

**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, June 26, 2023 at 6:30 PM
(6:00pm Commission Work Session)

MEETING LOCATION:
Brock Community Center
2115 FM 1189 Brock TX 76087

WORK SESSION AGENDA
Begins at 6:00pm

The items on the work session agenda are for discussion only

1. CALL TO ORDER AND ANNOUNCE QUORUM

The work session meeting started at 6:13 P.M. Commissioners present at the meeting: Ben Davis and Debbie Scrimshire. Mayor Hamilton arrived at 6:34 P.M.

2. WORK SESSION ITEMS

2.1 Announce and welcome new Town Clerk Alyssa Vanesler

2.2 Discuss Town of Brock Comprehensive Zoning Ordinance and Procedure for Zoning Change Applications

REGULAR AGENDA
Begins at 6:30pm

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

3. CALL TO ORDER AND ANNOUNCE QUORUM

Mayor Hamilton called the regular meeting to order at 7:27 P.M. and announced that a quorum of Commissioners was present. Commissioners present at meeting: Ben Davis and Debbie Scrimshire

4. INVOCATION AND PLEDGE

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

5.1 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 TWOTHOUSAND AND NO/100 DOLLARS (\$2,000.00); PROVIDING FOR

SAVINGS, NO SEVERABILITY AND AN EFFECTIVE DATE. *Mayor opened the hearing for public comments. Citizens spoke. At the conclusion of the citizen's comments, Ben Davis made the motion to Table 5.1*

5.2 Resolution R-2023-01 approving an application for final plat for a 2.00 acre portion of the tract described in the deed to Blackburn Ranches LLC as recorded under document number 202112296 Official Public Records, Parker County, Texas, commonly known as Brock Crossing. *Ben Davis made a motion to approve Item 5.2. Debbie Scrimshire seconded. The motion passed (3-0).*

5.3 Discuss development application for a mixed-use development generally located at the NW corner of the intersection of FM 1189 and Eagle Meadow Drive (Riverstone Vet Clinic). *Mayor called on Scott Crawford, who represents owner Dr. Ryan Cate. Mr. Crawford referenced a letter submitted to the Town on June 23, 2023, in lieu of an application. Mayor clarified that a conditional use permit is required. The City handles the review of zoning applications. Bureau Veritas handles Plan Review. 15-day notice is required prior to the hearing. No Motion at this time.*

5.4 Review of Mixed Beverage and City Sales and Use Tax Allocation Summaries. *No Action*

5.5 Discuss current Town Hall Office lease and possible extension of the current term. *Town Clerk discussed current lease, which expires September 30, 2023, and lease payments have been made through June 2023. Ben Davis made a motion to approve Item 5.5, extending lease another 9 months and making lease payment through September 2023. Debbie Scrimshire seconded. The motion passed (3-0).*

5.6 Nextlink phone installation at Town Hall Office. *Town Clerk discussed phone installation. \$70 fee estimate to run up to 300 feet of cable. Ben Davis made a motion to approve Item 5.6, Debbie Scrimshire seconded. The motion passed (3-0).*

5.7 Approval of Invoices for Payment:

- (a) Legal Services – WHF Invoice #115 (\$9,426.25)
- (b) Town Plat Review – Jamie Tierce Invoice #108 (\$400)
- (c) TML Member Services Fee Invoice (\$632.00)

Ben Davis made a motion to approve Item 5.7, Debbie Scrimshire seconded. The motion passed (3-0).

6. REPORTS: None

- 7. 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

8. **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.

8.1 Receive legal advice from City Attorney work session item 2.2 and regular agenda item 5.1

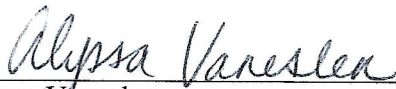
Discuss and consider action following executive session.

9. **ADJOURN**

Ben Davis made a motion to adjourn the meeting and Debbie Scrimshire seconded. The motion passed 3-0 and the meeting was adjourned at 8:55 P.M

CERTIFICATION

I hereby certify that the above notice of meeting was posted on or before Friday, June 23, 2023, prior to 6:00 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
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.