

**GRAHAM CITY COUNCIL
SPECIAL CALLED MEETING
FEBRUARY 9, 2023**

COUNCIL MEMBERS PRESENT

Alex Heartfield, Mayor Pro-Tem
Shana Weatherbee-Wolfe
Jack Little
Randy Cantin

STAFF PRESENT

Eric Garretty, City Manager
Marci Bueno, City Secretary/Financial Officer
Michael Guevara, City Attorney
Bill Myers, City Attorney
Grant Ingram, Assistant City Manager
Sandra Helvey, Executive Assistant
Brent Bullock, Chief of Police
Jim Don Laurent, Fire Chief
Randall Dawson, Director of Public Works/Building Official
Larry Fields, City Consultant

Mayor Pro-Tem Alex Heartfield convened the Council into the Speical Called Meeting on Thursday, February 9, 2023 at 6:00 p.m. in the Council Chambers of Graham City Hall, 608 Elm Street. A quorum was present.

OPENING PRAYER

Mayor Pro-Tem Alex Heartfield let the invocation.

PUBLIC FORUM

Chris Blanton voiced his concerns and opinion on the sale of lake lots owned by the city.

CITY MANAGER PRESENTATION ON THE PROCEDURES FOR FILLING THE CURRENT VACANCY IN THE POSITION OF MAYOR.

City Manager presented the procedures for filling the current vacancy in the position of Mayor.

CONSIDER AND ACT ON ORDINANCE NO. 1141 AMENDING ORDINANCE NO. 1140 FOR THE PURPOSE OF AMENDING THE COUNCIL PLACES SLATED FOR ELECTION BY PROVIDING FOR THE ELECTION OF A MAYOR IN ADDITION TO ELECTING TWO COUNCILMEMBERS FOR PLACES 3 AND 4.

Motion made by Jack Little and seconded by Randy Cantin to table Ordinance No. 1141 amending Ordinance No. 1140 for the purpose of amending the Council places slated for election by providing for the election of a Mayor in addition to electing two councilmembers for Places 3 and 4. No action was taken.

CONSIDER AND ACT TO APPROVE CERTAIN AMENDMENTS TO DECLARATIONS, PREVIOUSLY APPROVED BY CITY COUNCIL, RELATED TO THE SALE OF LAKE LOTS, AND FURTHER AUTHORIZING STEPHENS AND MYERS, A LIMITED LIABILITY PARTNERSHIP (GRAHAM, TEXAS), TO IMPLEMENT PUBLICATION AND DISTRIBUTION OF SAME, ACTING AS THE CITY'S DESIGNATED AGENT.

Motion made by Shana Weatherbee-Wolfe and seconded by Randy Cantin to approve certain amendments to Declarations, previously approved by City Council, related to the sale of Lake Lots, and further authorizing Stephens and Myers, a Limited Liability Partnership (Graham, Texas), to implement publication and distribution of same, acting as the City's Designated Agent. Motion passed unanimously.

CITY MANAGER PRESENTATION ON CURRENT REVENUES AND OPERATING COSTS ASSOCIATED WITH THE YOUNG COUNTY ARENA.

City Manager presented a presentation on current revenues and operating costs associated with the Young County Arena.

CONSIDER AND ACT TO APPROVE A PROPOSED LEASE AGREEMENT WITH YOUNG COUNTY, PERTAINING TO THE YOUNG COUNTY ARENA, AND FURTHER AUTHORIZING THE CITY MANAGER TO SUBMIT SAID AGREEMENT TO THE YOUNG COUNTY COMMISSIONERS' COURT FOR CONSIDERATION AND POSSIBLE APPROVAL.

Motion made by Randy Cantin and seconded by Jack Little to approve a proposed Lease Agreement with Young County, pertaining to the Young County Arena, and further authorizing the City Manager to submit said Agreement to the Young County Commissioners' Court for consideration and possible approval. Motion passed unanimously.

CITY COUNCIL BUDGET WORKSHOP

a. PRESENTATION BY THE CITY MANAGER ON THE PROPOSED BUDGET DEVELOPMENT PROCESS FOR THE FISCAL YEAR 2023-2024 BUDGET; AND

City Manager presented a presentation on the Proposed Budget Development Process for the Fiscal Year 2023-2024 Budget.

b. GUIDANCE TO THE CITY MANAGER FROM THE CITY COUNCIL ON FISCAL YEAR 2023-2024 BUDGET.

City Council provided guidance to the City Manager on Fiscal Year 2023-2024 Budget.

CITY COUNCIL LAKE LOTS WORKSHOP

a. STATUS OF PENDING LAKE LOT SALES; AND

City Manager updated the status of pending lake lot sales.

b. DISCUSSION OF ISSUES REGARDING DEEDS, COVENANTS, RESTRICTIONS, AND ENFORCEMENT OF SAME ON LAKE LOTS; AND

City Manager discussed the issues regarding deeds, covenants, restrictions, and enforcement of same on Lake Lots.

c. PRESENTATION BY THE CITY MANAGER OF A PROPOSED POLICY REGARDING THE FUTURE PROCESSING OF REQUESTS FOR PURCHASE OR LEASE OF LAKE LOTS.

Jack Little abstained due to conflict of interest and exited at 7:31 p.m. City Manager presented a presentation of a proposed policy regarding the future processing of requests for purchase or lease of Lake Lots.

DISCUSSION REGARDING FUTURE AGENDA ITEMS.

Jack Little returned to meeting at 8:07 p.m. No discussion on future Agenda Items.

RECESS INTO EXECUTIVE SESSION UNDER THE FOLLOWING PROVISION OF THE TEXAS LOCAL GOVERNMENT CODE: Mayor Pro-Tem Alex Heartfield convened the Council into Executive Session at 8:07 p.m.

Randy Cantin exited executive session at 8:26 p.m. and returned at 8:30 p.m.

Jack Little exited executive session at 8:30 p.m. and returned at 8:31 p.m.

a. Sec. 551.071 - Consultation with Attorney

- Consultation regarding potential litigation related to a lease contract at the Lake Eddleman RV Park; and
- Consultation regarding a lease contract for certain real property at the Lake Eddleman boat ramp; and
- Consultation regarding the status of potential litigation related to the collection of past due Hotel Occupancy Tax from the previous owners of the "Executive Inn", Graham, Texas.
- Consultation regarding potential litigation resulting from enforcement of certain Ordinances outside the jurisdictional limits of the City; and
- Consultation regarding a potential contract for sale of City property to a third party.

RECONVENE FROM EXECUTIVE SESSION AND TAKE ACTION, AS REQUIRED.

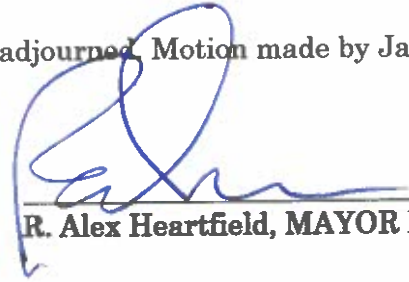
Mayor Pro-Tem Alex Heartfield reconvened from Executive Session at 9:13 p.m.

Motion made by Randy Cantin and seconded by Shana Weatherbee-Wolfe to authorize City Manager to develop a purchase contract of certain property at Lake Eddleman. Motion passed unanimously.

Motion made by Randy Cantin and seconded by Jack Little to authorize to file suit for past due Hotel Occupancy Tax on current & previous owners of the "Executive Inn", Graham, Texas. Motion passed unanimously.

ADJOURNMENT

There being no further business, the meeting was adjourned. Motion made by Jack Little and seconded by Alex Heartfield.


R. Alex Heartfield, MAYOR PRO-TEM


Marci Bueno, City Secretary/Financial Officer