



4900 River Oaks Boulevard River Oaks, Texas 76114

Mayor  
**Joe Ashton**

City Council

Mayor Pro-Tem-Place 3  
**Darren Houk**

Place 1  
**John Claridge**

Place 2  
**Steve Holland**

Place 4  
**Yolie Rodriguez**

Place 5  
**Dan Chisholm**

City Officers

City Manager  
**Marvin Gregory**

City Secretary  
**Paula Luck**

Fire Chief  
**Clinton "Russell" Shelley**

Police Chief  
**Christopher Spieldenner**

Public Works Director  
**Gordon Smith**

Event Center Co- Directors  
**Shirley Bloomfield Shirley Wheat**

Emergency Management Coordinator  
**James Myrick**

Phone  
**(817) 626-5421**

Fax  
**(817) 624-2154**

Website  
**www.riveroakstx.com**

**NOTICE TO THE PUBLIC**

**\*\* A REGULAR MEETING OF THE RIVER OAKS CITY COUNCIL IS SCHEDULED IN THE RIVER OAKS CITY COUNCIL ROOM LOCATED AT 4900 RIVER OAKS BLVD.; RIVER OAKS, TEXAS ON **TUESDAY****

**AUGUST 24, 2021  
7:00 PM**

I certify that the above notice of meeting was posted on the bulletin board outside the River Oaks City Hall, 4900 River Oaks Blvd., a place that is accessible to the general public at all times, and that said notice was posted on **Friday, August 20, 2021 at 4:15 P.M.**

\_\_\_\_\_  
CITY SECRETARY

**\*\* YOU CAN JOIN THIS MEETING IN PERSON OR FROM YOUR PHONE AT 1-415-655-0001. THE ACCESS CODE IS 2553 321 7724. THE MEETING IS ALSO BEING STREAMLINED BY LIVE FEED ON THE CITY WEB PAGE AT [WWW.RIVEROAKSTX.COM](http://WWW.RIVEROAKSTX.COM) BY CLICKING ON THE VIDEO TAB.**

**MEETING LINK:**

<https://cityofriveroaks.my.webex.com/cityofriveroaks.my/j.php?MTID=m2cdf61a947a4b404347234c9fo44a2c1>

**MEETING NUMBER:** 2553 321 7724

**PASSWORD:** kaYqAmWg834 (52972694 from phones and video systems)

**AGENDA**

1. CALL TO ORDER
2. INVOCATION
3. PLEDGE OF ALLEGIANCE TO UNITED STATES FLAG AND THE TEXAS FLAG  
**"HONOR THE TEXAS FLAG; I PLEDGE ALLEGIANCE TO THEE, TEXAS, ONE STATE UNDER GOD, ONE AND INDIVISIBLE"**
4. READING OF PROCLAMATION(S) AND SPECIAL PRESENTATIONS BY MAYOR:
5. **PUBLIC TESTIMONY:** CITIZENS ARE INVITED TO SPEAK ON ANY TOPIC OR AGENDA ITEM BEFORE AND DURING THE MEETING BY RESPONSE TO THE MAYOR TO BE RECOGNIZED; HOWEVER, UNLESS THE ITEM IS SPECIFICALLY LISTED ON THIS AGENDA, THE CITY COUNCIL IS REQUIRED UNDER THE TEXAS OPEN MEETINGS ACT TO LIMIT ITS RESPONSE WITH A STATEMENT OF SPECIFIC FACTUAL INFORMATION, RECITING THE CITY'S EXISTING POLICY ON THAT ISSUE, OR DIRECTING THE PERSON MAKING THE INQUIRY TO VISIT WITH CITY STAFF ABOUT THE ISSUE AND NO COUNCIL DELIBERATION IS PERMITTED FOR TOPICS NOT SPECIFICALLY LISTED ON THIS AGENDA.
6. **CONSENT AGENDA:** ALL ITEMS UNDER THIS SECTION ARE RECOMMENDED FOR APPROVAL FOR THE "CONSENT AGENDA". THESE ITEMS ARE OF A ROUTINE NATURE AND



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REQUIRE ONLY BRIEF DELIBERATION BY COUNCIL. **COUNCIL RESERVES THE RIGHT TO REMOVE ANY ITEM ON THE CONSENT AGENDA FOR FURTHER DELIBERATION.**

- A. APPROVE MINUTES OF AUGUST 10, 2021 REGULAR COUNCIL MEETING
- B. APPROVE MINUTES OF AUGUST 17, 2021 SPECIAL CALLED COUNCIL MEETING
- C. APPROVE BILLS PAYABLE FOR PERIOD ENDING AUGUST 24, 2021
- D. APPROVE 2021 APPOINTMENTS TO FRIENDS OF RIVER OAKS ANIMAL SHELTER (501 (c)(3)
- E. APPROVE 2021 APPOINTMENTS TO FOUNDATION SUPPORTING THE RIVER OAKS COMMUNITY CENTER

7. DISCUSSION OR ACTION TAKEN ON ITEMS WITHDRAWN FROM CONSENT AGENDA FOR SEPARATE DELIBERATION.

**PERSONAL APPEARANCES AND/OR ITEMS REQUIRING COUNCIL APPROVAL/ACTION**

8. CONSIDER AND ADOPT **ORDINANCE # 1322-2021** AUTHORIZING THE ISSUANCE AND SALE OF CITY OF RIVER OAKS, TEXAS, COMBINATION TAX AND LIMITED SURPLUS REVENUE CERTIFICATES OF OBLIGATION, SERIES 2021; LEVYING AN ANNUAL AD VALOREM TAX AND PROVIDING FOR THE SECURITY FOR AND PAYMENT OF SAID CERTIFICATES; APPROVING THE OFFICIAL STATEMENT; PROVIDING AN EFFECTIVE DATE; AND ENACTING OTHER PROVISIONS RELATING TO THE SUBJECT.

9. CONSIDER APPROVAL TO AWARD CONSTRUCTION CONTRACT TO EXCEL 4 CONSTRUCTION, LLC FOR TEXAS WATER DEVELOPMENT BOARD PROJECT CWSRF 73749, PRIORITY PROJECT 3, FROM ALL BIDS RECEIVED AND OPENED AT 1:00 P.M. ON AUGUST 18, 2021 IN THE RIVER OAKS COUNCIL CHAMBERS.

**PUBLIC HEARINGS/ACTION FROM PUBLIC HEARINGS:**

10. **PUBLIC HEARING:** IN ORDER TO RECEIVE CITIZEN COMMENTS ON PROPOSED SITE PLAN APPLICATION AS SUBMITTED BY JOLLY WALIA DBA JOLLY'S C STORE LLC IN ORDER TO CONSTRUCT A NEW 6,340 SQUARE FOOT CONVENIENCE STORE WITH REAR DRIVE THRU AND CUSTOMER FUELING STATION WITH 6 GAS PUMPS UNDER A 25-FOOT BY 65-FOOT CANOPY LOCATED ON 28,870 SQUARE FOOT LOT IN A C-2 COMMERCIAL ZONING DISTRICT DESCRIBED AS BEING BLOCK 8, LOT 1 IN THE ROCKWOOD TERRACE ADDITION OTHERWISE KNOWN AS 4710 RIVER OAKS BLVD. (ZONING CASE # SP-PZ2021-0009).

11. **ACTION FROM PUBLIC HEARING:** IN ORDER TO CONSIDER APPROVAL OF THE PROPOSED SITE PLAN APPLICATION AS SUBMITTED BY JOLLY WALIA DBA JOLLY'S C STORE LLC IN ORDER TO CONSTRUCT A NEW 6,340 SQUARE FOOT CONVENIENCE STORE WITH REAR DRIVE THRU AND CUSTOMER FUELING STATION WITH 6 GAS PUMPS UNDER A 25-FOOT BY 65-FOOT CANOPY LOCATED ON 28,870 SQUARE FOOT LOT IN A C-2 COMMERCIAL ZONING DISTRICT DESCRIBED AS BEING BLOCK 8, LOT 1 IN THE ROCKWOOD TERRACE ADDITION OTHERWISE KNOWN AS 4710 RIVER OAKS BLVD. (ZONING CASE # SP-PZ2021-0009).



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12. **PUBLIC HEARING:** IN ORDER TO RECEIVE CITIZEN COMMENTS ON THE PROPOSED APPLICATION FROM ELATE PROPERTIES TO REZONE APPROXIMATELY 3.9772 ACRES OF LAND IN THE SAINT ELIZABETHS SUBDIVISION DESCRIBED AS BEING LOTS 23B, 24B & 25B OTHERWISE KNOWN AS 5910 BLACK OAK LN. IN RIVER OAKS, TARRANT COUNTY, TEXAS FROM A "C-F" COMMUNITY FACILITY DISTRICT TO A "PD-R4" PLANNED DEVELOPMENT DISTRICT PURSUANT TO SECTION 18 "PLANNED DEVELOPMENT DISTRICT" OF THE RIVER OAKS ZONING ORDINANCE # 1286-2020 AS AMENDED MEETING R-4 SINGLE-FAMILY BASE REGULATIONS PURSUANT TO SECTION 11 OF THE RIVER OAKS ZONING ORDINANCE # 1286-2020 AS AMENDED IN ORDER TO DEVELOP THE PROPERTY FOR SINGLE-FAMILY HOMES. (ZONING CASE # RZ 2021-0010-PD-R4).

13. **ACTION FROM PUBLIC HEARING:** CONSIDER APPROVAL OF **ORDINANCE # 1321-2021** TO REZONE APPROXIMATELY 3.9772 ACRES OF LAND IN THE SAINT ELIZABETHS SUBDIVISION DESCRIBED AS BEING LOTS 23B, 24B & 25B OTHERWISE KNOWN AS 5910 BLACK OAK LN. IN RIVER OAKS, TARRANT COUNTY, TEXAS FROM A "C-F" COMMUNITY FACILITY DISTRICT TO A "PD-R4" PLANNED DEVELOPMENT DISTRICT PURSUANT TO SECTION 18 "PLANNED DEVELOPMENT DISTRICT" OF THE RIVER OAKS ZONING ORDINANCE # 1286-2020 AS AMENDED MEETING R-4 SINGLE-FAMILY BASE REGULATIONS PURSUANT TO SECTION 11 OF THE RIVER OAKS ZONING ORDINANCE # 1286-2020 AS AMENDED IN ORDER TO DEVELOP THE PROPERTY FOR SINGLE-FAMILY HOMES. (ZONING CASE # RZ 2021-0010-PD-R4).

**STAFF REPORT:**

14. UPDATE ON SUBSTANDARD PROPERTY AT:

- 5901 BLACK OAK LANE
- 5962 BLACK OAK LANE
- 5958 BLACK OAK LANR
- 636 SCHIEME
- 5416 PURDUE
- 1513 SKYLINE

**OTHER ITEMS FOR DISCUSSION AND/OR ACTION:**

15. CONSIDER REQUEST FOR USE OF COMMUNITY CENTER FOR ENTERTAINERS AT A FLAT RATE AS REQUESTED BY SHIRLEY WHEAT.

16. DISCUSSION AND/OR ACTION REGARDING UPDATES FROM THE CITY MANAGER ADVISING THE MAYOR AND CITY COUNCIL ON PERSONNEL, CITY'S FISCAL CONDITION, PANDEMIC EXECUTIVE ORDERS, SCHEDULING COUNCIL WORK SESSIONS, FUTURE NEEDS OF THE CITY AND OTHER CITY MANAGER RECOMMENDATIONS.

**QUESTIONS RELATED TO MONTHLY STAFF REPORTS INCLUDING:**

17. **POLICE DEPT. MONTHLY REPORT** INCLUDING PATROL ACTIVITY, RESPONSE CALLS, NUMBER OF CRIMINAL INVESTIGATION CASES, WARRANTS ISSUED AND ANIMAL CONTROL CALLS INCLUDING CITATIONS ISSUED.



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18. **FIRE DEPT. REPORT** INCLUDING NUMBER OF CALLS FOR SERVICE AND FIRE TRAINING EXERCISES.

19. **INSPECTIONS AND CODE COMPLIANCE ACTIVITY REPORTS** INCLUDING NUMBER OF PERMITS ISSUED AND CODE VIOLATIONS WORKED.

20. **MUNICIPAL COURT** INCLUDING COURT ACTIVITY FROM FINES, BONDS, WARRANT FEES, COURT TAXES, COURT FEES, ARREST FEES, COURT SECURITY FEES, COURT TECHNOLOGY FEES, PAYMENT PLANS, STATE COURT COSTS AND AGENCY COLLECTION FEES.

21. **PUBLIC WORKS ACTIVITY REPORT** INCLUDING ROAD REPAIRS COMPLETED, SIGNS INSTALLED, WATER PRODUCTION, WATER MAIN AND SERVICE LEAKS REPAIRED, NUMBER OF FIRE HYDRANTS AND DEAD-END LINES FLUSHED, NUMBER OF SEWER OVERFLOWS AND STOPPAGES, CUBIC TONS OF SOLID WASTE COMPACTED AND PUBLIC WORKS EQUIPMENT REPAIRS.

22. **PARK BOARD ACTIVITY REPORTS** INCLUDING BALLFIELD RENTALS, GRANT UPDATES AND QUESTIONS PERTAINING TO MINUTES FROM THE PARK BOARD.

23. **EVENT CENTER ACTIVITY REPORTS** INCLUDING NUMBER OF COMMUNITY CENTER RENTALS, EVENTS AND ACTIVITIES.

24. **CITY SECRETARY ACTIVITY REPORT** INCLUDING REVENUE FROM SALES TAX, DOLLAR DONATIONS, EDC SALES TAX, TEX POOL AND CRIME SALES TAX.

25. **EDC ACTIVITY REPORT** INCLUDING FUNDED PROJECT UPDATES, UPCOMING PROJECTS AND REPORTING FROM EXECUTIVE DIRECTOR, CONSULTANT, ON ECONOMIC DEVELOPMENT.

26. **STORM WATER TASK FORCE ACTIVITY REPORT** INCLUDING ACTIONS TAKEN UNDER THE MS4 PERMIT, COMMUNITY EDUCATION AND PROMOTIONAL EVENTS REGARDING STORM WATER PREVENTION POLLUTION.

27. **EMERGENCY MANAGEMENT ACTIVITY REPORT** INCLUDING POLICIES, PROCEDURES AND INFORMATION PERTAINING TO EMERGENCY MANAGEMENT AND UPDATES REGARDING THE COVID-19 PANDEMIC AND WEST NILE VIRUS.

**CORRESPONDENCE:**

28. COUNCIL MEMBER QUESTIONS, COMMENTS AND ANNOUNCEMENTS

**EXECUTIVE SESSION:**

29. CONVENE IN EXECUTIVE SESSION PURSUANT TO CHAPTER 551, TEXAS GOVERNMENT CODE: THE COUNCIL RESERVES THE RIGHT TO CONVENE IN EXECUTIVE SESSION(S) FROM TIME TO TIME ON ANY POSTED AGENDA ITEM TO RECEIVE ADVICE FROM ITS ATTORNEY AS PERMITTED BY LAW DURING THIS MEETING. THE COUNCIL MAY CONVENE IN EXECUTIVE SESSION TO DISCUSS THE FOLLOWING:

- a. Section 551.071 Pending or contemplated litigation or to seek advice from attorney:
- b. Section 551.072 deliberation regarding real property; a governmental body may conduct a closed meeting to deliberate 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 governmental body in negotiations with a third person.



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- c. Section 551.074 Personnel matters – To deliberate the appointment, employment, evaluation, reassignment of duties, discipline or dismissal of a Public Officer or Employee or to hear a complaint or charge against an Officer or Employee.
- d. Section 551.076 Deliberation regarding security devices.

**RECONVENE:**

30. CONSIDER APPROVAL OF ANY ACTION FROM EXECUTIVE SESSION

**ADJOURN:**

31. ADJOURNMENT

This facility is wheelchair accessible and accessible parking spaces are available in front of City Hall. Please contact City Hall at 817-626-5421 if you have any questions or additional needs.