

Village Board of Aldermen  
**Regularly Scheduled Board of Aldermen  
Meeting Minutes**

Municipal Building, 301 N. Stagecoach Rd.  
Thursday, June 7, 2012 6:00pm

Members present: Stephen Peters, Danney McCort, Susan Terry, Shannon Ashe, Hans Fields, Bryan Fritch

Members Absent:

Others Present: Dianna Barker – Village Secretary, Jack Hensley – Chief of Police, citizens: about 60

Mayor McCort called the meeting to order at 6:00, quorum present.

The Pledge of Allegiance and the Texas Pledge of Allegiance were recited.

**Citizen Comments:**

Jack Schrock, 1400 Stagecoach Dr. - Urged the Board to proceed with the option of hooking up to the Hanks proposed wastewater system because it's more economically feasible. Mr.

Schrock asked the Board to continue to move forward with the wastewater system.

Jayne Dunlap, 350 Salado Creek Rd. - Mrs. Dunlap doesn't feel she's been given fair treatment by the Village regarding Johnny's Steaks & BBQ building project and asked the Board to be fair to all citizens.

Brian Dunlap, 350 Salado Creek Rd. - Referred to the Zoning Ordinance section on boarders and fencing. Mr. Dunlap feels Johnny's fencing is in violation with the ordinance and asked the Board to enforce current regulations regarding fencing.

Jolie Jennings, 351 Salado Creek Rd. - Stated she doesn't like fence Johnny's is putting up and requested the Board have Johnny take it down. Mrs. Jennings encouraged the Board to review the Zoning Ordinance variance guidelines.

Mary Dutton, 380 Salado Creek Rd. - Mrs. Dutton has a disabled child and feels she'll need to leave her home every time there is a function at Johnny's if he builds the band stand.

Mary Helen Schreiner, 119 Rock Creek - Mrs. Schreiner stated that her experience living next door to The Range restaurant has been a positive one and her property value has risen. Mr. Schreiner wants to see Salado thrive and find a way to work together.

*Alderman Fields made a motion to approve the previous meeting minutes dated May 17th. Motion was seconded by Alderman Terry, motion carried unanimously.*

**Unfinished Business:**

1. Sewer System Proposal/Action Plan

There are essentially two options on the table, build our own system on Jim Lassiter's property north of town or hook up to the Hanks system that will be built shortly.

*Motion was made by Alderman Terry to move forward with the option of hooking up to the Hanks wastewater system and hire a project manager. Motion was seconded by Alderman Fritch; motion carried unanimously.*

2. Approval of Annexation Letter to Property Owners

The Village Attorney has drafted a letter to be sent to property owner/residents just outside the city limits encouraging them to seek voluntary annexation into the Village. Alderman Terry suggested the last sentence of paragraph three be changed to read "However, should property taxes become an impediment to your consideration for seeking voluntary annexation, the Village Board of Aldermen is willing to *consider formulating a development agreement.*"

*Motion was made by Alderman Fields to amend the letter as stated above and proceed with seeking voluntary annexation. Motion was seconded by Alderman Ashe; motion carried unanimously.*

**New Business:**

3. Recommendation from Zoning Board of Adjustment on Variance Request to Zoning Ordinance from Property Owner at 3700 Chisholm Trail to Encroach on the Rear Yard Setback by 5 Feet *Public Hearing Item*

There were no comments from the public.

*Motion was made by Alderman Terry to approve the variance request. Motion was seconded by Alderman Ashe; motion failed 5 to 0.*

The Board felt that this request did not constitute a hardship for the property owner, the pool could be moved so that it does not encroach on the setback. The Zoning Ordinance states that variances are to be given when enforcement of the Ordinance would result in unnecessary hardship for the property owner.

4. Appoint Third Check Signer on Village Accounts

Resolution No. 84 was presented that appoints Alderman Terry as the third check signer.

*Motion was made by Alderman Peters to adopt Resolution No. 84. Motion was seconded by Alderman Fritch; motion carried unanimously.*

5. Request for Proposals on Lease of a Copier

Four bids were received on the lease of a multi-use copier.

*Motion was made by Alderman Terry to enter into a 5 year lease agreement with Konica Minolta. Motion was seconded by Alderman Fritch; motion carried unanimously.*

6. Amend International Property Maintenance Code Ordinance to Reflect 2009 Version *First Reading*

Mayor McCort went over the recommended changes. There were no objections.

7. Amend/Revoke Building Permit for Expansion of Johnny's Steaks & Barbeque

Johnny & Josh Bratton are pulling the band stand/music portion of their building project due to confusion with the regulations of the zoning ordinance.

*Motion was made by Alderman Fields to revoke the current building permit and then reissue a new permit that covers exactly what the Bratton's are building. Motion was seconded by Alderman Fritch; motion carried unanimously.*

John Jennings, 350 Salado Creek Rd. - concerned about Johnny's parking space. Mr. Jennings expressed concern about the potential loss of his property value and the possible noise and parking problems Johnny's project could create.

**Announcements:**

1. Next scheduled Board meeting is June 21, 2012 at 6:00PM.

Meeting adjourned at 6:58PM.

For copies of all handouts, please contact the Village office at 947-5060.

Respectfully submitted,

Dianna Barker  
Village Secretary

Danney McCort  
Mayor