

**STATE OF TEXAS
COUNTY OF DENTON
CITY OF CORINTH**

On this, the 18th day of February 2021, the City Council of the City of Corinth, Texas, met in Workshop Session at the Corinth City Hall at 5:45 P.M., located at 3300 Corinth Parkway, Corinth, Texas. The meeting date, time, place, and purpose as required by Title 5, Subtitle A, Chapter 551, Subchapter C, Section 551.041, Government Code, with the following members to wit:

Council Members Present:

Bill Heidemann, Mayor
Sam Burke, Mayor Pro-Tem
Scott Garber, Council Member
Steve Holzwarth, Council Member
Tina Henderson, Council Member
Kelly Pickens, Council Member

Staff Members Present:

Bob Hart, City Manager
Lana Wylie, City Secretary
Patricia Adams, Messer – Fort – McDonald
Jason Alexander, Economic Development Corporation Director
Helen-Eve Beadle, Planning & Development Director
George Marshall, City Engineer
Michelle Mixell, Planning & Development Manager
Miguel Inclan, Planner
Lee Ann Bunselmeyer, Finance, Communications & Strategic Services Director
Jerry Garner, Police Chief
Shea Rodgers, Technology Services Manager
James Trussell, Multi-Media Production Intern
Lance Stacy, City Marshal

CALL TO ORDER:

Mayor Heidemann called the meeting to order at 5:51 P.M.

WORKSHOP BUSINESS AGENDA:

- 1. Continue the discussion on policy governance from a presentation at January 28, 2021, Council meeting.**

City Manager Hart continued the policy governance discussion with the City Council. He used an example of Technology Services. Staff reports to City Council several times each year with the cyber security monitoring report. Communication is crucial with regard to policies. With the storm, the preparation was for ice and streets. The electricity blackouts changed the focus. The city had to assess the magnitude and then began disseminating information to the public. With increased communications, a shift occurred from negative to more positive comments. City Manager Hart contacted County Judge Eads and State Representative Stuckey for assistance. Corinth was on the front end of the curve. The county assisted with two generators. Lake Cities Municipal Utility Authority (LCMUA) assisted with cross connections for water service. None of the water tanks broke or lost pressure to require a boil water notice. Addressing the

pump stations and how to move forward with a system that was built in early 1990. Oncor reliability factor at that time was 99%. The city did not spend the extra funds to build back-ups. With deregulation and generation source changes, reliability is not there with Oncor. A water storage tank valve broke, the tank had to be drained, the repair made, and refilled. The SCADA system measures the pumps and water levels froze. Upper Trinity delivered a valve to the city. Wilstone fixed the valve. The relationships the city has with many vendors proved to be beneficial. There are 270 units without power, 163 are the Boulevard Apartments and 33 apartments at Timber Ridge Apartments, 74 homes. Oncor is working on transformers, fuses and wiring. Public Works and the fire department are assisting with emergency water shut offs. The fire department's monthly calls are approximately 300-320 and have had 300+ to date with this event. The next concern is water line breaks and determining the process for sewer averaging. Oncor has restored electricity to the Boulevard Apartments. Staff will talk with the Emergency Operations Center regarding getting water to residents that do not have drinking water.

Council Member Garber inquired about well-checks for residents without power. He said he would be willing to check on residents if they could obtain the address, along with the other City Council Members.

2. Receive a presentation, hold a discussion, and provide staff direction regarding the City's screening and fencing regulations.

Council Member Garber requested the item be added to the agenda due to the residents on Shady Shores Road. Many of the residents have iron fencing and with the traffic and pools, are the residents permitted to install 8' privacy fencing?

Helen-Eve Beadle, Planning and Development Director, stated in 2019 and in 2020 amendments were made to the fencing code and shared a presentation with the City Council. A copy of the presentation is attached.

Council Member Garber confirmed the current process, as long as a wood fence is not erected in front of, or behind a decorative metal fence, and as long as the horizontal slats are facing the property rather than outward, and assuming that that property is not abutting an open space, it is acceptable to install an 8' privacy fence until the fence screen code is revised. Stating, the first person to install an 8' privacy fence, the followers would be required to install the same. Mrs. Beadle confirmed, if permitted to adopt consistent standards along the roadway.

Council Member Henderson requested adding rebuild requirement specifications and Council Member Pickens inquired about double fencing, having ornamental iron fence inside a wooden privacy fence. Mrs. Beadle confirmed the current code is written to allow a single fence and confirmed a permit is required for fence installation. She confirmed HOA rules supersede the city's requirements.

City Manager Hart inquired about a recommendation. Council Member Garber stated as it is written, he understands. He also stated another workshop session conversation would be appreciated to discuss uniform fencing rules.

3. Discuss Regular Meeting Items on Regular Session Agenda, including the consideration of closed session items as set forth in the Closed Session agenda items below.

**There was no discussion on regular session items.
There was no closed session during the workshop session.**

CLOSED SESSION:

The City Council convened in closed session to consider any matters regarding matters pursuant to Chapter 551 of the Texas Government Code.

Section 551.071. (1) Private consultation with its attorney to seek advice about pending or contemplated litigation; and/or settlement offer; and/or (2) a matter in which the duty of the attorney to the government body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act.

Section 551.072. To deliberate the purchase, exchange, lease or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

Section 551.074. To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee.

Section 551.087. To deliberate or discuss regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect.

a. Project Agora

After discussion of any matters in closed session, any final action or vote taken will be in public by the City Council. City Council shall have the right at any time to seek legal advice in Closed Session from its Attorney on any agenda item, whether posted for Closed Session or not.

RECONVENE IN OPEN SESSION TO TAKE ACTION, IF NECESSARY, ON CLOSED SESSION ITEMS.

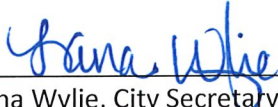
ADJOURN:

Mayor Heidemann adjourned the workshop session at 6:52 P.M.

AYES:

Meeting adjourned.

Approved by Council on the 15th day of April 2021.



Lana Wylie, City Secretary
City of Corinth, Texas

