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**Minutes**  
**Forney City Council**  
**Tuesday, October 19, 2021**  
**6:30 p.m. Regular Meeting**  
**Council Chambers**  
**City Hall, 101 E. Main Street, Forney, Texas 75126**

**I. CALL TO ORDER**

Mayor Lewis called the meeting to order at 6:30 p.m. Present were Mayor Amanda Lewis, Mayor Pro Tem James Traylor and Council Members Cecil Chambers, Robbie Powers, Sarah Salgado, Derald Cooper and Jason Roberson. Also present was Interim City Manager Charles Daniels.

**II. INVOCATION AND PLEDGE OF ALLEGIANCE – COUNCIL MEMBER CECIL CHAMBERS**

Pastor Caleb Turner of Mesquite Friendship Baptist Church gave the invocation and Council Member Chambers led the Pledge of Allegiance.

**III. PROCLAMATIONS / PRESENTATIONS**

**1. Proclamation for Fire Prevention Week and Forney Firefighters Day.**

Mayor Lewis read and presented a proclamation for Fire Prevention Week and Forney Firefighters Day to representatives of the Forney Fire Department – John Holcomb, Brian Jones, Kyle McAfee, Matthew Lobban, Israel D. Torres, Chris Payne and Randall Morris.

Interim City Manager Daniels recognized two public works crew members – Dean Moore and Juan Mojica – for helping a woman with her flat tire.

**IV. APPROVAL OF MINUTES**

**1. Consider approval of the Minutes of the September 21, 2021, City Council Meeting.**

Mayor Lewis asked if Council had any changes to the minutes. There being no changes, Mayor Lewis called for a motion. Council Member Chambers made a motion to approve the Minutes of the September 21, 2021, City Council meeting and Council Member Roberson seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.

**2. Consider approval of the Minutes of the September 23, 2021, Special City Council Meeting.**

Mayor Lewis asked if Council had any changes to the minutes. There being no changes, Mayor Lewis called for a motion. Council Member Chambers made a motion to approve the Minutes of the September 23, 2021, Special City Council meeting and Council Member Salgado seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.

**V. OPEN FORUM/CITIZEN COMMENTS**

This is the public's opportunity to address the City Council on any matter related to the City. In accordance with the Texas Open Meetings Act, Section 551.042, the City Council cannot discuss, consider, or take action on matters not listed on the agenda. The City Council will receive citizen comments on non-agenda items, and if necessary, may refer the matter to City staff for research,

54 resolution, or referral to Council on a future agenda. As described in the City's Public Meeting  
55 Procedures, comments will be limited to three (3) minutes.

56  
57 Mayor Lewis opened the open forum session, but no one came forward to address the Council,  
58 so Mayor Lewis closed the open forum session.

59  
60 **VI. CONSENT AGENDA**

61 The items on the Consent Agenda are considered to be self-explanatory by the Council and will be  
62 enacted in one motion. There will be no separate discussion of these items unless requested by a  
63 Council Member.

- 64  
65 1. **Consider approval of a preliminary plat for the Fox Daycare Addition,**  
66 **located northeast of the intersection of South F.M. 548 and F.M. 741.**  
67  
68 2. **Consider approval of a final plat for the Fox Daycare Addition,**  
69 **located northeast of the intersection of South F.M. 548 and F.M. 741.**  
70  
71 3. **Consider approval of a site plan for CHC Retail Forney, located**  
72 **northeast of the intersection of South F.M. 548 and F.M. 741.**  
73  
74 4. **Consider approval of a preliminary plat for the South F.M. 548 Retail**  
75 **Addition, located northwest of the intersection of South F.M. 548**  
76 **and F.M. 1641.**  
77  
78 5. **Consider approval of a site plan for South F.M. 548 Retail, located**  
79 **northwest of the South F.M. 548 and F.M. 1641 intersection.**  
80  
81 6. **Consider approval of a preliminary plat for the Trailhouse Park**  
82 **Addition, located north of E. U.S. Highway 80 and west of**  
83 **Trailhouse Lane.**  
84  
85 7. **Consider approval of a final plat for the Trailhouse Park Addition,**  
86 **located north of E. U.S. Highway 80 and west of Trailhouse Lane.**  
87  
88 8. **Consider approval of a Resolution designating the Forney**  
89 **Messenger as the official newspaper.**  
90  
91 9. **Consider approval of a resolution approving the City's investment**  
92 **policy and broker's list.**  
93  
94 10. **Consider approval of the revisions to the revised FY22 Fire**  
95 **Department Pay Plan.**  
96  
97 11. **Consider action on a Resolution approving an expenditure under**  
98 **Section 501.073 Texas Local Government Code and a Performance**  
99 **Agreement between the Forney Economic Development Corporation**  
100 **and Lovett Industrial LLC.**

101  
102 Mayor Lewis asked if Council wanted to pull any items for discussion. No items were pulled.  
103 Mayor Lewis then read the entire Consent Agenda. Mayor Lewis called for a motion. Council  
104 Member Powers made a motion to approve the entire Consent Agenda and Council Member  
105 Cooper seconded the motion. Mayor Lewis asked for a clarification for Consent Agenda Items  
106 No. 1, 2, and 3. Community Development Director Peter Morgan stated that there are no plans

107 for a daycare and that the developer is moving forward with the retail portion for this property. He  
108 just didn't change the name of the development.

109  
110 The motion passed unanimously by a vote of 7 ayes and 0 nays.

111  
112 **VII. PUBLIC HEARING ITEMS**

- 113  
114 **1. Hold a public hearing and discuss and consider approval of an**  
115 **Ordinance approving a Conditional Use Permit for a car wash to**  
116 **operate as a permitted use on 1.5 acres of land at the northwest**  
117 **corner of South F.M. 548 and F.M. 1641. [Read Ordinance Caption]**  
118

119 Community Development Director Peter Morgan discussed this item. Michael Scarbrough  
120 requests approval of a Conditional Use Permit. The purpose of the request is to allow for a new  
121 Quick N Clean car wash to operate at the northwest corner of South F.M. 548 and F.M. 1641.  
122

123 The property consists of 1.5 acres of land zoned in the Fox Hollow Planned Development  
124 (Ordinance 10- 55), originally approved by City Council on September 17, 2002. The Fox Hollow  
125 Planned Development allows for the west side of South F.M. 548 to have Commercial District  
126 uses. In the Commercial District a car wash does require the approval of a Conditional Use Permit.  
127

128 An automated car wash is the use being proposed by this Conditional Use Permit request. The  
129 site plan shows that access will be from the west side of the property. A shared right-in/right-out  
130 only driveway connects to South F.M. 548. The 5,400 square foot car wash tunnel is designed  
131 on the east side of the property, adjacent to TxDOT right-of-way which is not in use. Parking  
132 spaces are provided to the west of the building and the spaces have a vacuum canopy.  
133

134 Michael Scarbrough came forward to address the Council. Mr. Scarbrough stated that this is not  
135 a full service car wash – it is a drive through. The hours will be 7 a.m. to 8:00 p.m.  
136

137 Mayor Lewis opened the public hearing at 6:54 p.m. No one came forward to address the Council,  
138 so Mayor Lewis closed the public hearing at 6:54 p.m.  
139

140 Mayor Lewis called for a motion. Mayor Pro Tem Traylor made a motion to deny the request and  
141 Council Member Salgado seconded the motion. The motion to deny passed by a vote of 6 ayes  
142 and 1 nay [Powers]. Mayor Pro Tem Traylor stated that this is a high traffic/prime piece of property  
143 and he does not believe that the proposed use is ideal.  
144

- 145 **2. Hold a public hearing and discuss and consider approval of an**  
146 **Ordinance to rezone 2.605 acres of property from General Retail**  
147 **district to Light Industrial district. The property is located at 905 E.**  
148 **Broad Street. [Read Ordinance Caption]**  
149

150 Community Development Director Peter Morgan discussed this item. Rick Wilson requests  
151 approval to rezone 2.605 acres of property from General Retail district to Light Industrial district.  
152 The purpose of the request is to allow the property to be developed and/or operate according to  
153 Light Industrial zoning standards.  
154

155 The property is currently used by Oncor as a franchise utility contractor office, with a large metal  
156 building and vehicle parking located on it. The property is zoned in the General Retail district.  
157

158 The applicant requests to rezone the property to the Light Industrial district. Section 37.2 of the  
159 Zoning Ordinance provides the approved uses for each zoning district. The Light Industrial district  
160 does allow more 'Commercial and Wholesale Trade' and 'Light Industrial/Manufacturing Uses'

161 compared to the General Retail district. The applicant did indicate to staff that the property was  
162 originally zoned Light Industrial and that notification was not provided when it was zoned to  
163 General Retail in the early 2000's. Staff does not have the records necessary to confirm this.  
164 There is an appraisal report which identifies the property as Light Industrial in 2001, with a light  
165 manufacturing use on the property.

166  
167 Staff received four (4) phone calls and one (1) email from adjacent property owners in opposition  
168 of the request due to not wanting light industrial zoning at that location.

169  
170 Beau Wilson came forward to address the Council. Mr. Wilson stated that they were unaware of  
171 the change to General Retail.

172  
173 Mayor Lewis opened the public hearing at 7:00 and the following persons came forward to  
174 address the Council:

175  
176 Nate Dettmer  
177 Chestnut Street  
178 Forney, Texas 75126  
179 Mr. Dettmer prefers that the property stay General Retail.

180  
181 Ms. Helen Williams  
182 905 East Buffalo Street  
183 Forney, Texas 75126  
184 Ms. Williams stated that she and her sister, Shirley Mays, do not want Light  
185 Industrial. Please keep it as is.

186  
187 There being no one further to address the Council, Mayor Lewis closed the public hearing at 7:14  
188 p.m.

189  
190 Mayor Lewis called for a motion. Council Member Roberson made a motion to deny the request  
191 and Council Member Powers seconded the motion. The motion to deny was approved  
192 unanimously by a vote of 7 ayes and 0 nays. Council Member Roberson stated that there are too  
193 many unknowns at this time including what the property could be used for in the future. Oncor  
194 can continue operating and even expand its parking lot with its current zoning.

195  
196 **VIII. DISCUSSION / ACTION ITEMS**

197  
198 **1. Transportation Presentation on Current Kaufman County Bond**  
199 **Projects and Potential City Road Projects.**

200  
201 City Engineer Karl Zook discussed the following:

202  
203 **Objectives**

- 204  
205 1.) Funding Opportunities  
206 2.) TxDOT/County Bond Project Process  
207 3.) Established and Potential Roadway Projects in Forney  
208 A.) Kaufman County Bond Projects  
209 B.) City Projects

210  
211 **Funding opportunities**

- 212  
213 1.) Funding Opportunities  
214 A.) Kaufman County Bonds – 2013 & 2019 Bond Program

- 215 B.) City Roadway Impact Fee – Specific Projects Are Eligible
- 216 C.) Capital Improvement Program (CIP)
- 217 D.) City Bond\* – Bond Committee Still Working Towards List
- 218 E.) Federal Infrastructure Act\*
- 219 F.) NCTCOG Funding
- 220 G.) Tax Increment Reinvestment Zone (TIRZ) – Gateway
- 221 H.) Developer Participation Agreement
- 222 I.) Texas Local Government Code Grants
- 223

224 \*Speculative

## 225 **TxDOT process**

### 226 1.) Bond Projects

- 227
- 228 a.) Step 1 – Schematic Design and Environmental Clearance – 1 ½ - 2 years
- 229 B.) Step 2 – Construction Document Design, Right of Way Acquisitions and
- 230 Utility Relocations – 2-3 years (Shovel Ready)
- 231
- 232 C.) Step 3 - Project is ready to bid
- 233 D.) Step 4 – Construction (30-60 days following bids received)
- 234

### 235 **FM 548 North Phase 1**

- 236 • Earliest Bid Date - October 2024
- 237 • Widen existing 2 lanes to a 6 lane divided facility
- 238 • Construction Cost \$70,526,663
- 239 • Fully Funded
- 240

### 241 **FM 548 North Phase 2**

- 242 • Earliest Bid Date - October 2024
- 243 • Widen existing 2 lanes to a 4 lane divided facility
- 244 • Construction Cost - \$52,776,905
- 245 • Funded - \$14,500,000
- 246

### 247 **FM 1641**

- 248 • Schematic and Environmental Complete
- 249 • Earliest Bid Date – November 2024
- 250 • Widen existing 2 lanes to a 4 lane divided facility (schematic for ultimate)
- 251 • Construction Cost \$57,689,994
- 252

### 253 **US 80 Widening**

- 254 • Earliest Bid Date – June 2022
- 255 • Reconstruct and widen from 4 to 6 main lanes and reconstruct 2/4-lane discontinuous to
- 256 4/6 lane continuous frontage roads
- 257 • Construction Cost - \$166,753,714
- 258 • Funded - \$146,100,000
- 259

### 260 **FM 741**

- 261 • Earliest Bid Date – March 2026
- 262 • Widen and reconstruct from a 2-lane urban divided to a 4/6-lane urban divided.
- 263 • Construction Cost \$85,000,000
- 264

### 265 **FM 460 and FM 740**

- 266 • Schematic and Environmental Started
- 267 • City will recommend starting Forney portions early
- 268

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**Ranch Rd Widening**

- Roadway Impact Fee Eligible
- Potential City Bond Project
- Replace existing 2 lane asphalt road with 4 lane divide concrete road

**Lovers Lane Widening**

- Roadway Impact Fee Eligible
- Potential City Bond Project
- Replace existing 2 lane asphalt road with 4 lane divide concrete road

**2. Discuss and consider approval of a site plan for Quick N Clean, located at the northwest corner of South F.M. 548 and F.M. 1641.**

This item was discussed during Public Hearing No. 1. Mayor Lewis called for a motion. Mayor Pro Tem Traylor made a motion to deny approval of a site plan and Council Member Cooper seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.

**3. Discuss and consider approval of an Ordinance amending the budget for fiscal year 2021-2022.**

Finance Director Deborah Woodham discussed this item. The Forney EDC is considered a component unit of the City of Forney and is included in the annual City budget. The EDC budget adopted by City Council was a preliminary budget prepared by the Finance Department as the EDC Board had not met to approve the budget. This Ordinance is to amend the budget. There is no change in the bottom line. Mayor Lewis called for a motion. Mayor Pro Tem Traylor made a motion to approve the Ordinance and Council Member Roberson seconded the motion. The Ordinance caption was read as follows:

**ORDINANCE NO. 21-34**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FORNEY, TEXAS, AMENDING THE BUDGET OF THE CITY FOR THE FISCAL YEAR OCTOBER 1, 2021 THROUGH SEPTEMBER 30, 2022; AND PROVIDING FOR AN EFFECTIVE DATE.**

The motion passed unanimously by a vote of 7 ayes and 0 nays.

**4. Discuss and consider a Resolution approving the selection of a qualified firm to assist the City in a new Comprehensive Plan and authorizing the City Manager to negotiate and execute all necessary documents.**

Community Development Director Peter Morgan discussed this item. On July 6, 2021, the City Council authorized staff to seek proposals through a request for qualifications from qualified firms for professional services to update the City of Forney Comprehensive Plan. The City received responses from four (4) firms and a staff committee (Peter Morgan, Karl Zook, Alex Dixon) reviewed and ranked the proposals to determine a recommendation.

Staff unanimously recommends authorizing the City Manager to negotiate with Halff Associates to assist the City in a new Comprehensive Plan.

Brennan Kane of Halff Associates came forward and gave a presentation.

323	<b>City at a Crossroads</b>
324	Forney Comprehensive Plan 2040
325	
326	<b>Halff Project Leadership:</b>
327	Matt Bucchin, Principal in Charge
328	Brenna Kane, Project Manager
329	Carnell Brame, Deputy Project Manager
330	
331	<b>Project Specialists:</b>
332	
333	Catalyst
334	Jason Claunch, Economic & Housing Strategist
335	
336	CivicBrand
337	Ryan Short, Tactical Engagement & Cinematic Storytelling
338	
339	Zanetta
340	John Zanetta, Place Strategist & Arch Illustration
341	
342	Urbex
343	Felix Landry, Fiscal & Scenario Modeling
344	
345	<b>Strategic Elements:</b>
346	Population Growth
347	Parks & Open Space
348	Jobs & Economic Development
349	Transportation & Mobility
350	History, Character & Identity
351	Public Safety & Public Facilities
352	Downtown Forney
353	HWY 80 Corridor
354	
355	<b>Project Roadmap</b>
356	Discover
357	Vision
358	Blueprint
359	Sub Area Plans
360	Playbook
361	
362	<b>Solution Snapshot</b>
363	Stage of the City & Vision Document
364	City-Wide Blueprint & Sub Area Plans
365	Regulatory Framework
366	Strategic Playbook & Implementation Bootcamp
367	
368	<b>Diverse Engagement Strategy</b>
369	Conventional
370	Tactical
371	Multimedia
372	
373	<b>Innovative Engagement Tools</b>
374	Cinematic Story Telling
375	Podcasting
376	Tactical Activation

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This will be a 15-month project. **Things to consider:**

- What Do You Envision for Public Engagement?
- What Type of Framework Do You Envision for Downtown and US Hwy 80 Sub-Area Plans?
- How Does Our Proposed Project Schedule Align with the City’s Objectives?

Mayor Lewis called for a motion. Mayor Pro Tem Traylor made a motion to approve the selection of Halff Associates to assist the City in a new Comprehensive Plan and authorizing the City Manager to negotiate and execute all necessary documents and Council Member Chambers seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.

**5. Consideration of an appeal to the City's Parkland Dedication determination associated with Windmill Farms Preliminary and Final Plats, Phases 40-2 and 40-3, in accordance with Section 212.904 of the Texas Local Government Code.**

City Attorney Jon Thatcher discussed this item. This item was deferred from September 21, 2021, at the request of the applicant. Windmill Farms has submitted residential preliminary and final plats for phases 4D-2 and 4D-3. The number of residential units in each phase totals 535 lots. In accordance with the City of Forney Parkland Dedication Ordinance, the development is responsible for dedicating a calculated number of acres for parkland or pay fees in lieu of the dedication. Additionally, the development is required to pay park development fees. On August 5, 2021, the Planning and Zoning Commission denied the plats on the basis that the development did not account for the parkland dedication requirements. Representatives for the development have appealed the City’s determination of the apportionment to the City Council under Section 212.904 of the Texas Local Government Code. At the appeal, the developer may present evidence and testimony to be considered by the City Council. The City Council shall make the applicable determination within 30 days following the final submission of any testimony or evidence by the developer.

Thatcher presented the Council with the City’s Brief on this matter. David Martin, representing EQK Bridgeview Plaza, LLC presented their evidence. Mr. Martin stated that they believe cities in the state of Texas, not just Forney, do not have legal authority to charge parkland fees in their extraterritorial jurisdictions. Should the City have that authority, then the developer should be given the credit for the costs for the parks, trails, and open spaces that it is developing. He claimed that credit was not accounted for when the parkland dedication fees were calculated by City staff.

No action was taken by the Council at this time.

**6. Discuss and consider action regarding a Resolution approving a Chapter 380 Grant Agreement with Lovett Industrial LLC; finding that such agreement and grant constitutes a program to make grants and loans of public money pursuant to Section 380.001 of the Texas Local Government Code to promote economic development and to stimulate business and commercial activity within the City; authorizing the City Manager to execute the agreement and providing an effective date.**

City Attorney Jon Thatcher discussed this item. Lovett Industrial LLC is proposing to develop certain property located east of the intersection of Ridgecrest and FM 548. As part of their development, they will be constructing the Ridgecrest Road extension to Reeder Road. The proposed Chapter 380 Agreement provides for the economic program grants related to the



430 development of the property and the extension of the roadway infrastructure. The proposed  
431 program grants will include an offset of all development fees including impact fees assessed to  
432 the development of the property as well as payments in the form of tax increment payments to  
433 the Developer following the development of the property for the remaining balance of the  
434 construction costs of the roadway extension. The Forney Economic Development Corporation is  
435 also participating in the project to help offset some of the upfront costs to the Developer including  
436 their cost to relocate a sewer line to the southern portion of the property to allow for the  
437 development of the property.

438  
439 Mayor Lewis called for a motion. Council Member Chambers made a motion to approve the  
440 Resolution and Council Member Cooper seconded the motion. The motion passed unanimously  
441 by a vote of 7 ayes and 0 nays.

442  
443 **7. Discuss and consider action regarding a Resolution approving a**  
444 **Chapter 380 Grant Agreement with TSHH, LLC; finding that such**  
445 **agreement and grant constitutes a program to make grants and loans**  
446 **of public money pursuant to Section 380.001 of the Texas Local**  
447 **Government Code to promote economic development and to**  
448 **stimulate business and commercial activity within the City;**  
449 **authorizing the City Manager to execute the agreement and providing**  
450 **an effective date.**

451  
452 City Attorney Jon Thatcher discussed this item. Thatcher stated that staff was recently contacted  
453 by Doug Duffie, CPA, who proposed a Chapter 380 Agreement for sharing his client's (TSHH,  
454 LLC aka Trophy Homes) use tax paid in connection with building materials used to build new  
455 homes by his client in Forney. The City Council has approved similar grant agreements for other  
456 home builders in the City of Forney including Bloomfield Homes, Horizon Homes and First Texas  
457 Homes. A Texas Direct Payment Permit (i.e., Use Tax Permit) allows a Texas taxpayer to self-  
458 assess and pay use taxes on building materials used or consumed as opposed to paying sales  
459 taxes directly to suppliers based on the suppliers' places of business (primarily in larger  
460 metropolitan cities). TSHH, LLC anticipates applying for a Texas Direct Payment Permit and  
461 paying use taxes on a monthly basis to state and local governments based on the locations where  
462 the materials are used at job sites. In order to limit administrative costs for the City, TSHH, LLC  
463 will pay use taxes monthly, but request grants on a semi-annual basis after the end of June and  
464 after the of December each year. Since all of the system, accounting and administrative costs  
465 are paid by TSHH, LLC, the Grant was requested based on 80% of the 1% General City Use Tax,  
466 and none of the incremental .5% FEDC Sales Tax and none of the .5% sales tax for property tax  
467 reduction. Based on TSHH, LLC suppliers' place of business, the City is not receiving any sales  
468 tax revenue from those suppliers today, and this approach will generate net new tax revenue for  
469 the City without incurring new costs. With an anticipated development of an approximate 163  
470 new homes in Forney, TSHH, LLC anticipates (presuming no inflation in the cost of building  
471 materials) that Forney's net City tax revenues after Grants are to be a total of \$293,400 with  
472 approximately \$117,000 for TSHH, LLC.

473  
474 Mayor Lewis called for a motion. Mayor Pro Tem Traylor made a motion to approve the  
475 Resolution and Council Member Roberson seconded the motion. The motion passed  
476 unanimously by a vote of 7 ayes and 0 nays.

477  
478 **8. Discuss and consider board and commission appointments: Building**  
479 **Standards Commission Board and the Economic Development**  
480 **Corporation.**

481  
482 City Secretary Brooks stated that when annual appointments were made in June, we did not have  
483 enough applications to fill the positions on the Building Standards Commission board. Notice was

484 put out on social media requesting people to apply. Since then, we had two more people resign  
485 from the Building Standards Commission Board. We have vacancies in the Member 1 position,  
486 with a term ending June 30, 2023, the Alternate Member 1 position, with a term ending June 30,  
487 2022, and the Alternate Member 4 position, with a term ending June 30, 2023. Due to Stewart  
488 McGregor taking the position as the Director of the Kaufman EDC, the Member 6 position, with a  
489 term ending June 30, 2022, on the Economic Development Corporation Board is now vacant.

490  
491 Mayor Lewis called for nominations for the Member 1 position (term ends 06-30-2023) on the  
492 Building Standards Commission. Council Member Salgado nominated Diane McPherson. Mayor  
493 Lewis made a motion to appoint Diane McPherson to the Member 1 position and Council Member  
494 Powers seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.

495  
496 Mayor Lewis called for nominations for the Alternate Member 1 position (term ends on 06-30-  
497 2022) on the Building Standards Commission. Council Member Roberson nominated John You.  
498 Council Member Salgado made a motion to appoint John You to the Alternate Member 1 position  
499 and Council Member Powers seconded the motion. The motion passed unanimously by a vote of  
500 7 ayes and 0 nays.

501  
502 Mayor Lewis called for nominations for the Alternate Member 4 position (term ends on 06-30-  
503 2023) on the Building Standards Commission. Mayor Pro Tem Traylor nominated Victor  
504 Sandavol. Council Member Roberson made a motion to appoint Victor Sandavol to the Alternate  
505 Member 4 position and Council Member Cooper seconded the motion. The motion passed  
506 unanimously by a vote of 7 ayes and 0 nays.

507  
508 Mayor Lewis called for nominations for the Member 6 position (term ends 6-30-2022) on the  
509 Economic Development Corporation Board. Council Member Powers nominated Luis Juarez.  
510 Council Member Cooper made a motion to appoint Luis Juarez to the Member 6 position on the  
511 Economic Development Corporation Board and Council Member Roberson seconded the motion.  
512 The motion passed unanimously by a vote of 7 ayes and 0 nays.

513  
514 **IX. CITY MANAGER'S REPORT**

515 THE CITY MANAGER WILL DISCUSS CURRENT CITY ACTIVITIES, UPCOMING MEETINGS,  
516 FUTURE LEGISLATIVE ACTIVITIES, AND OTHE RELATED MATTERS FOR POSSIBLE ACTION,  
517 INCLUDING THE FOLLOWING:

518  
519 Interim City Manager Daniels stated he had a few things to report.

520  
521 As a follow-up on the social media report on the Brews on Bois D'Arc event, Mr. Daniels stated  
522 that the event had to be canceled this year because both the City and its partners lack the  
523 resources (staffing) to put on such an event. The City plans to bring it back next year.

524  
525 The First Baptist Church has asked the Forney Fire Department and CareFlite to participate in  
526 their annual Fall Festival and drive through Trunk or Treats event on October 30<sup>th</sup> from 5:45 to  
527 7:00 pm. The Fire Department will be assisting with landing zone set up and safety for CafeFlite's  
528 aircraft and will be connecting with community members at the public safety display area of the  
529 event. Additionally, the Fire Department will be opening its stations to the community and passing  
530 out candy and public safety education materials to visitors on Saturday Oct. 30<sup>th</sup> from 6 to 8 pm.

531  
532 As an update on our paramedic students – we now have a total of five fully credentialed personnel  
533 at the paramedic level. The remaining two either have testing scheduled or are completing the  
534 last steps to be able to schedule testing. The next class has begun, and the Fire Department has  
535 two personnel attending it.

536

537 The City of Forney and CWD will be providing a FREE paper shredding event on Saturday,  
538 October 30. The event is available to all Forney residents and will take place at Forney Community  
539 Park from 8 am to Noon.

540  
541 Lastly, Trail of Treats will take place from 3 to 6 p.m. on October 30 at Community Park. the City  
542 will host the event which will feature more than 60 community sponsored booths along with  
543 bounce houses, games, food, balloon artists, face painters and more.

544  
545 TxDOT will be putting in a traffic light at FM 741 and Chestnut Trail (McKellar area). Preliminary  
546 work is scheduled for November 15th, and the poles are scheduled to be delivered on November  
547 13th.

548  
549 Kyle Rouvaldt is working on hiring a special events coordinator. That individual will be very  
550 involved in the event planning such as Trail of Treats, Christmas on Main, the Christmas Tree  
551 Lighting Ceremony, and the New Year's Eve Ball Drop. These are events the residents can look  
552 forward to despite the cancellation of this year's Brews on Bois d'Arc.

553  
554 Thanks and Kudos go to Zach for the Fire Department video we saw tonight.

555  
556 We are seeing more big trucks on Bois D'Arc. To help alleviate that problem, we have talked to  
557 TxDOT and we are increasing the size of the no trucks sign.

558  
559 **X. ANNOUNCEMENT OF COMMUNITY EVENTS**

560 This section is used to communicate items of community interest, specifically, reminders about  
561 upcoming events organized or sponsored by the government body or other information regarding a  
562 social, ceremonial or community event organized or sponsored by any entity other than the  
563 government body that may be of interest to the citizens of Forney.

564  
565 The Forney Economic Development Corporation is hosting a job fair that will take place at the  
566 Best Western conference room (725 Pinson Rd, Forney, TX 75126) on October 28, 2021, from  
567 10 am - 2 pm.

568  
569 Plans are being made for our first Town Hall meeting next month, it is something we hope to have  
570 twice a year. We are aiming for the middle of the month so stay tuned for the exact time and  
571 location. You are welcome to attend in person, but you can also ask questions through an email  
572 system, and we will publicly address those questions

573  
574 Mayor Lewis stated that Council will now adjourn into Executive Session under the Texas  
575 Government Code, Sections 551.071 and 551.072, and asked for a motion. Mayor Pro Tem  
576 Traylor made a motion to adjourn into Executive Session at 8:33 p.m. and Council Member  
577 Chambers seconded the motion. The motion passed unanimously by a vote of 7 ayes and 0  
578 nays.

579  
580 **XI. EXECUTIVE SESSION**

581 PURSUANT TO THE OPEN MEETINGS ACT, CHAPTER 551, TEXAS GOVERNMENT CODE, THE  
582 CITY COUNCIL WILL RECESS INTO EXECUTIVE SESSION (CLOSED MEETING) TO DISCUSS  
583 THE FOLLOWING:

584  
585 1. Consult with legal counsel regarding pending or contemplated litigation or  
586 a settlement offer and/or matters in which the duty of the attorney to the  
587 governmental body under Texas Disciplinary Rules of Professional  
588 Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the  
589 Texas Government Code (Tex. Gov't Code Section 551.071):

590  
591 a. Windmill Farms Preliminary and Final Plats, Phases 4D-2 and 4D3

- 592  
593 b. Facility Entertainment Management Agreement  
594  
595 c. Ridgecrest Road Extension  
596  
597 d. Contract for Emergency Notification System Design and Installation  
598  
599 2. Deliberate the purchase, exchange, lease, or value of real property. (Tex.  
600 Gov't Code Section 551.072):  
601  
602 a. Project Knife  
603

604 **XII. RECONVENE INTO REGULAR SESSION**

605 IN ACCORDANCE WITH TEXAS GOVERNMENT CODE, CHAPTER 551, THE CITY COUNCIL  
606 WILL RECONVENE INTO REGULAR SESSION TO CONSIDER ACTION, IF ANY, ON MATTERS  
607 DISCUSSED IN EXECUTIVE SESSION.  
608

609 Council returned to Chambers at 9:29 p.m. Mayor Lewis called for a motion to adjourn out of  
610 Executive Session at that time. Mayor Pro Tem Traylor made a motion to adjourn out of Executive  
611 Session and Council Member Chambers seconded the motion. The motion passed unanimously  
612 by a vote of 7 ayes and 0 nays.  
613

614 As a result of Executive Session, Mayor Lewis asked for a motion to authorize Staff to terminate  
615 the contract with ATI Systems and execute a new emergency services contract with an alternate  
616 vendor. Council Member Roberson so moved, and Council Member Chambers seconded the  
617 motion. The motion passed unanimously by a vote of 7 ayes and 0 nays.  
618

619 There being no further business to come before the Council, Mayor Lewis called for a motion to  
620 adjourn the meeting at 9:30 p.m. Council Member Chambers made a motion to adjourn and  
621 Mayor Pro Tem Traylor seconded the motion. The motion passed unanimously by a vote of 7  
622 ayes and 0 nays.  
623

624 **PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF FORNEY,**  
625 **TEXAS, this \_\_\_\_\_ day of \_\_\_\_\_, 2021.**  
626

627  
628  
629 **ATTEST:**

\_\_\_\_\_  
**Amanda Lewis, Mayor**

630  
631  
632 \_\_\_\_\_  
633 **Dorothy Brooks, City Secretary**