

**CITY OF DORCHESTER**

**FBC Dorchester  
11831 FM 902**

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**AGENDA AND NOTICE OF MEETING  
REGULAR CITY COUNCIL MEETING**

**January 8th, 2024  
6:30 pm**

*Members of the public may appear before the City Council to address items listed on this meeting agenda and topics not already scheduled for public hearing or on the agenda in accordance with procedural rules as determined by the meeting Chair and by submitting a "Public Comment Form" to the City Secretary no later than the conclusion of Agenda Item I (Call Meeting to Order)*

**I. CALL MEETING TO ORDER**

**II. INVOCATION**

**III. PUBLIC COMMENTS:** *The City Council invites members of the public to speak to the Council on items listed on this meeting agenda and topics not already scheduled for public hearing or on the agenda. Citizens may address the Council for a maximum of two minutes, unless the member of the public is a non-English speaker and must address the Council through a translator, in which case the person may address the Council for a maximum of four minutes. The Council is unable to respond to or discuss any issues that are brought up during this item that are not on the agenda, other than to make statements of specific factual information in response to a citizen's inquiry or to recite existing policy in response to the inquiry.*

**IV. CONSENT ITEMS:** These items consist of non-controversial items that are considered routine in nature. The Consent Agenda can be acted upon in one motion. A majority of the Council is required to remove any item for discussion and separate action.

1. Approve Minutes of **Regular City Council December 4<sup>th</sup> 6th 2023**
2. Approve Minutes of **Special City Council December 8th 2023**
3. Approve the bills being paid for the month

**V. ACTION ITEMS:**

**A. PUBLIC HEARING:**

1. Consider and Discuss the City of Dorchester proposing to institute annexation proceedings to enlarge and extend the boundary limits of said city to include the following described territory, to-wit:  
The property is generally in the Robert Atchison Survey Abstract Nol 28 and the John R. Bean Survey Abstract No. 122. Located west of State Hwy 289 and south of Old Scoggins Rd.

**B. Close Public Hearing**

**C. New Business:**

1. Consider and Act on approval of City Election to be held May 4<sup>th</sup>, 2023 to elect three Aldermen. Willies Ballou, Jeremy DeVore, and Justyn Davis terms will expire
2. Consider and Act on Joint Election with Howe ISD, and using last year's agreement which states that our agreement will continue year to year unless one of the entities terminates in writing a least 180 days in advance.
3. Consider and Act on contract for election services between the City of Dorchester and the Elections Administrator of Grayson County for May 4<sup>th</sup>, 2023 city election.
4. Consider and act on Ordinance Consenting to the Addition of 301.035 acres of Land to Cottonwood Municipal District No. 2, as requested in Petition for Consent to Annex Land into a Municipal Utility District submitted by MM Cottonwood 640, LLC and MM Cottonwood Phase I, LLC concerning the Cottonwood Municipal Utility District No. 2;
5. Consider and act on Ordinance Consenting to the Addition of 21.310 acres of Land to Cottonwood Municipal District No. 2A, as requested in Petition for Consent to Annex Land into a Municipal Utility District submitted by Walton USA Cottonwood, LP and Walton Texas, LP concerning the Cottonwood Municipal Utility District No. 2A;
6. Consider and discuss new water system for City of Dorchester- Dan Graham with AV Water and Diehl will give a presentation on what they can offer the city.
7. Consider and Discuss on presentation given last month from Mark Green from Zenner on new meter reading technologies
8. Consider and discuss Sunrise Redi Mix LLC, Rhome, Texas has applied to construct a Concrete Batch Plant located at 3787 Highway 289, Dorchester, Texas
9. Consider and act upon resolution of the City of Dorchester, Texas, accepting a petition seeking the creation of the Cottonwood Public Improvement District located partially within the corporate boundaries of the City and calling for a public hearing to be held at the City Council's February 5, 2024 meeting.
10. Consider and act upon a resolution of the City of Dorchester, Texas, accepting a petition seeking the creation of the Cottonwood O&M Public Improvement District located partially within the extraterritorial jurisdiction and partially withing the corporate boundaries of the City and calling for a public hearing to be held at the City Council's February 5, 2024 meeting.

**D. OLD BUSINESS**

1. Discuss leak detection/water loss
2. Update and discuss proposed BM Dorchester (Kiln & Concrete plant)
3. Consider/Discuss/Action on doing business with BVRT Utility (Sewer)
4. Update on Sewer CCN
5. Update on Building permits

**VI. EXECUTIVE SESSION:**

1. *In accordance with the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, the City Council will hold an Executive Session on the items identified below*

Tex. Gov't Code 551.072     Deliberating the purchase, exchange, lease or value of real property if deliberation in an Open Meeting would have a detrimental effect on the position of the City in negotiations with a third person.

A. Consider/Discuss matters in connection to Centurion/Cottonwood Suttons Fields developments

2. Reconvene into Regular Session and take any action necessary as a result of the Executive Session.

## VII. DISCUSSION ITEMS:

1. Mayor Comments
2. Discuss any problems with the water utility or city
3. Applications for new meter request

## VIII. REPORTS:

1. Water loss report & leak report
2. Delinquent water bill report

## IX. ADJOURNMENT:

Respectfully submitted,

**David Smith, Mayor**  
**City of Dorchester**

If, during the course of the meeting covered by this notice, the City Council should determine that a closed or executive session of the City Council should be held or is required, then such closed or executive session as authorized by the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, will be held by the City Council at the date, hour and place given in this notice as the City Council may conveniently meet in such closed or executive session concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section:

- 551.071 - Private consultation with the attorney for the City.
- 551.072 – Deliberating the purchase, exchange, lease or value of real property.
- 551.073 – Deliberating a negotiated contract for a prospective gift or donation to the City.
- 551.074 – Deliberating personnel or to hear complaints against personnel.
- 551.076 – Deliberating deployment, or specific occasions for implementation, of security personnel or devises or security audit
- 551.087 – Deliberating commercial or financial information that the City has received from a business prospect or deliberating the offer of financial or other incentives to a business prospect.
- 551.089 – Deliberating security assessments or deployments relating to security or critical infrastructure.

### CERTIFICATION

I, the undersigned authority, do hereby certify that the above Agenda and Notice of Meeting of the City Council of the City of Dorchester, is a true and correct copy of said Notice. I posted a true and correct copy of said notice at Dorchester City Hall located at 373 Main Street Dorchester, Texas, a place convenient and readily accessible to the public at all times, and on the City website; - and said Notice was posted on 5th day of January, 2024 at 4:00 P.M. and remained so posted for at least 72 hours preceding the scheduled time and said meeting.

Dated this 5<sup>th</sup> day of January, 2024

City Secretary Becky Vincent \_\_\_\_\_

### NOTICE OF ASSISTANCE AT PUBLIC MEETINGS

The location of this meeting is wheelchair accessible. Access to the building and special parking are available at the primary entrance of the meeting location. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers or large print, are requested to contact the City Secretary's Office at least 48-hours prior to the meeting. Braille is not available.