

**City of Deer Park  
City Council Minutes  
January 02, 2019**

Mayor Verzal called the meeting to order at 7:00 p.m.

**1. ROLL CALL**

Mayor Verzal called roll and the following were:

Present:	Councilmember's: Dee Cragun, Mary Babb, Richie Schut, Don Stevens and Joe Polowski
Community Services Director:	Roger Krieger,
City Attorney:	Chuck Zimmerman
Airport Manager:	Darold Schultz, Schultz's Aviation, L.L.C.
Clerk/Treasurer:	Deby Cragun
Audience:	12

**2. Invocation**

Pastor Duane Anderson from Zion Lutheran gave the invocation.

**3. Pledge of Allegiance & Welcome**

**4. Approval of Agenda**

**IT WAS MOVED BY CRAGUN, SECONDED BY POLOWSKI; MOTION CARRIED (5-0) TO APPROVE THE AGENDA AS PRESENTED.**

**5. Approval of December 19, 2018 regular council meeting minutes.**

**IT WAS MOVED BY CRAGUN, SECONDED BY POLOWSKI; MOTION CARRIED (5-0) TO APPROVE THE DECEMBER 19, 2018 REGULAR COUNCIL MEETING MINUTES AS PRESENTED.**

**6. New Business**

A. Selection of Mayor Pro-Tem

**COUNCILMEMBER STEVENS MOVED TO NOMINATE COUNCILMEMBER CRAGUN TO SERVE AS MAYOR PRO-TEM, SECONDED BY COUNCILMEMBER POLOWSKI.**

**MOTION CARRIED (5-0)**

**7. Resolutions**

A. 2019-001 ~ CIP Plan Update

Mayor Verzal read the heading to Resolution 2019-001.

Roger Krieger reviewed this annual resolution update.

Following discussion,

**IT WAS MOVED BY CRAGUN, SECONDED BY BABB, TO:**

APPROVE RESOLUTION 2019-001 ~ CIP PLAN UPDATE

**MOTION CARRIED 5-0.**

B. 2019-002 ~ Fee Resolution Update

Mayor Verza read the heading to Resolution 2019-002.

Following discussion,

**IT WAS MOVED BY CRAGUN, SECONDED BY POLOWSKI, TO:**

APPROVE RESOLUTION 2019-002 ~ FEE RESOLUTION UPDATE.

**MOTION CARRIED 5-0.**

**8. Public Hearings**

A. Shamrock Glen Development

Mayor Verza reviewed the Public Hearing procedures and opened the hearing at 7:08 p.m.

Roger Krieger reviewed the Development Agreement followed by City Attorney, Chuck Zimmerman who also spoke to the Development Agreement.

Ray Kimball, Whipple Engineering a representative of the developer, Viking Homes, was accompanied by Scott Krajack of Viking Homes and described the Shamrock Glen development plans and confirmed the developer will develop in accordance with the proposed Development Agreement.

Mayor Verza asked for comments from the public.

One member of the audience asked what impact this Development would have on the School District. Mayor Verza addressed questions raised.

Councilmember Polowski asked about the Multi-Family section of the Development relative to Zoning. Roger Krieger discussed density and potential phases of Development.

Councilmember Schut asked if after purchasing a home within the Development the homeowner would be able to build any outbuildings, i.e. Pole Buildings on their lot. City Attorney, Chuck Zimmerman stated no, that would not be allowed per the limitations of the Developer and also the Development Agreement.

The Public Hearing was closed at 7:33 p.m.

**9. Ordinances**

- A. Ordinance 2019-984 ~ Approving a Development Agreement Between the City and Viking Builders, LLC And OO, Landholding, LLC Concerning The Development of Parcel Numbers 28013.0031,0032,0033,0034,0040,0041,0042 and 0043 Known as the Shamrock Glen Development. **(Waive the Three Reading Process)**

Mayor Verzal read the heading to Ordinance 2019-984 and requested to Waive the Three Reading Process.

City Attorney, Chuck Zimmerman reviewed Ordinance 2019-984.

Following discussion,

**IT WAS MOVED BY CRAGUN, SECONDED BY POLOWSKI, TO WAIVE THE THREE READING PROCESS.**

Councilmember Stevens shared his concerns with Waiving the Three Reading Process. City Attorney, Chuck Zimmerman explained the reasoning behind Waiving the Three Readings on Ordinance 2019-984.

Following Further discussion,

**MOTION CARRIED 5-0.**

**IT WAS MOVED BY CRAGUN, SECONDED BY POLOWSKI, TO:**

APPROVE ORDINANCE 2019-984 ~ APPROVING A DEVELOPMENT AGREEMENT BETWEEN THE CITY AND VIKING BUILDERS, LLC AND OO, LANDHOLDING, LLC CONCERNING THE DEVELOPMENT OF PARCEL NUMBERS 28013.0031,0032,0033,0034,0040,0041,0042 AND 0043 KNOWN AS THE SHAMROCK GLEN DEVELOPMENT.

**MOTION CARRIED 5-0.**

- B. Ordinance 2018-981 ~ Amending Chapter 2.05 of the DP Municipal Code Regarding Procedures for Responding to Public Records Requests. **Second Reading (Public Input)**

Mayor Verzal read the heading to Ordinance 2018-981.

Mayor Verzal reviewed the Ordinance and stated this is the Second Reading and time for Public Input.

There was no Public Comment.

Mayor Verzal moved Ordinance 2018-981 on to the Third Reading.

## 10. Consent Agenda

*Items listed below were distributed to Council Members in advance for study and were enacted with one motion.*

### **IT WAS MOVED BY CRAGUN, SECONDED BY BABB; MOTION CARRIED (5-0) TO APPROVE THE CONSENT AGENDA.**

- A. Approval of Voucher Claim Check Nos. 37309 through 37327 including EFT Debits in the amount of \$71,276.63 for the Second Half of December 2018.
- B. Approval of Payroll Check Nos. 13190 through 13219 including 941 Taxes in the amount of \$99,111.60 for the month of December 2018.
- C. Knight Family LLC Short Plat 2018-5

## 11. Interested Citizens: Oral Communications, Requests, and Comments from Audience on Unrelated Agenda Items.

David Lee, asked about the Lead in Drinking Water, Public Education Letter that went out with the December 2018 City Utility Bills.

Roger Krieger explained the letter that was sent out to all City Residents, from test results completed this past summer, and in compliance with Department of Health Regulations.

Jim Palmer, Sr. stated Real Estate Marketplace furnishes bottles to individuals interested in having their water tested.

Warren Schick, Deer Park Chamber President stated his term as Chamber President is up. The Chamber will be holding elections next week and would like to thank the City for all they do for the Chamber.

Erica Simpson asked about Snowplowing within the City. Mayor Verzal spoke to her questions.

Ron Schultz, HOA Vice-President at Habitat talked about the snow berms being left at the end of the driveways in his part of town. Roger Krieger explained how the City's Snow Graders plow the snow and that depending on the snow conditions and how driveways in the subdivision are laid out it is very difficult not to leave some snow in front of some driveways.

## 12. Report of Officers

Councilmember Schut spoke to the Marijuana Ordinance discussion from the Council's last meeting. He also spoke concerning President Trump and the Agricultural Farm Bill. City Attorney, Chuck Zimmerman noted the City Council relies on the provision within the Business License Ordinance regarding Businesses meeting Federal and State Laws, and that the City does not have a specific Marijuana Ordinance.

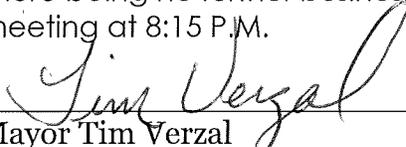
Councilmember Polowski stated the Theme for this years' Settler's weekend is "The Drag Strip" and hopes they can get some of the dragster owners to enter their vehicles in the parade.

**13. Executive Session**

There was no Executive Session.

**14. Adjournment**

There being no further business before the Council, Mayor Verzal adjourned the meeting at 8:15 P.M.

  
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Mayor Tim Verzal

  
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Deby Cragun, City Clerk/Treasurer