

**Belton City Council Meeting  
December 13, 2022 – 5:30 P.M.**

The Belton City Council met in regular session in the Wright Room of the Harris Community Center. Members present included Mayor Wayne Carpenter, Mayor Pro Tem David K. Leigh and Councilmembers Craig Pearson, Dan Kirkley, John R. Holmes, Sr., Daniel Bucher and Stephanie O'Banion. Staff present included Sam Listi, Gene Ellis, John Messer, Amy Casey, Mike Rodgers, Jon Fontenot, Chris Brown, Matt Bates, Paul Romer, Bob van Til, Tina Moore, Cynthia Hernandez, Larry Berg, Judy Garrett, Jo-Ell Guzman and Kim Kroll.

The Pledge of Allegiance to the U.S. Flag was led by Councilmember John R. Holmes, Sr., and the pledge to the Texas Flag was led by Director of Public Works Matt Bates. The Invocation was given by Councilmember Craig Pearson.

1. **Call to order.** Mayor Carpenter called the meeting to order at 5:31 p.m.

Mayor Carpenter thanked City Staff for the well-planned City Christmas Party that was held on Friday, December 9, 2022.

2. **Public Comments.** *(Audio 2:20)*

Bell County Director of Technology Services, Adam Ward, spoke regarding the FCC's broadband map in Belton and Bell County. The map shows that each resident in Belton and Bell County has access to broadband internet. Residents should log onto [broadbandmap@fcc.gov](mailto:broadbandmap@fcc.gov) and challenge the map provided by the FCC before January 13, 2023, if they do not have access to broadband internet.

Troy Finley spoke about his property at 702 S. Pearl Street.

No other comments were received.

3. **Receive Child Safety funds presented by Bell County.** *(Audio 9:43)*

Bell County Commissioner Russell Schneider (in place of Tax Assessor Collector Shay Luedeke) presented the City with a check for \$25,954.29 which will be given to Belton ISD for their Crossing Guard program.

### **Consent Agenda**

Items 4-9 under this section are considered to be routine by the City Council and may be enacted by one motion. If discussion is desired by the Council, any item may be removed from the Consent Agenda prior to voting, at the request of any Councilmember, and it will be considered separately. *(Audio 11:38)*

4. **Consider minutes of the November 22, 2022, meeting.**
5. **Consider appointment of an alternate to serve on the Buildings and Standards Commission.** (Eric Haugeberg)

6. Consider authorizing the purchase of a ¾-ton Truck for the Public Works Street Department through the BuyBoard Purchasing Cooperative as provided for in the Capital Equipment Replacement Fund.
7. Consider authorizing a license agreement with the Belton Independent School District (BISD) to allow for use of the public right-of-way for student, staff, and visitor safety in the 200-400 blocks of N. Blair Street adjacent to Belton New Tech High School @ Waskow and the Belton Early Childhood School (BECS).
8. Consider a resolution adopting the financial policies for the City of Belton.
9. Consider a resolution authorizing the award of a contract to RM Quality Construction for the construction of two houses as part of the HOME Program Grant awarded by Texas Department of Housing and Community Affairs.

Mayor Pro Tem Leigh requested that Item #7 be pulled for discussion.

Upon a motion by Mayor Pro Tem Leigh, and a second by Councilmember Craig Pearson, Consent Agenda Items 4-6 and 8-9, including the following captioned resolutions, was approved upon a vote of 7-0.

**RESOLUTION NO. 2022-34-R**

**A RESOLUTION ATTESTING TO CITY COUNCIL REVIEW AND ADOPTION OF THE FINANCIAL POLICIES FOR THE CITY OF BELTON, TEXAS.**

**RESOLUTION NO. 2022-35-R**

**A RESOLUTION OF THE CITY OF BELTON, TEXAS, AUTHORIZING THE AWARD OF A CONTRACT FOR THE BUILDING CONTRACTOR FOR THE HOME PROGRAM THROUGH THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS (TDHCA) AND AUTHORIZING THE CITY MANAGER TO ACT AS THE CITY'S AUTHORIZED REPRESENTATIVE IN ALL MATTERS PERTAINING TO THE CITY'S PARTICIPATION IN THE GRANT PROGRAM.**

Assistant City Manager/Chief of Police Gene Ellis presented the License Agreement that is proposed with Belton ISD to close portions of N. Blair Street.

Upon a motion by Councilmember Holmes, and a second by Councilmember O'Banion, Consent Agenda Item #7 was approved upon a vote of 7-0.

**Miscellaneous**

10. Consider the following actions related to the proposed River Farm Municipal Utility District (MUD), located east of IH 35, between Shanklin and the Lampasas River,

**north of Elmer King Road and east of Toll Bridge Road, and containing approximately 480 acres: (Audio 18:04)**

- A. **Consider approval of the First Amendment to the Development Agreement;**
- B. **Consider an Annexation Consent Resolution superseding and replacing the original Resolution 2021-09-R regarding City Tract 1; and**
- C. **Consider an Annexation Consent Resolution superseding and replacing the original Resolution 2021-09-R regarding City Tract 2.**

This item was presented by City Manager Sam Listi, Brent Murphree of Kimley-Horn (Developer's representative), along with the City's outside legal counsel for this project, Trey Lary, and City Attorney John Messer. Rick Neff also provided comments on behalf of the Developer, Hunt Communities Belton, LLC.

Upon a motion by Mayor Pro Tem Leigh, and a second by Councilmember O'Banion, the First Amendment to the Development Agreement and the following captioned resolutions were approved upon a vote of 7-0.

**RESOLUTION NO. 2022-36-R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELTON, TEXAS  
CONSENTING TO THE INCLUSION OF CERTAIN LAND IN A MUNICIPAL UTILITY  
DISTRICT.**

**RESOLUTION NO. 2022-37-R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELTON, TEXAS  
CONSENTING TO THE INCLUSION OF CERTAIN LAND IN A MUNICIPAL UTILITY  
DISTRICT.**

**Work Session**

- 11. **Hold a work session to discuss Short Term Rentals. (Audio 39:19)**

Director of Planning Bob van Til presented this item. No action, other than discussion, was required of the Council.

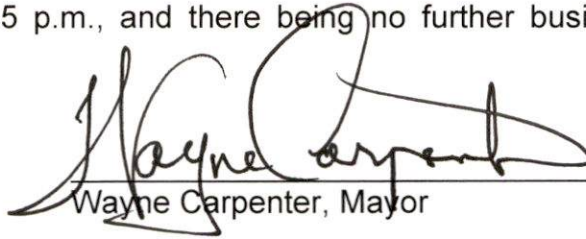
**Executive Session**

At 6:43 p.m., the Mayor announced the Council would go into Executive Session for the following item:

- 12. Executive Session pursuant to the provision of the Open Meetings Law, Chapter 551, Govt. Code, Vernon's Texas Codes Annotated, in accordance with the authority

contained in Section 551.074, Personnel - conduct an evaluation of the City Manager's performance.

The Mayor reopened the meeting at 8:15 p.m., and there being no further business, the meeting was adjourned.



Wayne Carpenter, Mayor

ATTEST:



Amy M. Casey, City Clerk