



NOTICE OF THE TOWN COUNCIL
TOWN COUNCIL REGULAR MEETING

August 21, 2023 at 6:00 PM

Argyle Town Hall, 308 Denton Street, Argyle, Texas

AGENDA

Notice is hereby given as required by Title 5, Chapter 551.041 of the Government Code that the Argyle Town Council will meet in a Town Council Regular Meeting on August 21, 2023 at 6:00 PM at the Argyle Town Hall, 308 Denton Street, Argyle, Texas.

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

American Flag

Texas Flag: "Honor the Texas Flag; I pledge allegiance to thee Texas, one state under God, one and indivisible."

SPECIAL PRESENTATIONS AND ANNOUNCEMENTS

(Mayoral proclamations, presentations of awards and certificates, and other acknowledgements of significant accomplishments or service to the community.)

1. Proclamation to designate September 2023 as Live United Month *(United Way of Denton County)*

STAFF REPORT

(Staff Reports are for discussion only. No action may be taken on items listed under this portion of the agenda, other than to provide general direction to staff or to direct staff to place such items of a future agenda for action.)

2. Active and Potential Development Review Committee Project List *(Nabila Nur, Director of Community Development)*
3. Monthly Reports (Denton County ESD#1 Report, Police Department Report, Financial Report, Development & Code Compliance Report, Public Information Request Report, and Municipal Court Report) *(Erika McComis, Town Administrator)*
4. Fiscal Year 2024 Proposed Budget Overview. *(Erika McComis, Town Administrator)*

OPEN FORUM

This is an opportunity for the public to address the Town Council on any matter of public business, except public hearings. Comments related to public hearings will be heard when the specific hearing begins. Each speaker is limited to five (5) minutes, unless the speaker requires the assistance of a translator, in which case the speaker is limited to ten (10) minutes, in accordance with applicable law. Each speaker shall approach the podium and state their name and address. Speakers shall address the governing body with civility that is conducive to appropriate public discussion. Speakers can address only the governing body as a whole and not individual city officials or employees. The public cannot speak from the gallery but only from the podium. Per the Texas Open Meetings Act, the Council is prohibited from deliberating or taking action on any matter not listed on the agenda. The Council may only: (1) make a statement of fact regarding the item; (2) make a recitation of existing policy regarding the item; or (3) propose the item be placed on a future agenda, in accordance with Council adopted procedures.

CONSENT AGENDA

Any Council member may request an item on the Consent Agenda to be taken up for individual consideration.

5. Consider approval of the July 17, 2023, Town Council meeting minutes as recorded.
6. Consider approval of the July 19, 2023, Town Council Budget Workshop special meeting minutes as recorded.
7. Consider approval of the July 19, 2023, Town Council special meeting minutes as recorded.
8. Consider approval of the August 07, 2023, Town Council special meeting minutes as recorded.
9. Consider approval of Resolution 2023-38 appointing members to the Crime Control and Prevention District Board.
10. Consider approval of Resolution 2023-39 of the Town of Argyle suspending the September 1, 2023, effective date of CoServ Gas, LTD.'s requested rate change to permit the Town time to study the request and to establish reasonable rates; approving cooperation with other cities in the CoServ service area, to hire legal and consulting services and to negotiate with the company and direct any necessary litigation and appeals.
11. Consider approval of a Resolution 2023-40 of the Town of Argyle adopting the Atmos Rate Review Mechanism settlement.
12. Consider approval of Resolution 2023-41 authorizing the execution of agreements with Blue Cross Blue Shield of Texas (BCBS) for health insurance; Beam for dental and vision; and Mutual of Omahao for long term disability, short term disability, and life and accidental death & disability insurance to be included in the FY 2024 Employee Benefits Package.

13. Consider approval of Resolution 2023-42 approving an engagement letter with Raftelis Financial Consultants, Inc. for the purpose of conducting a wastewater financial planning and rate study and authorizing the Town Administrator to execute said letter on behalf of the Town of Argyle.
14. Consider approval of Ordinance 2023-24 to update the Highlands of Argyle Public Improvement District Service and Assessment Plan and Assessment Roll for 2023.
15. Consider approval of Ordinance 2023-25 to update the Waterbrook of Argyle Public Improvement District Service and Assessment Plan and Assessment Roll for 2023.
16. Consider approval of Resolution 2023-44 approving an amendment to the Solid Waste Collection Contract with Republic Services, Inc.; and authorizing the Town Administrator to execute said contract on behalf of the Town of Argyle.

WORKSHOP ITEMS

(Workshop items are for discussion only. No action may be taken on items listed under this portion of the agenda, other than to provide general direction to staff or to direct staff to place such items on a future agenda for action.)

17. Discussion on Planning and Zoning Commission request for introducing an additional use on the use chart for developments with a building between 25,000 and 39,999 square feet.

PUBLIC HEARING ITEMS

18. Hold a public hearing and consider approval of Ordinance 2023-26 allowing a Specific Use Permit (SUP-23-003) for a Child Day Care Center (Business) located at 401 South US Hwy 377, Town of Argyle, Denton County, Texas; and being located on the east side of US Hwy 377, south of Cook Street, and north of FM 407.

ACTION ITEMS

19. Discuss, consider, and take action to approve Resolution 2023-43 repealing Resolution 2011-42, which established the Argyle Senior Citizens Organization Board as a part of the Town of Argyle Boards and Commissions and to fund and establish a Senior Coordinator to coordinate monthly luncheons and activities for Argyle Seniors.
20. Discuss, consider and take action on a variance request to the minimum acreage required for a septic system for 224 Crawford Street, Argyle, Texas.
21. Discuss, consider, and take action on a request to purchase radar signs for placement along town roads in an amount not to exceed \$60,000.
22. Discuss, consider, and take action to approve Ordinance 2023-27 amending the Code of Ordinances of the Town of Argyle, Texas, by adding Article 4.07 Short Term Rentals to Chapter 4 Business Regulations.

EXECUTIVE SESSION

In accordance with Texas Government Code, Chapter 551, Subchapter D, the Town Council may convene in a closed session. After the Executive Session, discussion on any of the following items, any final action or vote taken will be in public.

Real Property

§551.072: Deliberate the purchase, exchange, lease, or value of real property:

23. Project AB

OPEN SESSION

In accordance with Texas Government Code, Section 551, the Town Council will reconvene into Open Session and consider action, if any, on matters discussed in Executive Session.

RECEIVE REQUESTS FROM COUNCIL MEMBERS/STAFF FOR ITEMS TO BE PLACED ON FUTURE MEETING AGENDA

Discussion under this section must be limited to whether or not the Council wishes to include a potential item on a future agenda.

ADJOURN

NOTE: As authorized by Section 551.071 of the Texas Government Code (Consultation with Town Attorney), this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the Town Attorney on any agenda item herein.

CERTIFICATION

I hereby certify the above Notice of Meeting was posted on the bulletin board at Argyle Town Hall, a place convenient and readily accessible to the general public at all times, and to the Town's website in compliance with Chapter 551, Texas Government Code, on **August 18, 2023, by 5:00 p.m.** and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.



Town Secretary



Persons with disabilities who plan to attend this public meeting and who may need auxiliary aid or services are requested to contact the Argyle Town Hall 48 hours in advance, at 940-464-7273, and reasonable accommodations will be made for assistance.