



**NORTHLAKE TOWN COUNCIL
REGULAR MEETING MINUTES
1500 COMMONS CIRCLE, SUITE 300
AUGUST 11, 2022**

The Northlake Town Council convened in a Regular Meeting on August 11, 2022, at 5:30 p.m., in the Northlake Town Hall - Chamber Room, 1500 Commons Circle, Suite 300, Northlake, Texas.

1. CALL TO ORDER

Mayor David Rettig called the meeting to order at 5:30 p.m., and a quorum was present as follows:

- Roll Call:

David Rettig, Mayor
Robert Keeker, Place 1

Michael Ganz, Place 2

Brian Montini, Mayor Pro Tem

Roger Sessions, Place 4

Bill Moore, Place 5

Wes Boyer, Place 6

Also present were Drew Corn, Town Manager, and Ashley Dierker, Town Attorney.

- Invocation was given by Pastor Justin Paulk, Fellowship of the Parks.
- The Pledge of Allegiance to the United States and Texas Flags was recited.

2. ANNOUNCEMENTS, PROCLAMATIONS, AND PRESENTATIONS

A. Presentation - Citizen's Police Academy Alumni Association Update

The item was presented by Laura Weber, Citizens Police Academy Alumni Association President.

There was no direction provided as the item was for presentation purposes only.

B. Briefing - Proposed Fiscal Year 2022-2023 Budget

The item was presented by Drew Corn, Town Manager.

There was no direction provided as the item was for presentation purposes only

C. Briefing - Proposed Agricultural Zoning District Update

The item was presented by Nathan Reddin, Development Director.

Following discussion, Town Council consensus was for staff to proceed with creating the Agricultural Zoning District as presented and provide an update at a future meeting.

3. PUBLIC INPUT

The following public comments were received:

- Tim Wright, address on file - stated the ordinance permitting fireworks was a major mistake; many will speak in favor; Council was elected to do what is the best for the Town; act accordingly.
- Tom Dudark, address on file - advised request was sent via the portal, appreciates response from Mayor and Mayor Pro Tem; would like ordinance to stay as is; very poor decisions this year; focus on future and citizens can enjoy fireworks shows; do not punish the majority who did not do fireworks this year.
- Emers Sandria - address on file - address rumor of leadership issues; letter received outside of DCAD; County has been asked to tour and speak with staff; 7000 hours of overtime is not generated by toxic leaders or toxic staff; proposed an invite to get to know leadership; take objective view.
- Joel McGreggor, address on file - provided overview of residency in Northlake; stated RV wants his property, may have recruited others to complain; mentioned they have been trying to get his property; was advised this would never be an issue and wants to be left alone.
- Cliff Travis, address on file - expressed interest in fireworks being allowed to continue; should have been a burn ban; does not want to see fire firefighters having to worry about fighting fires; more communication.
- Rena Hardeman, address on file - advised asking what is best for Northlake negates individual liberties and bounding of this country; the discussions have been to take away fireworks because we are growing and challenge Council to find a balance; provided overview of police presentation; regarding AG Zoning would suggest this not be forced on everyone; as to Mr. McGreggor's issue - would like to see Council, not target citizen; keep Northlake different and preserve liberties.
- Alec Pisciotta, address on file – stated Northlake is a big town and referenced 8 calls received for fireworks; Council members were very outspoken about correspondence received; would love to see fireworks remain in Northlake.
- Dan Brady, address on file - stated rules can be made and people will do what they want; 8 calls should not boggle down the system; do not force change on people.

4. CONSENT ITEMS

The Consent Agenda consisted of Items 4.D-G. Item 4.E. was pulled by Mayor Rettig for Individual Consideration.

Councilmember Sessions move to approve the Consent Agenda which now consisted of Items 4.D.,F., and G. Motion seconded by Mayor Pro Tem Montini. Motion carried.

AYES (7): Rettig, Keeker, Ganz, Montini, Sessions, Moore, Boyer

NAYS (0): None

D. Consider approval of the Town Council Meeting Minutes for July 14, 2022

APPROVED

F. Consider Resolution 22-44, declaring certain personal property owned by the Town of Northlake to be surplus property and authorizing the Town Manager to dispose of such property

APPROVED RESOLUTION NO. 22-44

- G. Consider approving Resolution 22-45, approving and authorizing the Town Manager to execute an Amendment to the Interlocal Cooperation Agreement with Denton County for the design and construction of the realignment and widening of Cleveland Gibbs Road from FM 1171 to 11757 Cleveland Gibbs Road in an amount not to exceed \$4,646,000

APPROVED RESOLUTION NO. 22-45

INDIVIDUAL CONSIDERATION

- E. Consider Resolution 22-43, approving and authorizing the Town Manager to execute an Advance Funding Agreement with the Texas Department of Transportation, for design and construction of the bridge replacement located at Elizabeth Cemetery Road and Elizabeth Creek, in an amount not to exceed 10% of project costs

Pulled for Individual Consideration by Mayor Rettig

APPROVED RESOLUTION NO. 22-43

Mayor Rettig provided commentary as to the item.

Councilmember Sessions move to approve the item as presented. Motion seconded by Councilmember Boyer. Motion carried.

AYES (7): Rettig, Keeker, Ganz, Montini, Sessions, Moore, Boyer

NAYS (0): None

5. ACTION ITEMS

- H. Consider approving Ordinance 22-0811A amending Article 6.03, "Fireworks," of the Code of Ordinances of the Town of Northlake, Texas; prohibiting the detonation of fireworks in certain situations; providing a severability clause; providing a savings clause; providing that this ordinance is cumulative; providing a penalty for violation; providing for publication; and providing an effective date

APPROVED ORDINANCE NO. 22-0811A

The item was presented and discussion followed.

Following discussion, Council Member Ganz moved to approve the item as presented. Motion seconded by Councilmember Moore. Motion carried.

AYES (4): Keeker, Ganz, Sessions, Moore

NAYS (3): Rettig, Montini, Boyer

- I. Consider approval on setting the date for public hearings for the Fiscal Year 2022-2023 Proposed Tax Rate and Town Budget and set the adoption of the proposed tax rate and budget during the Regular Town Council Meeting on August 25, 2022

APPROVED PUBLIC HEARING SET ON AUGUST 25, 2022

The item was presented and discussion followed.

Following discussion, Councilmember Sessions moved to approve the item as presented. Motion seconded by Mayor Pro Tem Montini. Motion carried.

AYES (7): Rettig, Keeker, Ganz, Montini, Sessions, Moore, Boyer

NAYS (0): None

- J. Consider approval on setting the date for public hearings for the Fiscal Year 2022-2023 service and assessment plans of Northlake Public Improvement District No. 1 (Harvest) and Northlake Public Improvement District No. 2 (The Highlands) and set the adoption of the plans during the Regular Town Council Meeting on August 25, 2022

APPROVED PUBLIC HEARING SET ON AUGUST 25, 2022

The item was presented and discussion followed.

Following discussion, Mayor Pro Tem Montini moved to approve the item as presented. Motion seconded by Councilmember Moore. Motion carried.

AYES (7): Rettig, Keeker, Ganz, Montini, Sessions, Moore, Boyer

NAYS (0): None

- K. Consider denial of Denton County Appraisal District Annual Budget for Fiscal Year 2022

Mayor Rettig provided commentary as to the item, and brief discussion followed.

Councilmember Session moved to approve the item as presented. Motion seconded by Councilmember Ganz. Motion carried.

AYES (6): Rettig, Keeker, Ganz, Sessions, Moore, Boyer

NAYS (1): Montini

6. EXECUTIVE SESSION

The Town Council convened into an Executive Session at 7:53 p.m., consistent with Chapter 551 of the Texas Government Code, as amended, or as otherwise allowed by law to address the following:

a. Section 551.071 - Consultation with Attorney

- i. Development of Charles Faught tracts totaling approximately 152.3 acres of land generally located north of Evelyn Lane, west of Faught Road, and south of Robson Ranch Road.
- ii. Notice of Violation involving property located at 8921 E. Sam Lee, Northlake, Texas.
- iii. Development of Virgil Jackson Brown Trust tract totaling approximately 66 acres of land located in extraterritorial jurisdiction generally east of Faught Road, north of Carpenter Road.
- iv. Development of Oneta Lee Cope Trust tract totaling approximately 69 acres of land located in extraterritorial jurisdiction west of FM 156, north of Sam Reynold Rd., and east of Boss Range Rd.

- v. Development of Northlake Land Development Partners LLC and Northlake MOB Development Partners LLC tracts totaling approximately 6.53 acres of land located in the extraterritorial jurisdiction north of FM 407 approximately 1,200 feet west of Thompson Road.

b. Section 551.074 - Personnel Matters

- i. Town Manager Compensation.

c. Section 551.087 – Economic Development

- i. Potential development agreement with Henry Northlake Development LLC on five tracts totaling approximately 122 acres generally located east of I-35W and north of Denton Creek.
- ii. Potential development agreement and annexation of the CKD Holdings Tracts on approximately 24.8-acre, 11.9-acre, and 1.8-acre tracts of land generally located north of Oliver Creek and west of FM 156 in the extraterritorial jurisdiction of the Town.

7. RECONVENE INTO OPEN SESSION

Mayor Rettig reconvened the Regular Meeting at 9:16 p.m., to address any Council action regarding the items deliberated during Executive Session. The Council addressed the following:

- b.i. Town Manager Compensation
APPROVED

Mayor Rettig moved to approve the compensation for the Town Manager as deliberated during Executive Session. Motion seconded by Councilmember Sessions. Motion carried.

AYES (7): Rettig, Keeker, Ganz, Montini, Sessions, Moore, Boyer
NAYS (0): None

8. ADJOURN

With no further business, Mayor Rettig adjourned the meeting at 9:17 p.m.

/S/
David Rettig, Mayor

Attest:

/S/
Zolaina R. Parker, Town Secretary



MINUTES APPROVED ON: August 25, 2022