATION OF THE CAPTION HEREOF.

Public Hearing for Requested Zone Change and Ordinance No. 814

10. Discuss, consider, and act upon a zone change request by property owner Michelle Foster Thompson for the purpose of a zoning request seeking amendments to the City of Howe Zoning Ordinance No. 528/756 from SF-1 to C-2. [GENERAL COMMERCIAL DISTRICT.] Property Description: A TRACT OF LAND, CONSISTING OF 30.06± ACRES OF LAND LOCATED IN THE MARCUS C MCKINNEY SURVEY, ABSTRACT NO. 831, GRAYSON COUNTY, TEXAS, IN THE CITY OF HOWE, GRAYSON COUNTY, TEXAS (Property ID # 132240, THOMPSON MICHELLE FOSTER TRUST, Approx. Legal Acreage: 30.06)
11. Departmental Reports:
 - i. Police Department
 - ii. Fire Department
 - iii. Code Enforcement
 - iv. Public Works
 - v. Economic Development
 - vi. Municipal Court
 - vii. Administration
 - viii. Utility Department

EXECUTIVE SESSION:

The City Council will convene in closed session pursuant to the provisions of the Open Meeting Act, Chapter 551, Texas Government Code. Executive Session as authorized by Texas Government Code Sec. 551.071,

Consultation with 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 (Open Meetings Act); Texas Government Code Section 551.072-Deliberation regarding real property.

- Noble Ridge
- Impression Homes/Howe Meadows
- Real Estate Matters
- Interviews and Procedures to appoint/hire City Secretary

END EXECUTIVE SESSION AND RETURN TO OPEN SESSION

12. Discuss, consider, and act upon any items listed under closed or executive session, if needed.
 13. Discuss, consider, and act upon possible action to appoint/hire City Secretary

ADJOURNMENT:

Respectfully submitted,

**Karla McDonald, Mayor
 City of Howe**

I the undersigned authority, do hereby certify that the above Notice of Meeting of the City Council of the City of Howe, is a true and correct copy of said Notice: and that I posted a true and correct copy of said notice on a bulletin board, located at a place convenient and readily accessible to the general public at all times at **HOWE CITY HALL** located at **116 EAST HANING STREET, Howe, Texas** a place convenient to the public, and said Notice was posted no later than the **16th day of February, 2024 at 5:30 P.M.** and remained so posted for at least 72 hours preceding the scheduled time of said meeting.

Dated this 16th day of February 2024

Interim City Secretary Joy Stevens _____