

CITY OF GLADEWATER
CITY COUNCIL REGULAR SESSION
MINUTES
SEPTEMBER 19, 2024
6:00 P.M.

MEMBERS PRESENT: Mayor Brandy Flanagan, Mayor Pro-tem Elijah “Sonny” Anderson, Stoney Stone, Teddy Sorrells, Rocky Hawkins

MEMBERS ABSENT: Michael Webber, Kevin Clark

STAFF PRESENT: Charlie Smith, Judy Van Houten, Al Harrison, Brian Smith, Kyle Ready, Meghan Davis

GUESTS PRESENT: David Sorrells, Jennifer Williams, Lois Reed, Rick McKee, Debra Skinner, Milton Anderson, Aaron Watson, Margaret Larkins, Nyane Turner, Elaine Roddy, C. Carrington, Sandra Coffman, William Blackmon, Kristina Fossan, Zoe Fossan, Aidan Fossan, Sheila Faggans, Mary Anne Cumbie, Danny Coffman, Linda Miller

I. CALL TO ORDER

Mayor Flanagan called the meeting to order at 6:00 p.m.

- a) Invocation – Councilmember Hawkins
- b) Pledge – Mayor Pro-tem Anderson

II. MAYOR’S COMMENTS

Mayor Flanagan read a statement of condolences to the family and honoring Mark Friend and his years of service to the City of Gladewater on the Planning & Zoning Commission and gave details regarding visitation and funeral arrangements.

Upcoming Events: 1) 51st Annual Arts & Crafts Festival 9/21 & 9/22 at the Broadway Campus; 2) St. James will be honored with the placement of a Texas Historical Marker 9/22 at 1:30 p.m.; 3) Chamber of Commerce Quarterly meeting 9/24; 4) 3rd annual Weldon Honor Game 9/26 @ Jack V. Murphy Bear Stadium; 5) GHS All School Reunion 9/28; 6) Rick McGraw Book Signing at the Gladewater Museum for his book “The Texas You Don’t Know” 9/28; 7) Last day to register to vote will be 10/7; 8) Fall City-wide Clean-up 10/19.

Community Spotlight: Councilmember Stone said he has a new perspective on the budget process after working on the upcoming fiscal year budget with council and city staff. Everyone was on the same page and things went very smoothly.

Councilmember Sorrells complimented the public works department for their hard work. He mentioned a recent water leak and how all departments came together to get the job done as quickly as possible.

Mayor Pro-tem Anderson echoed Councilmember Sorrells words. He said he witnessed the work being done and said everyone was working hard. He gave props to City Manager Smith and Mayor Flanagan as well.

Councilmember Hawkins highlighted the Manna House and all the volunteers who work there week-in week-out. He said the program was started in the 80’s to assist with food and clothing needs in Gladewater. The volunteers are friendly and work without expecting recognition.

Mayor Pro-tem expressed thanks to the Gladewater Mirror for providing the FB livestream over the past 6 years and informed everyone that the city would be taking that over starting in October.

III. CITY MANAGER’S REPORT

City Manager Smith spoke about the watermain break and the work that our guys did to resolve the issue. He said they have located 60 valves so we will be able to isolate more areas in the future during service work and repairs. Also, the ballpark complex is not fenced so will be easier to maintain.

Mayor Flanagan thanked Mr. Smith for his transparency and the job he is doing.

IV. CITIZENS COMMENTS

William Blackmon – 409 N. Live Oak – read a statement regarding the pickle ball courts. He said they do have great potential but the renovation was handled inappropriately.

V. CONSIDERATION of consent agenda

Councilmember Sorrells made a motion to approve the consent agenda; seconded by Mayor Pro-tem Anderson. Motion carried 5-0.

VI. PUBLIC HEARING regarding a request for a front set-back variance to Gladewater Code of Ordinance §15.11.120(C)(1)(a) Single Family Districts at:

- a) LOT 3, BLK 4 SUNNY ACRES S336 (A8) .2686 ACRES & HOUSE; more commonly known as 901 N. Gary St.
- b) LT 7 BLK 2 RICHEY ADDN; more commonly known as 1014 N. Lynn St.
- c) LT 2 BLK 1 GEORGE HILL; more commonly known as 1202 N. Lynn St.

Mayor Flanagan opened the public hearing at 6:17 p.m.

Chief Building Officer Harrison explained the front set-back requirements per code and detailed each of the three properties listed above. The first property has not constructed his carport yet. The other two are already constructed but would still require a variance to be legal.

Ricky McKee – 901 N. Gary St. – said he is looking to build a carport to keep his black truck from sitting in the Texas sun. He asked that his request be approved.

Danny Coffman – 1202 N. Lynn – said he was not aware that a variance was required and apologized for not following the procedure. He asked that his request be approved.

Linda Miller said she lives next door to 1202 N. Lynn and is the sister of the owner. She has no issue with the carport, and it looks very nice.

With no further comments Mayor Flanagan closed the public hearing at 6:22 p.m.

VII. DISCUSS AND CONSIDER a front set-back variance to Gladewater Code of Ordinance §15.11.120(C)(1)(a) Single Family Districts at:

- a) LOT 3, BLK 4 SUNNY ACRES S336 (A8) .2686 ACRES & HOUSE; more commonly known as 901 N. Gary St.
- b) LT 7 BLK 2 RICHEY ADDN; more commonly known as 1014 N. Lynn St.
- c) LT 2 BLK 1 GEORGE HILL; more commonly known as 1202 N. Lynn St.

Councilmember Hawkins made a motion to approve all three front set-back variances; seconded by Councilmember Stone. Motion carried 5-0.

VIII. DISCUSS AND CONSIDER casting votes for Texas Municipal League Intergovernmental Risk Pool Board of Trustees Election

Councilmember Sorrells made a motion to case the city's vote for Councilmember Hawkins; seconded by Mayor Pro-tem Anderson. Motion carried 4-0-1 with Hawkins abstaining.

IX. DISCUSS AND CONSIDER casting ballot for the Texas Municipal League (TML) Region 15 Director Election

Councilmember Hawkins made a motion to cast the city's vote for Chad. Huckaby; seconded by Councilmember Sorrells. Motion carried 5-0.

X. DISCUSS AND CONSIDER nomination(s) to the Gregg Appraisal District Board of Directors

Mayor Flanagan said she wants Gladewater to start having a seat at the table on these boards and therefore reached out to Sherry Watson to see if she would be agreeable to being nominated. She is an accountant and bookkeeper and a real estate agent. She has the knowledge to represent us well if elected. Ms. Watson agreed to being nominated.

Councilmember Sorrells made a motion to nominate Sherry Watson; seconded by Councilmember Hawkins. Motion carried 5-0.

XI. DISCUSS AND CONSIDER committee recommendation regarding proposals received for individual or business to operate the lake store at Lake Gladewater

City Manager Smith said that we received two very good proposals. Both parties who submitted are present and willing to answer any questions the council may have.

Jennifer Williams with Outdoor Obsessions introduced herself and explained her concept for the bait shop. She said she is a partner with Texas Parks & Wildlife for kids fishing and education classes. She presented samples of the certificates she would provide to kids and adults for various events. Her intentions are to devote 100% of her time to begin with and run the store by herself 7 days a week. She would look at hiring workers to help once the store is well established. Her plans would be to offer live and frozen bait, snacks, drinks, and equipment rentals.

Councilmember Sorrells asked what her projected timeframe is for opening the store. Ms. Williams said she would have it open before January 1, 2025. Mayor Flanagan said she included hunting supplies in her proposal as well, to offer and supplement during the off-season.

Aaron Watson introduced himself. He said he currently operates a firearms business. He would like to move that business to the Lake store to run in conjunction with the bait shop. He would offer drinks, concession style food, retail items, equipment rentals such as sea-doo's and pontoon boats, and an inflatable water park during the summer season. He would need approval from the ATF before he could relocate his firearms business to the lake store. He also intends to have security cameras installed for added security. Mr. Watson said he has also been looking into having a gas pumping station installed for boaters at the waters edge.

Councilmember Hawkins asked about liability insurance. Mr. Watson said he has already talked to an agent and would have liability insurance to cover every aspect of his plans. Councilmember Sorrells asked if the firearms business would be retail only and suggested that he look into offering hunting and fishing licenses through Texas Parks & Wildlife.

Sam Chenoweth, Lake Board Chairman and Lake Store committee member, said that both proposals were the best he's seen. He complimented City Manager Smith on his recommendation to wait and not accept the first proposals that came in previously. That was a good decision on Mr. Smith's part as we now have these two proposals. Mayor Flanagan said the recommendation by the committee is to select Aaron Watson. She said the decision was not easy as they are both great proposals.

Councilmember Hawkins made a motion to select Aaron Watson to operate the lake store; seconded by Councilmember Stone. Motion carried 5-0.

XII. DISCUSS AND CONSIDER agreement between the City of Gladewater and East Texas Council of Governments for the FY 2025 Interlocal Contract for City 9-1-1 Database Maintenance

Councilmember Sorrells made a motion to approve the agreement; seconded by Councilmember Stone. Motion carried 5-0.

XIII. ADJOURN

Councilmember Sorrells made a motion to adjourn at 6:55 p.m. Meeting adjourned by consensus.

BRANDY J. FLANAGAN
MAYOR

ATTEST:

JUDY VAN HOUTEN, TRMC
CITY SECRETARY