

**Belton City Council Meeting  
November 28, 2023 – 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 David K. Leigh, Mayor Pro Tem John R. Holmes, Sr., Councilmembers Wayne Carpenter, Craig Pearson, Daniel Bucher, Stephanie O'Banion and Dave Covington. Staff present included Sam Listi, John Messer, Amy Casey, Gene Ellis, Mike Rodgers, Alex Munger, Jon Fontenot, Matt Bates, Larry Berg, Paul Romer, Charlotte Walker, Bob van Til, Tina Moore, Judy Garrett, Jo-Ell Guzman, Kim Kroll and Cynthia Hernandez.

The Pledge of Allegiance to the U.S. Flag and the Pledge of Allegiance to the Texas Flag were led by Boy Scout Troop 177. The Invocation was given by Councilmember Craig Pearson.

1. **Call to order.** Mayor Leigh called the meeting to order at 5:30 p.m.
2. **Public Comments.** *(Audio 2:09)*

There were no public comments.

**Consent Agenda**

Items 3-8 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 2:22)*

3. **Consider the minutes of the November 14, 2023, City Council Meeting.**
4. **Consider appointments/reappointments to the following Boards/Commissions:**
  - A. **Library Board of Directors** (reappointment of Roxanne Sanders and Ann Locklin)
  - B. **Belton Economic Development Corporation Board of Directors** (reappointment of Stevie Spradley and appointment of Tyson McLaughlin to replace Griff Lord)
  - C. **Bell County Tax Appraisal District Board of Directors** (appointment of Todd Scott to replace Joe Shepperd)
5. **Consider a revised employment agreement for the City Manager.**
6. **Consider an ordinance amending the City of Belton Fee and Rate Schedule related to solid waste collection rates for 2024.**

7. **Consider authorizing the purchase of two vertical turbine pumps and motors for the Sparta Pump Station from Smith Pump Supply Company through the Buy Board Cooperative Purchasing Program.**
8. **Consider a Façade Improvement Grant (FIG) Application for exterior renovations at 221 E. Central Avenue, in the Downtown Belton Commercial Historic District, for Cochran, Blair and Potts.**

Councilmember O'Banion requested that Item 6 be pulled for a presentation.

Upon a motion by Mayor Pro Tem Holmes and a second by Councilmember Covington, Consent Agenda Items 3-5 and 7-8, including the following captioned resolution, were approved upon a unanimous vote of 7-0.

#### **RESOLUTION NO. 2023-18-R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELTON, TEXAS, APPOINTING A REPRESENTATIVE TO THE TAX APPRAISAL DISTRICT BOARD OF DIRECTORS.**

City Clerk Amy Casey presented Consent Item #6 stating that the solid waste rates are increasing by 4.06% effective January 1, 2024, in accordance with the contract with Waste Management.

Upon a motion by Councilmember O'Banion and a second by Councilmember Carpenter, Consent Agenda Item 6 was approved upon a unanimous vote of 7-0.

#### **ORDINANCE NO. 2023-44**

**AN ORDINANCE AMENDING THE FEE SCHEDULE OF THE CITY OF BELTON FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2023, AND ENDING SEPTEMBER 30, 2024.**

#### **Regular Agenda**

9. **Z-23-26 – Hold a public hearing and consider a zoning change from Office-1 with a Specific Use Permit to Planned Development – Retail, on approximately 0.275 acres located at 328 N. Main Street, located at the southwest intersection of North Main Street and West 3<sup>rd</sup> Avenue. (Audio 6:22)**

Planner Tina Moore presented this item.

Public Hearing: No one spoke for or against.

Upon a motion by Mayor Pro Tem Holmes, and a second by Councilmember Carpenter, the following captioned ordinance was approved upon a unanimous vote of 7-0, with the following conditions:

- The use of this property shall conform to the Retail District in all respects, and the detached garage apartment and two apartment units on the second floor of the principal structure are permitted.
- Compliance with applicable building codes, including but not limited to, a two-hour fire-rated barrier between the first and second floor of the main structure.
- Shared parking as provided by the Children Advocacy Center is permitted and shall be limited to retail use parking; future retail parking needs will be evaluated for these continued parking commitments for compliance with anticipated parking demand.
- A minimum of two improved parking spaces (with an expectation of more improved parking spaces) shall be provided at the rear of the property for residential parking within twelve months from date of zoning approval.
- A Certificate of Appropriateness review and approval is required before exterior changes are made, including structural changes to the building, sign placement, or parking changes.

**ORDINANCE NO. 2023-45**

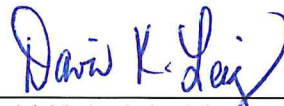
**AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF BELTON BY CHANGING THE DESCRIBED DISTRICT FROM OFFICE-1 WITH A SPECIFIC USE PERMIT TO PLANNED DEVELOPMENT – RETAIL ON APPROXIMATELY 0.275 ACRES LOCATED AT 328 N. MAIN STREET.**

At 5:52 p.m., the Mayor announced the Council would go into Executive Session for the following items:

**Executive Session**

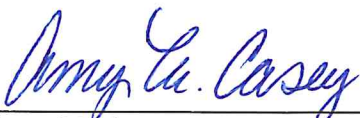
10. **Executive Session pursuant to the provisions of the Open Meetings Law, Chapter 551, Govt. Code, Vernon's Texas Codes Annotated, in accordance with the authority contained in Section 551.072, Deliberation Regarding Real Property.**
11. **Executive Session pursuant to the provisions of the Open Meetings Law, Chapter 551, Govt. Code, Vernon's Texas Codes Annotated, in accordance with the authority contained in Section 551.074 Personnel Matters.**

With there being no further business, the meeting was adjourned at 6:50 p.m.



David K. Leigh, Mayor

ATTEST:



Amy M. Casey, City Clerk