

**NOTICE OF MEETING
THE CITY COMMISSION OF BROCK, TEXAS**

MAYOR JAY HAMILTON
COMMISSIONER BEN DAVIS
COMMISSIONER DEBBIE SCRIMSHIRE

ATTORNEY WHITT L. WYATT
TOWN CLERK ALYSSA VANESLER

MEETING DATE AND TIME:

Monday, September 18, 2023, 6:30 PM

MEETING LOCATION:

Brock Community Center
2115 FM 1189 Brock TX 76087

REGULAR AGENDA

Begins at 6:30pm

Unless specifically noted otherwise, action may be taken on any item listed below

1. CALL TO ORDER AND ANNOUNCE QUORUM

Commissioner Ben Davis called the regular meeting to order at 6:31 P.M. and announced that a quorum was present. Commissioners present at meeting: Ben Davis and Debbie Scrimshire. Also present were Mayor Jay Hamilton, Town Clerk Alyssa Vanesler. Attorney Whitt Wyatt attended the meeting via phone.

2. INVOCATION AND PLEDGE

Commissioner Ben Davis led the Commission and attendees in the invocation and the pledge.

3. REGULAR AGENDA: Discussion and Possible action on the following

3.1 PUBLIC HEARING on an Ordinance of the Town of Brock, Texas approving and adopting the annual budget for Fiscal Year beginning October 1, 2023 through September 30, 2024.

Mayor Jay Hamilton opened the Public Hearing at 6:57 P.M. Commissioner Ben Davis made a motion to approve and adopt the annual budget for Fiscal Year beginning October 1, 2023 through September 30, 2024. Commissioner Debbie Scrimshire seconded. The motion passed 3-0. The Public Hearing was closed at 7:07 P.M.

3.2 Tawnie VanderLans

The Owner Chef's pantry, a soon-to-be opened establishment at 1891 FM 1189, presented a sample of a graphic she would like to have painted as a mural on the side of the building. Commissioner Ben Davis made a motion to approve the mural. Commissioner Debbie Scrimshire seconded. The motion passed 3-0.

3.3 Review contract from selected firm, Provenance Engineering, for Water/Wastewater Engineering Services.

Mayor Hamilton said that an American Rescue Plan Act (ARPA) grant of \$750,000 was awarded to the Town of Brock to put a water/wastewater plan together; planning for this project began in July 2022. Commissioner Debbie Scrimshire made a motion to approve item 3.3. Commissioner Ben Davis seconded. The motion passed 3-0.

3.4 Discussion on Bachoo Shopping Center

Shelby Warren, a General Contractor from Fort Worth, attended the meeting to discuss a plan to build a 7,000 square foot building for a convenience/liquor store, 4 gas pumps, 4 electrical charging stations. There is an existing building on the property that will stay as is. Mayor Hamilton recommended that he work with TXDOT to do a traffic study as a turn lane and stop light may be needed at the location (1421 FM 1189). Gil Blackburn attended the

meeting and mentioned that there may be an issue with the proposed septic tank. Mr. Warren agreed that he will update the plan and bring it back to the Commission for further review.

3.5 Authorize Interlocal agreement with Parker County for joint road projects.

Per Town Attorney Whitt Wyatt, the Town is looking to get updated, newly signed agreements. Mayor Hamilton would also like to get interlocal agreements with the Parker County Attorney's office, sheriff's office, Fire Marshall, and permit office. Commissioner Ben Davis made a motion to table item 3.5 until the next Commission meeting. Commissioner Debbie Scrimshire seconded. The motion passed 3-0.

3.6 Request for Qualifications (RFQ) to solicit proposals for financial audit services

Commissioner Ben Davis made a motion to approve item 3.6. Commission Debbie Scrimshire seconded. The motion passed 3-0.

3.7 TABLED FROM THE 8/21/23 TOWN COMMISSION MEETING: Discuss an ordinance establishing a permitting requirement for mobile food vendors

Discussion between Commissioners regarding community hosted events or fundraisers, such as at Christmas time. The Commission discussed working with the Brock Business Council to learn more about upcoming events in the Town. Commissioner Ben Davis made a motion to Table item 3.7. Commission Debbie Scrimshire seconded. The motion passed 3-0.

3.8 Discuss fire certification of occupancy inspection

Commissioner Ben Davis made a motion to Table item 3.8. Commissioner Debbie Scrimshire seconded. The motion passed 3-0.

3.9 Town Communications: Town of Brock Facebook & Instagram pages, Town website

Town Clerk Alyssa Vanesler discussed the creation of a Town of Brock Facebook and an Instagram page. Alyssa is beginning to spread the word through the Brock Moms Facebook page as well as Tonya Taylor's Brock Facebook page.

3.10 Approve Meeting Minutes from August 21, 2023 Commission Meetings.

Commissioner Ben Davis made a motion to approve item 3.10. Commissioner Debbie Scrimshire seconded. Mayor Jay Hamilton abstained. The motion passed 2-0.

3.11 Approval of Invoices for Payment:

- (a) Legal Services – WHF Invoice #180 (\$12,362.50)
- (b) Parker County Precinct #3 - Sign Replacement Savannah Drive (\$312.86) & Sign Replacement Country Place Rd. (\$207.70)
- (c) Nextlink monthly phone service - (\$42.07)
- (d) The Weatherford Democrat advertising invoice #00112857 (\$63.75) and invoice #00113060 (\$53.45)
- (e) Texas Municipal League (\$396.50)
- (f) Provenance Engineering, LLC - (\$14,800)
- (g) Blue Ridge Signs - (\$395)

Commissioner Ben Davis made a motion to approve item 3.11. Commissioner Debbie Scrimshire seconded. The motion passed 3-0.

3.12 TABLED FROM THE JUNE 26, 2023 TOWN COMMISSION MEETING: Public hearing to consider approval of AN ORDINANCE OF THE TOWN OF BROCK, TEXAS, AMENDING THE COMPREHENSIVE ZONING ORDINANCE BY REZONING APPROXIMATELY 11.51± ACRES OF LAND GENERALLY LOCATED AT 1700 FM 1189, FROM LOCAL RETAIL (LR), TO A NEW PLANNED DEVELOPMENT (PD) ZONING DISTRICT TO ALLOW A MIXED USE DEVELOPMENT COMPRISED OF OFFICE, RESTAURANT AND RETAIL, USES, AND ASSOCIATED PUBLIC AND PRIVATE OPEN

SPACE AND COMMON AREAS; FURTHER PROVIDING FOR THE APPROVAL OF A CONCEPT PLAN AND BUILDING ELEVATIONS; PROVIDING A PENALTY NOT TO EXCEED TWO THOUSAND AND NO/100 DOLLARS (\$2,000.00); PROVIDING FOR SAVINGS, NO SEVERABILITY AND AN EFFECTIVE DATE.

Sharlynn Kisner attended the meeting and asked about the status of this project. Mayor Hamilton told her the Commission will need an update from the Grindstone developers. She said she will pass this information on to the developers.

4. REPORTS:

4.1 City Attorney Update re the Town’s Comprehensive Plan, Zoning Ordinance and Development Codes.

4.2 Review Town checking account deposits/disbursements

5. CITIZEN COMMENTS: The public may address the Commission regarding any item. Persons desiring to address the Commission must register on the sign-in sheet prior to the start of the meeting. Comments are limited to three (3) minutes.

Limited reply by the Commission is allowed under The Texas Open Meetings Act as follows: (a) If, at a meeting of a governmental body, a member of the public or of the governmental body inquires about a subject for which notice has not been given as required by this subchapter, the notice provisions of this subchapter do not apply to: (1) A statement of specific factual information given in response; or (2) A recitation of existing policy in response; (b) Any deliberation of or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting

6. EXECUTIVE SESSION: The Commission reserves the right to adjourn into executive session at any time during the meeting to discuss any of the matters listed on the agenda, as authorized by Texas Government Code Section 551.071, CONSULTATION WITH ATTORNEY.

Discuss and consider action following executive session.

7. ADJOURN

Mayor Jay Hamilton made a motion to adjourn the meeting and Commissioner Debbie Scrimshire seconded. The meeting was adjourned at 7:41 P.M.

CERTIFICATION

I hereby certify that the above notice of meeting was posted on or before Friday, September 15, 2023, prior to 6:30 p.m. at the Brock Community Center, 2115 FM 1189 Brock Texas 76087 and at Brock Town Hall, 2451 FM 1189, Brock, Texas 76087.

Alyssa Vanesler

Alyssa Vanesler
Town Clerk

ACCESSIBILITY STATEMENT

In compliance with the Americans with Disabilities Act, reasonable accommodations for persons attending meetings will be provided. To better serve you, requests should be received 24 hours prior to the meetings. Please contact Alyssa Vanesler at townclerk@brocktx.net or via phone 817-396-5333.