



THE CITY COUNCIL OF THE CITY OF HENDERSON, TEXAS, WILL MEET ON TUESDAY, THE 18th DAY OF APRIL 2023, AT 5:30 P.M. FOR A REGULAR COUNCIL MEETING, AT THE HENDERSON COMMUNITY CENTER, 302 FAIR PARK AVE., HENDERSON, TEXAS, FOR THE FOLLOWING PURPOSES:

Mayor:
J.W. (Buzz) Fullen

Council Members:
Wes Breitenberg
Reginald Weatherton
Melissa Morton
Gina Juarez

City Manager:
Jay Abercrombie

Mayor Pro Tem
Henry Pace

City Secretary
Cheryl Jimerson

CALL TO ORDER: *The Mayor will call the meeting to order, declare a quorum if present, and declare notices legally posted pursuant to Open Meetings Act.*

INVOCATION AND PLEDGE OF ALLEGIANCE:

CITIZENS COMMENTS

PRESENTATIONS/ANNOUNCEMENTS

1. Proclamation designating the month of May as National Historic Preservation Month

CONSENT AGENDA

2. Consideration of possible action upon the minutes of the meeting from March 21, 2023. (Jimerson)
3. Consideration and possible action upon HEDCO financials from February 2023. (Clary)
4. Consideration and possible action upon declaring certain property as surplus and authorizing staff to dispose of the same. (Kimbrell/Abercrombie)

COUNCIL BUSINESS – REGULAR SESSION

5. Open a second Public Hearing upon the voluntary annexation application of 25.119 acres into the city limits located at 1702 Industrial Drive owned by HEDCO. (Jimerson)
6. Close Public Hearing.
7. Consideration upon the first reading of Ordinance # 2023-04-03 annexing HEDCO property located on Industrial Drive/Morris Street into the city limits. (Jimerson)
8. Consideration and possible action upon the fourth amendment of the Henderson Independent School District School Resource Officer Interlocal Agreement with the Henderson Police Department. (Taylor)
9. Consideration and possible action upon the second reading of Ordinance 2023-03-01 changes the current zoning of a property from a Medium Density Multi-Family (M2) zone to a General Commercial (C2) zone. These properties are located on the corner of Kilgore Drive (HWY 259) and Millville Drive (FM 782). (Hughes/McElfresh)
10. Consideration and possible action upon the second reading of Ordinance 2023-03-02 changing the current zoning of a property from a Planned Development (PD) to a General Commercial (C2) zone. This property is located at 100 Zied Blvd. (Huhges/McElfresh)

11. Consideration of the first reading of Ordinance 2-23-04-05 a zoning change from Institutional (IS) to low density Multi-family 1 (M1) for a property located at 1112 Longview Dr. (Hughes/McElfresh)
12. Consideration upon the first reading of the Ordinance #2023-04-06 abandoning a part of an unnamed/unimproved street/alley off Penn Street. (Hughes/McElfresh)
13. Consideration and possible action to rescind previous approval of a Minor Plat submitted by Bane Investment Holdings (BIH) for the property known as part of the Crimcrest Addition located between Whippoorwill and Mockingbird Streets. (Hughes/McElfresh)

DEPARTMENTAL REPORTS:

14. The City Council may deliberate and make inquiry into any item listed in the Departmental Reports.
 - A. City Manager
 - B. Fire Department
 - C. Police Department
 - D. Animal Center
 - E. Community Development
 - F. Public Services/Parks and Rec Departments
 - G. Public Utilities
 - H. Finance Department
 - I. City Secretary
 - J. Communications and Marketing
 - K. HEDCO
 - L. Director of Operations
 - Civic Center
 - Main Street/Tourism
 - Municipal Court

BOARDS AND COMMISSIONS

Board of Adjustments Minutes

Planning and Zoning Minutes

The Cemetery Board Meeting will not meet again until April 19, 2023

Main Street Meeting Minutes

The Preservation Board did not meet in February or March.

ADJOURNMENT

15. Adjourn

The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) and 551.087 (Economic Development).

ACCESSIBILITY STATEMENT

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (903) 657-6551.

CERTIFICATE

I certify the foregoing notice was posted on the notice board in front of City Hall and on the notice board at the handicap accessible door of the City Hall, Henderson, Texas, on this the 12th day of April 2023.

Cheryl Jimerson, City Secretary

PROCLAMATION

Preservation in Henderson

WHEREAS, The Henderson Landmark Preservation Committee is requesting May as Preservation Month in the city of Henderson.

WHEREAS, There are numerous acts which contribute to the maintaining of preservation in Henderson, Texas.

WHEREAS, The maintaining of the historic district is valued and is monumental to the continued preservation of Henderson's historic 9 block district.

WHEREAS, Community support for this recognition is very high and supported by citizens Henderson.

NOW, THEREFORE, I, John Fullen, Mayor of the City of Henderson, Texas do hereby proclaim May as Preservation Month in Henderson.

IN WITNESS WHEREOF, I have hereunto set my hand and have caused the Official Seal of the City of Henderson to be affixed this the _____ day of May 2023.

MAYOR John Fullen

ATTEST:

Cheryl Jimerson, CITY SECRETARY

MINUTES OF THE
HENDERSON CITY COUNCIL
REGULAR SCHEDULED MEETING

March 21, 2023

CALL TO ORDER: *The Mayor will call the meeting to order, declare a quorum if present, and declare notices legally posted pursuant to Open Meetings Act.*

Mayor Fullen called the meeting to order at 6 p.m.

Council members present were Wes Breitenberg, Reggie Weatherton, Henry Pace, Melissa Morton, and Gina Juarez.

Staff members present were City Manager Jay Abercrombie, City Secretary Cheryl Jimerson, Chief of Police Chad Taylor, Deputy Fire Chief Sonny Yarbrough, Director of Operations Davis Brown, Director of Public Services Kirk Kimbrell, Director of Utilities Randy Boyd, Finance Director Karen Arnall, Animal Center Director Charissa Pool, Community Development Manager Cliff McElfresh, Zoning Coordinator Billy Hughes, Health Inspector Rebecca Wilkerson, Civic Center Manager Stephanie Kimbrell, Executive Leadership Assistant/HR Specialist Hillary Faulkner, Communications and Marketing Coordinator Phedra Johnson, and HEDCO Director John Clary.

INVOCATION AND PLEDGE OF ALLEGIANCE:

The Cub Scouts led the Pledges and recited the Cub Scouts Oath, Council Member Reggie Weatherton gave the invocation.

CITIZENS COMMENTS

There were no citizen comments.

PRESENTATIONS/ANNOUNCEMENTS

1. The Boy Scouts are making a presentation before Council members.

2. Annual Audit Presentation by Gollob Morgan Peddy, PC

Finance Director Karen Arnall stated the City of Henderson contracts with Gollob, Morgan and Peddy PC to provide annual audits of all funds. Kaern turned the floor over to Kevin Cashin with Gollab, Morgan and Peddy PC. Kevin summarized the audit, asking the Council to turn to pages 1, 6, 7, 81, 83, and 88 of the audit explaining them in detail. Kevin asked if there were any questions the Council might have. If so, he would be happy to answer them. There were no questions at that time.

3. Sexual Assault Awareness Month Proclamation.

Mayor Fullen proclaimed the month of April as SAAM, reading the proclamation.

Mayor Fullen proclaimed April 1, 2023 as the official clean-up day in conjunction with DMWT, reading the proclamation.

CONSENT AGENDA

4. Consideration of possible action upon the minutes of February 21, 2023. (Jimerson)

5. Consideration and possible action on HEDCO financials from January 2023. (Clary)

6. Consideration and possible action upon the City's Discrimination Policy. (Faulkner)

7. Consideration and possible action upon the City's Antifraud Policy (Faulkner)

Council Member Henry Pace made a motion to approve the consent agenda, duly seconded by Council Member Reggie Weatherton. The vote was unanimous.

COUNCIL BUSINESS – REGULAR SESSION

8. Open a Public hearing upon the voluntary annexation application of 25.119 acres into the city limits located at 1702 Industrial Drive owned by HEDCO. (Jimerson)

Mayor Fullen opened a public at 6:21 p.m.

There were no comments from the public or council.

9. Close Public Hearing.

Mayor Fullen closed the public hearing at 6:23 p.m.

10. Consideration and possible action upon Resolution 2023-03-01 for amendment #1 to the 2022-2023 budget.(Arnall)

Finance Director Karen Arnall explained the proposed amendment to council. She stated this is to amend the 2022-2023 budget for items ordered but not yet received or projects started but not yet completed in 2022. These items or projects will be received and most likely completed in 2023. Exceptions could be the Eastside Sewermain Project and projects funded with the American Rescue Plan Funds. The budget amendment recommended to the Council addresses needed changes to the 2022-2023 budget affecting the following funds: General Fund, Street/Drainage Fund, General Construction Fund, Water/Sewer Construction Fund and 2018 Bond Series Fund.

Council Member Mellissa Morton made a motion to approve Resolution 2023-03-01 for amendment #1 to the 2022-2023 budget, duly seconded by Council Member Henry Pace. The vote was unanimous.

11. Consideration and possible action upon Police Officer Salary adjustments. (Taylor)

Police Chief Chad Taylor recommended the Council approve salary adjustments within the Police Department as laid out within the spreadsheet.

Council Member Reggie Weatherton asked the Chief how the surrounding city salaries compare to Henderson. Chief Taylor stated they will be more comparable with the scale proposed before the Council today.

Council Member Gina Juarez made a motion to approve said salary adjustments according to the scale presented, duly seconded by Council Member Reggie Weatherton. The vote was unanimous.

12. Consideration and possible action upon a minor plat submitted by Lee Smart for the property located at 500 Cleaver Street. (Hughes/McElfresh)

Zoning Coordinator Billy Hughes recommended Council approval of a minor plat that will change the property lines on two adjoining lots for the property located at 500 Cleaver Street.

Council Member Henry Pace made a motion to approve a minor plat as submitted for the property located at 500 Cleaver Street, duly seconded by Council Member Reggie Weatherton. The vote was unanimous.

13. Consideration and possible action upon a minor plat submitted by Bane Investment Holdings (BIH) for the property known as part of the Crimcrest Addition located between Whippoorwill and Mockingbird Streets . This property is located in Council District 3. (Hughes/McElfresh)

Zoning Coordinator Billy Hughes recommended approval of a minor plat application submitted by BIH for a large piece of land in the Crimcrest Addition off N. Evenside. The re-plat consists of 209 small undeveloped lots to be combined into two lots. Lot 1 will consist of 9.611 acres and Lot 2 will be 36.525 acres, which will be named BIH Addition if approved.

Council Member Henry Pace made a motion to approve a minor plat as submitted for the property known as the Crimcrest Addition located between Whippoorwill and Mockingbird Streets, duly seconded by Council Member Gina Juarez. The vote was unanimous.

14. Consideration and possible action upon a minor plat submitted by Cory Brooks on behalf of BNW Ventures in conjunction with Brian and Kelle Marcott for the property located on the corner of HWY 259 and FM 782. This property is located in Council District 1.(Hughes/McElfresh)

Zoning Coordinator Billy Hughes recommended Council approve a minor plat submitted by Cory Brooks on behalf of BNW Ventures in conjunction with Brian and Kelle Marcott for the property located on the corner of HWY 259 and FM 782.

Council Member Wes Brietenberg made a motion to approve a minor plat as submitted for the property located on the corner of HWY 259 and FM 782, duly seconded by Council Member Henry Pace. The vote was unanimous.

15. Consideration and possible action upon the recommendation from the Planning and Zoning Commission to amend the City of Henderson's Zoning Map. The first reading of Ordinance 2023-03-01 changes the current zoning of a property from a Medium Density Multi-Family (M2) zone to a General Commercial (C2) zone. These properties are located on the corner of Kilgore Drive (HWY 259) and Millville Drive (FM 782). This property is in Council District 1. (Hughes/McElfresh)

Zoning Coordinator Billy Hughes recommended Council consider the first reading of Ordinance 2023-03-01 which changes the current zoning of a property from a Medium Density Multi-Family (M2) zone to a General Commercial (C2) zone. These properties are located on the corner of Kilgore Drive (HWY 259) and Millville Drive (FM 782).

There were no comments from council on any changes that needed to be made on the first reading of said ordinance.

16. Consideration and possible action upon the recommendation from the Planning and Zoning Commission to amend the City of Henderson's Zoning Map. Ordinance 2023-03-02 changes the current zoning of a property from a Planned Development (PD) to a General Commercial (C2) zone. This property is located at 100 Zied Blvd. (Huhges/McElfresh)

Zoning Coordinator Billy Hughes recommended the Council consider the property located at 100 Zeid Blvd. It is currently zoned as a Planned Development (PD). Our staff request that Council consider the first reading of an ordinance that would re-zone this property to General Commercial (C2).

There were no comments from council on any changes that needed to be made on the first reading of said ordinance.

17. Consideration and action upon Resolution No 2023-03-02 authorizing and approving the filing of the Certificate of Formation for Henderosn Economic Development Corporation as a Type B economic development corporation and all the documents related thereto. (Clary)

HEDCO Director John Clary stated the next 3 items are in conjunction with the November 2, 2021 Election Measure to change HEDCO from a Type A to a Type B Corporation.

Council member Henry Pace made a motion to approve Resolution 2023-03-02 for a Certificate of Formation for HEDCO, duly seconded by Council Member Melissa Morton. The vote was unanimous.

18. Consideration and action on Resolution 2023-03-03 authorizing and approving a Plan of Conversion converting Henderson Economic Development Corporation to a Type B economic development corporation. (Clary)

Council member Melissa Morton made a motion to approve Resolution 2023-03-03 authorizing and approving a Plan of Conversion for HEDCO, duly seconded by Council Member Wes Breitenberg. The vote was unanimous.

19. Consideration and action on Resolution 2023-03-04 authorizing the execution and filing of a Certificate of Conversion of Henderson Economic Development Corporation changing the entity from a Type A to a Type B economic development corporation. (Clary)

Council Member Reggie Weatherton made a motion to approve Resolution 2023-03-04 authorizing the execution and filing the Certificate of Conversion for HEDCO, duly seconded by Council Member Henry Pace. The vote was unanimous.

DEPARTMENTAL REPORTS:

20. The City Council may deliberate and make inquiry into any item listed in the Departmental Reports.

A. City Manager

B. Fire Department

C. Police Department

D. Animal Center

E. Community Development

F. Public Services, Parks and Recreation Departments

Council Member Wes Breitenberg asked how the fiber installation was going. Public Works Director Kirk Kimbrell stated there had been a few breaks in service lines even with the employees marking where the lines are. Wes stated there had been complications communicating to the crews installing the fiber. Council members all agreed they had been called about the crews tearing up yards. City Manager Jay Abercrombie stated to the Council " You have been really good at relaying the addresses to us where there seemed to have been problems". Keep relaying those addresses to us and we will communicate them back to Sparklight and Frontier.

G. Public Utilities

H. Finance Department

I. City Secretary

J. Communications and Marketing

K. HEDCO

L. Director of Operations

Civic Center

Main Street/Tourism (the March report will reflect the short time in Feb when Kaitlin had returned to work)

Municipal Court

BOARDS AND COMMISSIONS

Board of Adjustments Minutes. There was not a January meeting (no minutes).

Planning and Zoning Minutes

A. Minutes of the January 10, 2023 meeting.

Cemetery Board Meeting Minutes of the next quarterly meeting will be April 19, 2023.

Main Street Meeting Minutes

Preservation Minutes. There was no meeting held in February.

There were no comments or questions about the Board meeting minutes.

ADJOURNMENT

21. Adjourn

Council Member Melissa Morton made a motion to adjourn at 6:55 p.m., duly seconded by Council Member Reggie Weatherton. The vote was unanimous.

ATTEST:

APPROVED:

Cheryl Jimerson, City Secretary

John Fullen, Mayor



City Council

Agenda Item # 3.

SUBJECT: Consideration and possible action upon HEDCO financials from February 2023. (Clary)

MEETING DATE: April 18, 2023

DEPARTMENT: HEDCO

CONTACT:

RECOMMENDED CITY COUNCIL ACTION: On behalf of the HEDCO Board, I respectfully request approval of the February, 2023 financials.

ITEM SUMMARY:

BACKGROUND INFORMATION:

SPECIAL CONSIDERATIONS:

SUPPORTING MATERIALS:

1. HEDCO FINANCIALS 2022-2023 (Updated Thru 2023-02-28)

HEDCO - APPROVED BUDGET 2022-2023

	A	B	C	D	E	F	G	H	I	J	K
1	Last Edit Date:	March 17, 2023	TYPE A - EDC								
2	Budget approved:	HEDCO - 8/11//2022	02/28/2023 Checking Acct. # 4911857 Balance \$ 2,034,564.85								
3	Budget approved:	City Council 8/23/2022	02/28/2023 Money Market Acct. # 4011759 Balance \$ 6,109,658.38								
4			Total Account Balances		\$ 8,144,223.23						
5				Approved	Final	APPROVED		Y-T-D			
6				Budget	Budget	BUDGET	1-Month Ended	2022-2023	% Of		
7	Acct.#		Description	2021-2022	2021-2022	2022-2023	2/28/2023	2/28/2023	Budget	Notes	
8				12	12			5	42%	Percent of year completed	
9	REVENUE										
10	3010		Sales Tax Revenues	1,450,000.00	1,450,000.00	1,750,000.00	227,917.72	935,922.41	53%		
11	3025		Interest Income - Banks	40,000.00	40,000.00	25,000.00	15,127.05	68,238.14	273%	Reduced for Alford and Richardson purchases, spec building and amended investment contract	
12	3030		Land Sales -Old Industrial Park	106,780.00	106,780.00			123,246.60		7.6 acres to Tyler Pipe, Amendment needed	
13	3058		Lease Income - Oldcastle (Aggregates) 7.60 Ac.							Industrial Dr. (CR 203) 7.6 Acres being sold to Tyler Pipe	
14	3059		Lease Income - Texas Materials Group - 29.16 Ac.	12,800.00	12,800.00	19,200.00	1,600.00	8,000.00	42%	Mo.Lease - Industrial Dr. (CR 203) was Texas Bit/Oldcastle - Complete 9/2023 (to receive \$1600.00 per month 2/2022 thru 9/2023)	
15	3090		Other (Misc) Revenue	21,189.07	21,189.07			115,463.13		Winly Foods reimbursement on incentive	
16		TOTAL REVENUE		1,630,769.07	1,630,769.07	1,794,200.00	244,644.77	1,250,870.28	70%		
17											
18	* Footnote		Note Reciveable from Rusk County Rural Rail District - Not Included in Budget Totals	13,333.34	13,333.34					Notes receivable accrue on the balance sheet vs.the budget at. \$6,666.67 per month. Pmt. Deferred for 15 years until 2037.	
19											

HEDCO - APPROVED BUDGET 2022-2023

	A	B	C	D	E	F	G	H	I	J	K
5				Approved	Final		APPROVED		Y-T-D		
6				Budget	Budget		BUDGET	1-Month Ended	2022-2023	% Of	
7	Acct.#		Description	2021-2022	2021-2022		2022-2023	2/28/2023	2/28/2023	Budget	Notes
20	EXPENDITURES										
21	Economic Development Expenses										
22	6106		Project Winly Foods, LLC	103,000.00	103,000.00						Completed - Incentive Agreement \$400,000 -100 jobs signed 9/5/2017, 5-years. Stopped sending payments.
23	6107		Project US Ind. Sourcing / PRO HYDRONIC								Incentive Agreement, \$175,000, 35 jobs, Feb 2019, 5-years. Completed 1st Qtr, 2021
24	6116		Henderson Canvas Products, Inc.								Job creation incentive, 6-jobs @ \$5,000 /job. Forgivable loan executed March 2021. \$30,000 forgivable Loan in A/R
25	6200		Business Incentives for new or existing businesses	500,000.00	500,000.00		350,000.00				Reserve for Incentive for New Businesses. \$5,000 per job x 100 jobs.
26	6190		Matching Grants for Business Retention -Ind. Park				150,000.00				
27											
28		Total Economic Development Expenses		603,000.00	603,000.00		500,000.00	-	-	0%	
29											
30	Supplies, Office Expenses and Professional Services										
31	6501		Accounting (Monthly Bookkeeping + Annual Audit)	12,000.00	12,000.00		12,000.00	375.00	1,965.00	16%	PB&J Accounting, Auditor Morgan LaGrone CPA
32	6502		Insurance - General Liability	1,500.00	1,500.00		1,500.00		1,500.00	100%	City of Henderson Liability premium to HEDCO. Lump sum annual payment.
33	6503		Legal (Attorney)	30,000.00	30,000.00		30,000.00	4,318.05	15,638.97	52%	Legal fees
34	6504		Office Expenses	1,500.00	1,500.00		1,500.00	42.13	885.25	59%	Office supplies, copy paper, printer cartridges, computers, printer, furniture, bookshelves, storage, etc.
35	6505		Postage & Shipping	100.00	100.00		100.00		100.20	100%	Stamps, Fed-Ex, UPS
36	6506		Property Tax					70.53	70.53		Copy machine tax
37	6507		Telephone, Cell (Admin)	600.00	600.00		600.00	50.00	250.00	42%	Office Phone, Cell for Adm. Asst.
38	6508		Utilities - HEDCO Offices								Potential utilities in new building.
39	6509		Professional Services - Engineering, Design, Architectural (Part of Capital Expenses)	143,192.50	143,192.50		225,000.00	26,660.00	112,262.83	50%	New Business Park , Professional Services, Property Surveys, Engineering, Phase 1 Environmentals, Streets, Drainage, Sidewalks, Water, Sewer, Fiber, Natural Gas
40		Subtotal - Supplies, Office Expenses and Professional		188,892.50	188,892.50		270,700.00	31,515.71	132,672.78	70%	
41											

HEDCO - APPROVED BUDGET 2022-2023

	A	B	C	D	E	F	G	H	I	J	K
5				Approved	Final		APPROVED		Y-T-D		
6				Budget	Budget		BUDGET	1-Month Ended	2022-2023	% Of	
7	Acct.#		Description	2021-2022	2021-2022		2022-2023	2/28/2023	2/28/2023	Budget	Notes
42	Personnel Expenses										
43	7001		Contract Labor - Executive Director (with City)	144,420.00	144,420.00		161,539.00	21,548.08	69,235.22	43%	Salary, Insurance, Retirement, Cell Phone, Car Allowance, W/H invoiced by City of Henderson,
44	7002		Insurance Life - Office Manager	1,200.00	1,200.00		1,200.00				Life Insurance - Office Manager Karen Smith
45	7003		Insurance Health - Office Manager	4,775.00	4,775.00		5,044.00	415.79	2,097.19	42%	Medical Insurance - Office Manager Karen Smith
46	7004		Insurance Worker's Comp - Office Manager	396.00	396.00		396.00	(51.00)	381.52	96%	Hartford Ins. - Office Manager Karen Smith
47	7007		Retirement - Office Manager	3,300.00	3,300.00		4,000.00	960.65	1,893.43	47%	Kansas City Life - Office Manager Karen Smith
48	7008		Salary - Office Manager	44,950.00	44,950.00		49,850.00	3,835.20	20,680.75	41%	Salary - Office Manager Karen Smith
49	7009		Payroll Taxes - Adm Asst.	4,200.00	4,200.00		4,950.00	386.24	1,879.19	38%	Payroll Taxes - Office Manager Karen Smith
50	7010		Contract Labor - Dir. of Marketing/Business Dev.	108,280.00	108,280.00		108,280.00	6,819.58	20,586.92	19%	Salary, Insurance, Retirement, Cell Phone, Car Allowance, W/H invoiced by City of Henderson. Director of Marketing
51	7011		Insurance Health - Dir. of Marketing					437.46	874.92		Health Insurance - Director of Marketing
52			Subtotal - Personnel Expenses	311,521.00	311,521.00		335,259.00	34,352.00	117,629.14	35%	
53											
54	Program Expenses										
55	7201		Website Annual License Fees	3,200.00	3,200.00		9,400.00		3,049.00	32%	Annual License Fee to ED Suite. Invoiced Nov 31 annually.
56	7202		Website Development, Maintenance, Upgrades, etc.	24,188.00	24,188.00		12,094.00				Website CMS technology update (back end), new photo gallery, better mapping, new business park pages, updated property search tool, incentives tool - New website design EDSuite
57	7203		Advertising and Marketing	55,100.00	55,100.00		70,100.00	1,715.00	17,006.47	24%	Print ads, Direct mail or email, Marketing travel, Trade shows, Sponsorships, Printed flyers & brochures, Marketing signage, Videos, Billboard, Site Location Partnership, Public Notices, + Business Park Coming Soon Signs
58	7204		Meetings and Entertainment	14,500.00	14,500.00		14,500.00	33.59	3,302.69	23%	Meeting refreshments, BREP meals, Prospect Hosting, Industry Appreciation Luncheon

HEDCO - APPROVED BUDGET 2022-2023

	A	B	C	D	E	F	G	H	I	J	K
5				Approved	Final		APPROVED		Y-T-D		
6				Budget	Budget		BUDGET	1-Month Ended	2022-2023	% Of	
7	Acct.#		Description	2021-2022	2021-2022		2022-2023	2/28/2023	2/28/2023	Budget	Notes
59	7205		Dues, Memberships & Subscriptions	17,285.00	17,285.00		17,250.00	168.00	3,707.04	21%	Chamber of Commerce, TEDC, Rotary, Team Texas, ICSC, NETEDR, Adobe AcrobatDC (2), Place Marketing, also Computer Programs & Subscriptions.
60	7206		Travel & Training - Non-Marketing Conferences, Webinars, Seminars and Training (Including Travel), Admin. Asst. Mileage	27,000.00	27,000.00		25,000.00	1,176.65	5,454.98	22%	TEDC Conferences, Training Workshops, Webinars, PFIA Training, Software Technical Assistance, Rusk County Days Austin Trip, Admin Assistant Mileage.
61	7207		Non Engineering Studies	4,250.00	4,250.00		2,000.00				ETCOG Broadband Study Match
62	7208		Special Projects								
63	7209		BREP Matching Grant Program (Type B Program) (Placeholder)	-							Business Retention - Matching grants for current or new businesses in current industrial parks.
64			Subtotal - Program Expenses	145,523.00	145,523.00		150,344.00	3,093.24	32,520.18	22%	
65											
66			Repairs and Maintenance (Non-Capital Expenses)								
67	7302		Property Maintenance - Frisco Street Parcel (29 acres)	4,000.00	4,000.00		4,000.00		1,365.00	34%	Maintenance (Mowing, Clearing, Trimming, water detention, etc)
68	7303		Property Maintenance - Taylor Street/Greenbelt	1,000.00	1,000.00		600.00		150.00	25%	Greenbelt Maintenance
69	7304		Property Maintenance - Old Industrial Park								
70	7305		Property Maintenance - East Texas Regional Business Park	20,000.00	20,000.00		20,000.00		1,050.00	5%	Mowing, trimming, repairs & maintenance
71	7306		Monument and Wayfinding Sign - Industrial Park								Sign at CR 203 & Loop 571 (TXDOT Won't Allow)
72	7307		Railroad Preventative Maintenance (Ties)								To facilitate NETRMA Grant for RR ties. \$240,000 reimbursement (Completed)
73	7308		Remodel CAC Bldg & Furnishings								Remodel cost, conference table & chairs, wiring, furnishings
74			Subtotal - Repairs and Maintenance (Non-Capital)	25,000.00	25,000.00		24,600.00	-	2,565.00	10%	
75											
76			TOTAL EXPENSES	1,273,936.50	1,273,936.50		1,280,903.00	68,960.95	285,387.10	22%	
77											

HEDCO - APPROVED BUDGET 2022-2023

	A	B	C	D	E	F	G	H	I	J	K
5				Approved	Final		APPROVED		Y-T-D		
6				Budget	Budget		BUDGET	1-Month Ended	2022-2023	% Of	
7	Acct.#		Description	2021-2022	2021-2022		2022-2023	2/28/2023	2/28/2023	Budget	Notes
78	CAPITAL OUTLAY										
79	7501		Purchase of Property for New Business Park	400,000.00	400,000.00		400,000.00				2019-20 Alford Parcel \$1,044,000, 2020-21 Richardson Parcel \$327,621.95. 2020-21 9.786 Acres \$39,144. Future: Jim Allen Estate.
80	7502		East Texas Reg. Business Park - Capital Expenditures - Utilities & Street Improvements, Land Clearing, Sidewalks, Pond improvements	2,500,000.00	2,500,000.00		3,800,000.00	76,132.92	382,399.06	10%	John Wright Construction, Few Land & Timber & Other Contractors \$4,900 moved to 7203 (Advertising)
81	7503		Grant Match for TCF Grant - Morris Street								TCF Program was Shelved by TX Ag Commission
82	7504		Speculative Building - Design and Construction								Engineer, design and construct a 20,000 sq ft building. On HOLD
83		Total Capital Outlay		2,900,000.00	2,900,000.00		4,200,000.00	76,132.92	382,399.06	9%	
84											
85	TOTAL EXPENDITURES (Expenses + Capital Outlay)			4,173,936.50	4,173,936.50		5,480,903.00	145,093.87	667,786.16	12%	
86											
87	Totals										
88		Total Revenues		1,630,769.07	1,630,769.07		1,794,200.00	244,644.77	1,250,870.28	70%	
89		(Less) Total Expenditures		4,173,936.50	4,173,936.50		5,480,903.00	145,093.87	667,786.16	12%	
90	Net Increase/Decrease In Unrestricted Net Assets			(2,543,167.43)	(2,543,167.43)		(3,686,703.00)	99,550.90	583,084.12	-16%	
91		Receivable for Loan - Rusk County Rural Rail District		-	13,333.34				-		(1-month) Receivables accrue on the Balance Sheet
92		Total Available to Contribute to Fund Balance		(2,543,167.43)	(2,529,834.09)		(3,686,703.00)	99,550.90	583,084.12	-16%	Operating income less operating expenses
93											
94	Potential Transfer From Fund Balance										Projected Expenditures In Excess of Annual Income
95											
96	FINAL BALANCE			-2,543,167.43	-2,529,834.09		-3,686,703.00	99,550.90	583,084.12		
97											



City Council

Agenda Item # 4.

SUBJECT: Consideration and possible action upon declaring certain property as surplus and authorizing staff to dispose of the same. (Kimbrell/Abercrombie)

MEETING DATE: April 18, 2023

DEPARTMENT: Public Services/Parks and Recreation

CONTACT: Kirk Kimbrell, Public Services Director

RECOMMENDED CITY COUNCIL ACTION: Staff recommends that Council declare the items on the attached 2023 folder as surplus and authorize staff to dispose of the items.

ITEM SUMMARY: In order to sell or dispose of certain items that have outgrown their usefulness, Council must take action to declare the items surplus.

BACKGROUND INFORMATION: Directors were requested to identify items that were no longer needed, taking up space and which needed to be auctioned or disposed of, and submit a list of those items to the Director of Public Services.

SPECIAL CONSIDERATIONS: None

SUPPORTING MATERIALS:

1. HFD Surplus list 2023
2. HPD Surplus 2023
3. Public Services Surplus 2023
4. surplus-inventory from Old City Hall Complex

Henderson Fire Department Surplus List 2023

1. STIHL 009 Chain Saw Serial # 234177995
2. Viking Extrication Spreader
3. Viking Extrication Ram
4. Viking Extrication Cutters
5. Box Fan
6. Honda Generator
7. Hydro hose for extrication tools
8. Viking Rescue tools pump
9. (4) 5-inch hose
10. Box of assorted nozzles and fittings
11. Dunking Booth and trailer
12. Old Engine 3 (1989 Ford F800)(VIN# 1FDYK84A3KV00669)
13. Pickup (2007 Chevy Silverado)(VIN # 2GCEC13V371114387)

****Taken to Warehouse ****

Rusty Chote

Fire Chief

HPD Surplus 2023

9 dodge chargers

Misc old office phones (boxed up) from previous city phone system

Misc old office equipment from PD

several pieces of no longer used (LESO 10-33) property. This is equipment we gathered thru the military surplus program.

Make	Model	VIN/Serial #	Mileage/Hours	Description
Clarke	Cougar	1228	>1000 hours	2013 Mosquito Sprayer
GMC	1500	1GTEC14V45Z325410	188058 miles	2005 Wastewater Plant Pickup
Ford	1900	912252	1673 hours	Small Ford Tractor. Estimated year: pre 1980
Ford	F-150	1FTMF1CF68FB05292	151561 miles	2011 Wastewater Plant Pickup
John Deere	74HP IT4	PE4045R956296	>1000 hours	2014 Sweeper Engine
Dell	Optiplex 9020	19650381014		CPU
Dell	Optiplex 3060	4683730718		CPU
Dell	Optiplex 3020	7351501718		CPU
Dell	Optiplex 9020	97134565202		CPU
Dell	Optiplex 9020	18693678962		CPU
Hewlett Packard	HP CP1518	CNCC95N0F4		Printer
Hewlett Packard	HP F4140	CN753T3G0F5		Printer
Dell	Dell E178FPB	CN0RY97946633		Monitor
Dell	Dell E2011	CN02H2VM64180		Monitor
Ithaca	iTherm280	WA005054227		Thermal Printer
Monroe	6120	NW022065		Adding Machine
Monroe	7130	AZ040283		Adding Machine
Brother	TD-4100	U62356BZ7644256		Label Printer
Brother	ADS 1000W	U63594M3G140868		Scanner

Item and location	description	Inventory	destroy	surplus
-------------------	-------------	-----------	---------	---------

City Hall

	1 RCA 100 watt stero	main street down town music			x
	3 Dell Tower computers 2013	replaced with surface pro purchase		x	
	3 Dell Desk top computers 2014	replaced with surface pro purchase		x	
	4 Dell Desk top computers 2014	donated to City of Rusk Library			
	1 Dell Laptop 1980	Finance Officer (Trinia) approx age 15		x	
1 box	computer connection, wires, old key borads	replaced with surface pro purchase		x	
	1 dell monitor 12" old			x	
	4 outdated telephones			x	
	3 dell desktop computers (2) 2019 (1) 2020	replaced with surface pro purchase	x		
	1 Netgear 24 port switch		x		
	1 Dell Monitor		x		

	1 12' conference table	cherry	keep need to be moved to storage		
	11 chairs on casters	burgundy	keep need to be moved to storage		
	2 chair w/out casters	burgundy	keep need to be moved to storage		
	1 3 shelf bookcase	cherry			x
	1 4 shelf bookcase	black	Animal Center		
	1 small desk	black	Animal Center		
	1 3 shelf bookcase	walmart special		x	
	1 4 shelf bookcase	light oak			
	1 fridge aprtment size	white	leave in the building		
1 set	old bingo set			x	
	1 trifold display board	burgundy felt great shape	Animal Center		
	1 office chair	black great shape	Animal Center		

Annex

	1 small hamilton Beach microwave	black good shape	Animal Center		
	1 small hamilton Beach toaster oven	good shape	Animal Center		
	1 fridge apartment size	white	leave in the building		
	2 small 4 shelf bookcases	oak			
	0 chairs on casters	black good shape	3 chairs are in new City Hall/Karen's Office/3 in		

8 folding chairs w/padded seats	cherry/black good shape		
2 6' folding tables	cherry good shape		
1 wall type bookcase	great shape dark oak		
1 HP office pro color printer/scanner/copier	black		x
1 HP multi tray printer	beige	Animal Center	
1 secretary type chair w/out arms	black ok shape		
2 Dell tower computers			x
2 dell desk top computers			x
3 dell montors	old style		x
2 LG 42"? Display monitors			???
1 emerson microwave	real old		x
1 3 dr laterfile locked	good shape		???

Court

50 plastic type chairs w/o arms	New	30 went to FD 20 went to AC	
1 TV screen monitor about 50"			???
1 TV screen monitor about 42"			???
1 18"x48" table	steel frame-great shape		keep move to Warehouse worktab
2 18"x60" tables	Light oak top Steel frame - great shape		keep move to Warehouse worktab
2 Dell Monitors	Jury	x	

Server Room in new City Hall

12 mitel phones (Nuso)	upgraded director phones	x	
2 yealink phones		x	
1 Yealink conference phone from annex		x	
3 dell desk top computers all 2019		x	
10 Montors			
1 dell color copier (ink cartridge)	old city hall City Manager office		x
2 night owl security system w/4 cameras	old municipal court building		x

le
le

Laura F. Office



City Council

Agenda Item # 5.

SUBJECT: Open a second Public Hearing upon the voluntary annexation application of 25.119 acres into the city limits located at 1702 Industrial Drive owned by HEDCO. (Jimerson)

MEETING DATE: April 18, 2023

DEPARTMENT: City Secretary

CONTACT: Cheryl Jimerson

RECOMMENDED CITY COUNCIL ACTION: Open 2nd Public Hearing upon the annexation of HEDCO property located on Industrial Drive/Morris Street.

ITEM SUMMARY: HEDCO owned property, annexing into the city limits

BACKGROUND INFORMATION: The first public hearing was held on March 21, 2023. There were no public comments about this item.

SPECIAL CONSIDERATIONS: None

SUPPORTING MATERIALS:

1. Annexation Application Completed for HEDCO-Brady Subdivision Unit 2
2. Field Notes and Survey of HEDCO-Brady Subdivision Unit 2



Planning and Development

City of Henderson 300 W. Main Henderson, Texas 75652
Phone: 903.657.6551 ext. 102 Fax: 903.657.7327

VOLUNTARY ANNEXATION PROCEDURE

Requests for voluntary annexation (with owner consent) will be considered by the City of Henderson upon receipt of a complete application. The estimated length of time from submission to final approval is 90 to 120 days. Voluntary annexation requests require the following steps:

1. Submit complete application including all required attachments.
2. Application review by City Departments which would be responsible for providing service or enforcing any applicable codes.
3. City of Henderson City Council initiates the annexation process and calls two public hearings, to be held no later than 60 days from initiation meeting.
4. Notice of public hearings will be posted in the newspaper at least 10 days, but no more than 20 days, prior to each public hearing.
5. After the second public hearing, City Council will hold the first reading to pass/reject the annexation ordinance. The second reading will be at the Council Meeting the following month.
6. If approved by the City Council a copy of the ordinance, map and legal description is filed with the:
 - US Department of Justice
 - Texas Secretary of State
 - State Comptroller's Office
 - Texas Department of Transportation
 - Rusk County Clerk
 - Rusk County Appraisal district
 - Henderson ISD
 - Each Affected Utility Company
7. The annexation is complete upon acknowledgement by the Texas Secretary of State that the ordinance, map and legal description have been received.

The following items must be submitted with the completed application:

- Written request for annexation of identified property signed and dated by all owners of record or their authorized representatives. Attach a separate signature page for each owner.
- Complete legal description of property to be annexed sealed by licensed surveyor.
- Map of property to be annexed.



Planning and Development

City of Henderson 300 W. Main Henderson, Texas 75652
Phone: 903.657.6551 ext. 102 Fax: 903.657.7327

VOLUNTARY ANNEXATION APPLICATION

Project Information:

Project Type (Place "X" on one) _____ Residential X Commercial Total Acres 25.119
Project Address (Location) 1702 Industrial Drive
Legal Description Lot 3 Block 558, HEDCO-BRADY Sub Unt NO 2
Project Name _____
Purpose of Annexation To have city services and protection at inside city rates
Existing Use Industrial # Existing Lots 1 # Existing Units 1
Proposed Use Industrial # Proposed Lots 1 # Proposed Units 1

Applicant Information:

Applicant/Company HEDCO
Address 300 W. Main Street
City Henderson State Texas 75652
Phone 903-392-0447 Fax N/A Email john@hendersonedc.com
Property Owner HEDCO
Address same as above
City _____ State _____
Phone _____ Fax _____ Email _____
Key Contact/Agent _____
Address _____
City _____ State _____
Phone _____ Fax _____ Email _____

1. Is petition being initiated by owner(s) or majority of registered voters in area of request? Yes If No, what is the status of the applicant? _____
2. Estimated population of the area in request: 0, Adults: _____, Children: _____
3. Number of registered voters in area in request: 0
4. What zoning district is being requested, if any, under separate application? _____
5. What is the purpose of the annexation? to have city services and protection at inside city rates



Planning and Development

City of Henderson 300 W. Main Henderson, Texas 75652
Phone: 903.657.6551 ext. 102 Fax: 903.657.7327

VOLUNTARY ANNEXATION APPLICATION

(page 2)

TO: THE MAYOR AND GOVERNING BODY OF THE CITY OF HENDERSON, TEXAS:

The undersigned does hereby petition for annexation of 25.119 acres located at in the extraterritorial jurisdiction of the City of Henderson, Texas. The property is more particularly described in the attached survey description and shown on the attached map. The undersigned also certifies that the required information concerning the land and its inhabitants is reasonably accurate and assumes responsibility for the completion of said information prior to scheduled action on the request of the City of Henderson.

Signature of Owner:

John W. Clary

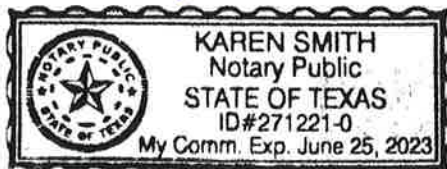
Before me, the undersigned authority, on this day personally appeared John W. Clary, known to me by the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration expressed and, in the capacity, therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on this the

21st day of February, 20 23.

Notary Public:

Karen Smith



For Departmental Use Only

Project #: 2023-01

Total Fees: 0

Payment Method: N/A

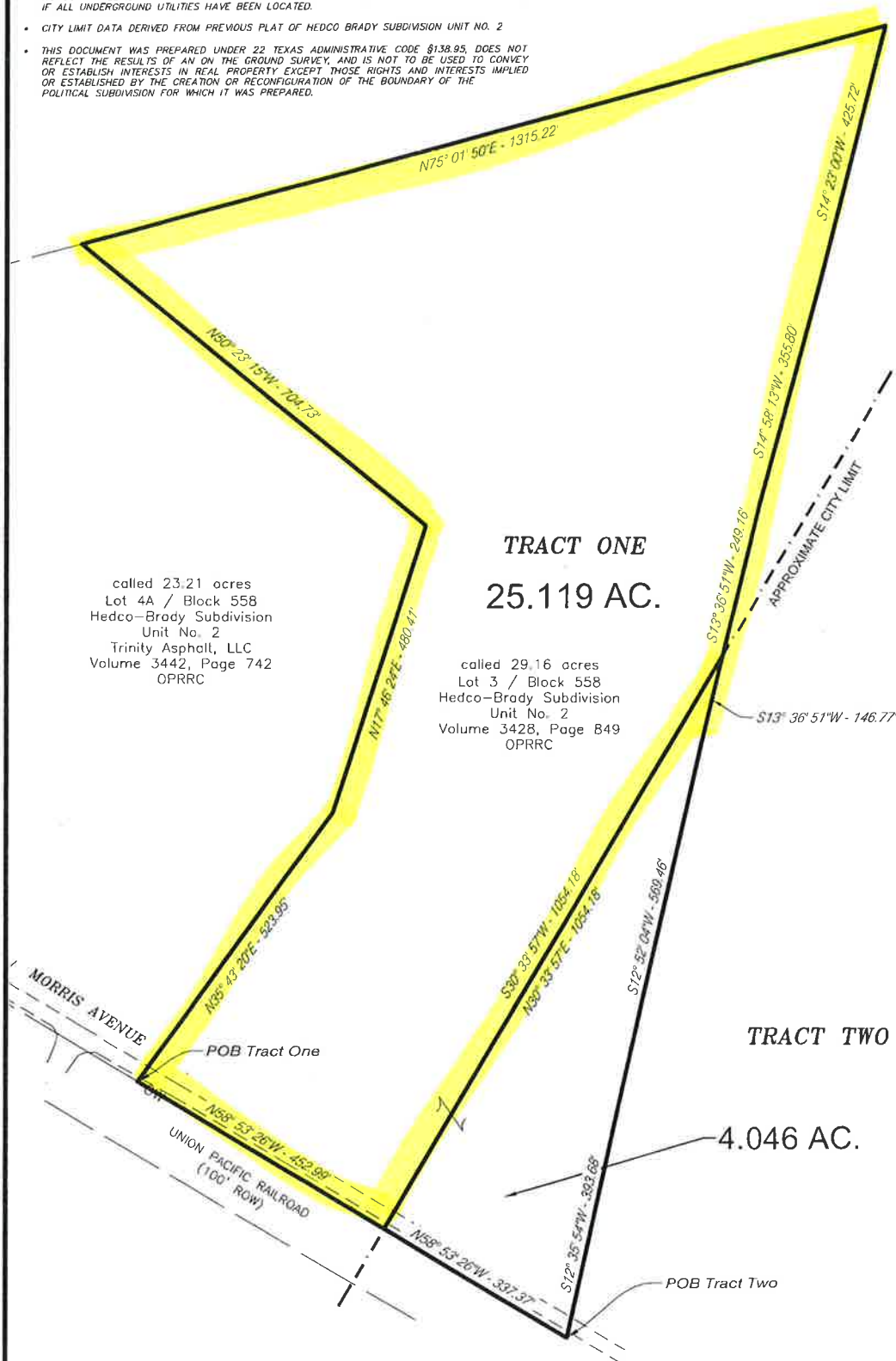
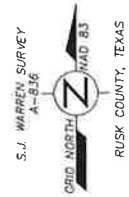
Submittal Date: Feb 21, 2023

Accepted By: Cheryl J. Jenson

City Council Date: March 21 Public Hearing
April 18 1st Reading
May 16, 2023 2nd Reading

NOTES

- VOLUME AND PAGE REFERENCES SHOWN HEREON ARE TO THE DEED RECORDS OF RUSK COUNTY, TEXAS (DPRC), THE LAND RECORDS OF RUSK COUNTY, TEXAS (LPRC), OR THE OFFICIAL PUBLIC RECORDS OF RUSK COUNTY, TEXAS (OPRRC).
- DIRECTIONAL CONTROL BASED UPON GPS DATA CONVERTED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE.
- LINEAR DIMENSIONS ARE IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
- EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT OF TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THESE PARCELS.
- NO GUARANTEE IS GIVEN OR IMPLIED BY DDM SURVEYING INC. AS TO THE EXACT LOCATION OR IF ALL UNDERGROUND UTILITIES HAVE BEEN LOCATED.
- CITY LIMIT DATA DERIVED FROM PREVIOUS PLAT OF HEDCO BRADY SUBDIVISION UNIT NO. 2
- THIS DOCUMENT WAS PREPARED UNDER 22 TEXAS ADMINISTRATIVE CODE §138.95, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.



Page 2 of 2

DDM Surveying, Inc. P.O. Box 895 Henderson, Texas (903) 657-6229, Fax (903) 657-8117

Firm Reg. No. 10045900

DATE: 1/31/23

DRAWN: CHM

DWG. NO.20221007_Annexation



DDM Surveying, Inc.

Tract One – 25.119 Acres

BEGINNING at the Southwest corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC);

THENCE with the West line of said Lot 3 as follows:

North 35° 43' 20" East a distance of 523.95 feet, and

North 17° 46' 24" East a distance of 480.41 feet, and

North 50° 23' 15" West a distance of 704.73 feet to the Northwest corner of same;

THENCE North 75° 01' 50" East with the North line of said Lot 3 a distance of 1315.22 feet to the Northeast corner of same;

THENCE with the East line of said Lot 3 as follows:

South 14° 23' 00" West a distance of 425.72 feet, and

South 14° 58' 13" West a distance of 355.80 feet, and

South 13° 36' 51" West a distance of 249.16 feet to a point in same, being at the Northernmost corner of a 4.046 acres (Tract Two) described this date;

THENCE South 30° 33' 57" West across said Lot 3, with the West line of said Tract Two a distance of 1054.18 feet to a point in the South line of said Lot 3, being at the Southwest corner of said Tract Two;

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 452.99 feet to the BEGINNING and CONTAINING 25.119 acres.

Tract Two – 4.046 Acres

BEGINNING at the Southeast corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC);

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 337.37 feet to point in same, being at the Southeast corner of a 25.119 acres (Tract One) described this date;

THENCE North 30° 33' 57" East across said Lot 3, with the East line of said Tract One a distance of 1054.18 feet to a point in the East line of said Lot 3, being the Northernmost corner of this tract;

THENCE with the East line of said Lot 3 as follows:

South 13° 36' 51" West a distance of 146.77 feet, and

South 12° 52' 04" West a distance of 569.46 feet, and

South 12° 35' 54" West a distance of 393.68 feet to the BEGINNING and CONTAINING 4.046 acres.

This document was prepared under 22 Texas Administrative Code §138.95, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.



DDM Surveying, Inc.

Tract One – 25.119 Acres

BEGINNING at the Southwest corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC);

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THENCE North 75° 01' 50" East with the North line of said Lot 3 a distance of 1315.22 feet to the Northeast corner of same;

THENCE with the East line of said Lot 3 as follows:

South 14° 23' 00" West a distance of 425.72 feet, and

South 14° 58' 13" West a distance of 355.80 feet, and

South 13° 36' 51" West a distance of 249.16 feet to a point in same, being at the Northernmost corner of a 4.046 acres (Tract Two) described this date;

THENCE South 30° 33' 57" West across said Lot 3, with the West line of said Tract Two a distance of 1054.18 feet to a point in the South line of said Lot 3, being at the Southwest corner of said Tract Two;

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 452.99 feet to the BEGINNING and CONTAINING 25.119 acres.

Tract Two – 4.046 Acres

BEGINNING at the Southeast corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC);

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 337.37 feet to point in same, being at the Southeast corner of a 25.119 acres (Tract One) described this date;

THENCE North 30° 33' 57" East across said Lot 3, with the East line of said Tract One a distance of 1054.18 feet to a point in the East line of said Lot 3, being the Northernmost corner of this tract;

THENCE with the East line of said Lot 3 as follows:

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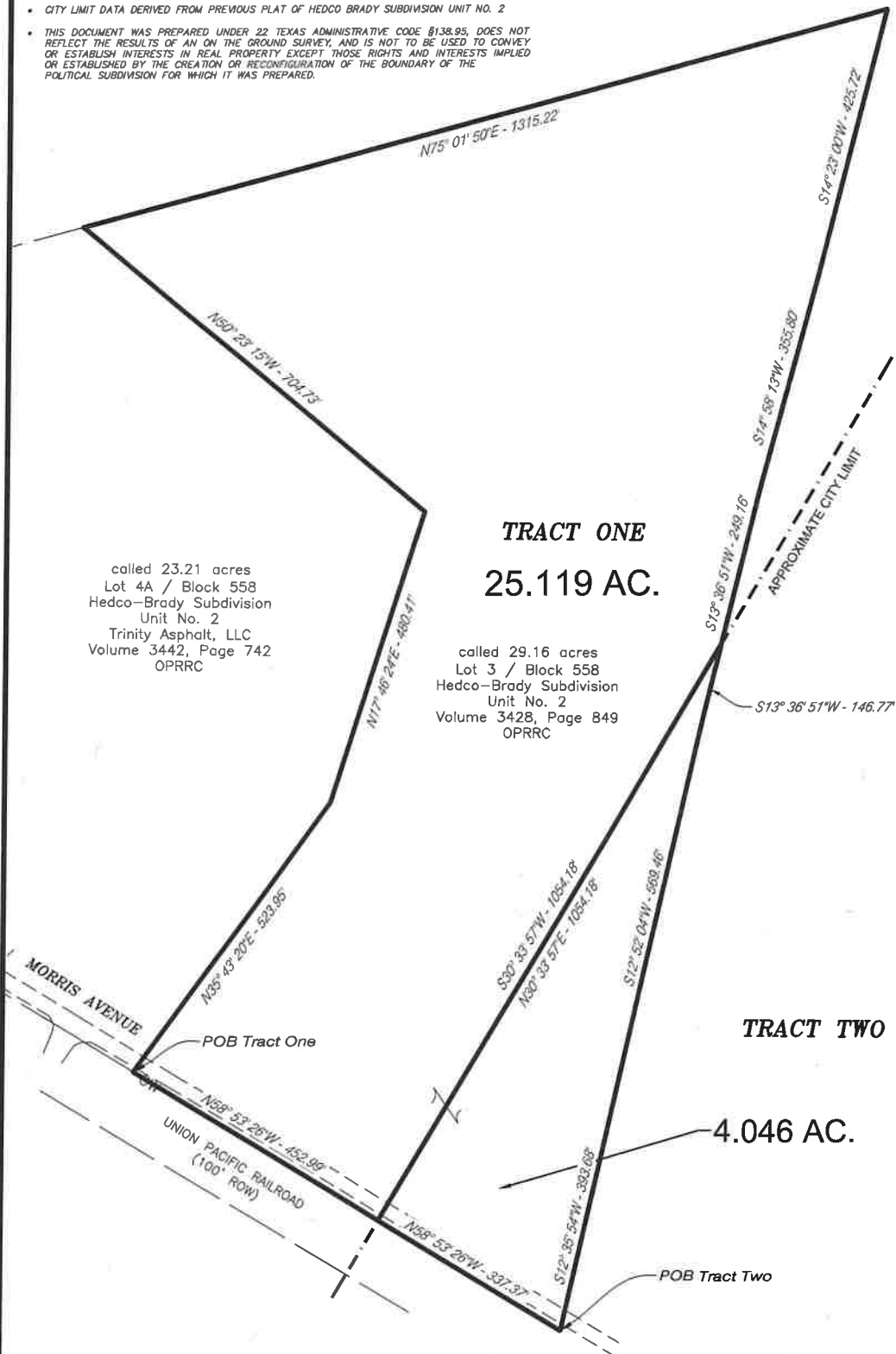
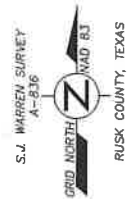
South 12° 52' 04" West a distance of 569.46 feet, and

South 12° 35' 54" West a distance of 393.68 feet to the BEGINNING and CONTAINING 4.046 acres.

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NOTES

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City Council

Agenda Item # 6.

SUBJECT: Close Public Hearing.

MEETING DATE: April 18, 2023

DEPARTMENT: City Secretary

CONTACT: Cheryl Jimerson

RECOMMENDED CITY COUNCIL ACTION: Annouc the time the public hearing is closed.

ITEM SUMMARY: All public hearings must be closed by law.

BACKGROUND INFORMATION:

SPECIAL CONSIDERATIONS:

SUPPORTING MATERIALS: None



City Council

Agenda Item # 7.

SUBJECT: Consideration upon the first reading of Ordinance # 2023-04-03 annexing HEDCO property located on Industrial Drive/Morris Street into the city limits. (Jimerson)

MEETING DATE: April 18, 2023

DEPARTMENT: City Secretary

CONTACT: Cheryl Jimerson

RECOMMENDED CITY COUNCIL ACTION: This is the first reading of the ordinance, there is no action to take.

ITEM SUMMARY: The first public hearing on the annexation of this property was held March 21, 2023, with no public comments. This is the second public hearing allowing the first reading of said ordinance under consideration.

BACKGROUND INFORMATION: There was a change I was not aware of. We are required to only have one public hearing now.
LGC Sec. 43.0673. PUBLIC HEARING. (a) Before a municipality may adopt an ordinance annexing an area under this subchapter, the governing body of the municipality must conduct one public hearing.

(c) During the public hearing, the governing body:

(1) must provide persons interested in the annexation with the opportunity to be heard; and

(2) may adopt an ordinance annexing the area.

SPECIAL CONSIDERATIONS: None

SUPPORTING MATERIALS:

1. 2023-04-03 Ordinance HEDCO_Brady Subdivision Unit 2

ORDINANCE NO. 2023-04-03

AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY TO THE CITY OF HENDERSON, RUSK COUNTY, TEXAS; EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN THE CITY LIMITS; GRANTING TO SAID TERRITORY AND TO ALL FUTURE INHABITANTS OF SAID TERRITORY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID FUTURE INHABITANTS BY ALL THE ACTS AND ORDINANCES OF THE CITY OF HENDERSON, TEXAS; PROVIDING FOR THE ZONING OF THE ANNEXED TERRITORY; PROVIDING FOR SEVERABILITY; REPEALING CONFLICTING ORDINANCES; AND PROVIDING AFFECTIVE DATE.

WHEREAS, HEDCO, has requested annexation for their HEDCO-Brady Subdivision Unit 2 to the City Council of the City of Henderson that a certain tract of land be annexed to be a part of the territory of the City of Henderson as further described in Exhibit "A"; and

WHEREAS, the Texas Local Government Code, Section 43.0671, authorizes the annexation of an area by a municipality on request of all said area land owners requesting annexation; and

WHEREAS, HEDCO, is the sole owner of the territory sought to be annexed by their voluntary request; and

WHEREAS, said territory is within the extra-territorial jurisdiction of the City of Henderson and no other city; and

WHEREAS, all of said territory lies adjacent to and adjoins the present boundaries of the City of Henderson, Texas; and

WHEREAS, the total area of said described territory is less than ten percent (10%) of the area within the limits of the City of Henderson, Texas as they existed on January 31, 2023; and

WHEREAS, the City Council finds that all City services, including police protection, fire protection, water, and trash pickup are readily available for the entire territory to be annexed. Wastewater and sewer shall be provided as soon as practical; and

WHEREAS, the City Council finds it to be in the best interests of the City of Henderson, Texas, to grow industry, increase property and sales tax and create jobs of its people that said property be annexed into the territorial limits of the City of Henderson, Texas.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HENDERSON, TEXAS:

Section 1: The following described land and territory lying adjacent to and adjoining the present boundaries of the City of Henderson, Texas, is hereby added and annexed to the City of Henderson, Texas, and said territory hereinafter described shall be included within the boundary limits of the City of Henderson, Texas, and the present boundary limits of such City, at the various points contiguous to the areas hereinafter described, are altered and amended so as to include said area within the corporate limits of the City of Henderson, Texas, to wit:

Tract One - 25.119 Acres

BEGINNING at the Southwest corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC); THENCE with the West line of said Lot 3 as follows:

North 35° 43' 20" East a distance of 523.95 feet, and
North 17° 46' 24" East a distance of 480.41 feet, and
North 50° 23' 15" West a distance of 704.73 feet to the Northwest corner of same;

THENCE North 75° 01' 50" East with the North line of said Lot 3 a distance of 1315.22 feet to the Northeast corner of same;

THENCE with the East line of said Lot 3 as follows:

South 14° 23' 00" West a distance of 425.72 feet, and
South 14° 58' 13" West a distance of 355.80 feet, and
South 13° 36' 51" West a distance of 249.16 feet to a point in same, being at the Northernmost corner of a 4.046 acres (Tract Two) described this date;

THENCE South 30° 33' 57" West across said Lot 3, with the West line of said Tract Two a distance of 1054.18 feet to a point in the South line of said Lot 3, being at the Southwest corner of said Tract Two;

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 452.99 feet to the BEGINNING and CONTAINING 25.119 acres.

Tract Two - 4.046 Acres

BEGINNING at the Southeast corner of Lot 3/ Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC); THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 337.37 feet to point in same, being at the Southeast corner of a 25.119 acres (Tract One) described this date;

THENCE North 30° 33' 57" East across said Lot 3, with the East line of said Tract One a distance of 1054.18 feet to a point in the East line of said Lot 3, being the Northernmost corner of this tract;

THENCE with the East line of said Lot 3 as follows:

South 13° 36' 51" West a distance of 146.77 feet. and
South 12° 52' 04" West a distance of 569.46 feet, and
South 12° 35' 54" West a distance of 393.68 feet to the
BEGINNING and CONTAINING 4.046 acres.

Section 2: The above described territory and the area so annexed shall be a part of the City of Henderson, Texas, and the inhabitants thereof, if any, shall be entitled to all of the rights and privileges of all the citizens of the City of Henderson, Texas, and shall be bound by the acts, ordinances, resolutions and regulations of the City of Henderson, Texas.

Section 3: The following described territory shall be zoned General Industrial.

Section 4: The property owners of the territory annexed hereby shall be entitled to City services as more fully described in the attached Annexation Service Plan as Exhibit "B" immediately upon final passage of this ordinance.

Section 5: Be it further ordained that should any particular territory herein annexed be declared null and void for any reason, said determination shall not affect the remaining territories herein annexed.

Section 6: The provisions of this ordinance shall be severable. If the provision of this ordinance is held invalid, such invalidity shall not affect other provisions of application of the ordinance which can be given effect without the invalid provision or application.

Section 7: All ordinances or parts of ordinances in conflict herewith are hereby expressly repealed.

Section 8: This ordinance shall take full effect and force upon passage by the City Council of the City of Henderson, Texas.

CONSIDERED with this the first reading on the 18th day of April, 2023.

PASSED, APPROVED AND ADOPTED with this the second reading on the 16th day of May, 2023.

John W. Fullen, Mayor

ATTEST:

Cheryl Jimerson, City Secretary



DDM Surveying, Inc.

Tract One – 25.119 Acres

BEGINNING at the Southwest corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC);

THENCE with the West line of said Lot 3 as follows:

North 35° 43' 20" East a distance of 523.95 feet, and

North 17° 46' 24" East a distance of 480.41 feet, and

North 50° 23' 15" West a distance of 704.73 feet to the Northwest corner of same;

THENCE North 75° 01' 50" East with the North line of said Lot 3 a distance of 1315.22 feet to the Northeast corner of same;

THENCE with the East line of said Lot 3 as follows:

South 14° 23' 00" West a distance of 425.72 feet, and

South 14° 58' 13" West a distance of 355.80 feet, and

South 13° 36' 51" West a distance of 249.16 feet to a point in same, being at the Northernmost corner of a 4.046 acres (Tract Two) described this date;

THENCE South 30° 33' 57" West across said Lot 3, with the West line of said Tract Two a distance of 1054.18 feet to a point in the South line of said Lot 3, being at the Southwest corner of said Tract Two;

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 452.99 feet to the BEGINNING and CONTAINING 25.119 acres.

Tract Two – 4.046 Acres

BEGINNING at the Southeast corner of Lot 3 / Block 558 of Unit No. 2, Hedco-Brady Subdivision as it appears in Volume 3428, Page 849 of the Official Public Records of Rusk County, Texas (OPRRC);

THENCE North 58° 53' 26" West with the South line of said Lot 3 a distance of 337.37 feet to point in same, being at the Southeast corner of a 25.119 acres (Tract One) described this date;

THENCE North 30° 33' 57" East across said Lot 3, with the East line of said Tract One a distance of 1054.18 feet to a point in the East line of said Lot 3, being the Northernmost corner of this tract;

THENCE with the East line of said Lot 3 as follows:

South 13° 36' 51" West a distance of 146.77 feet, and

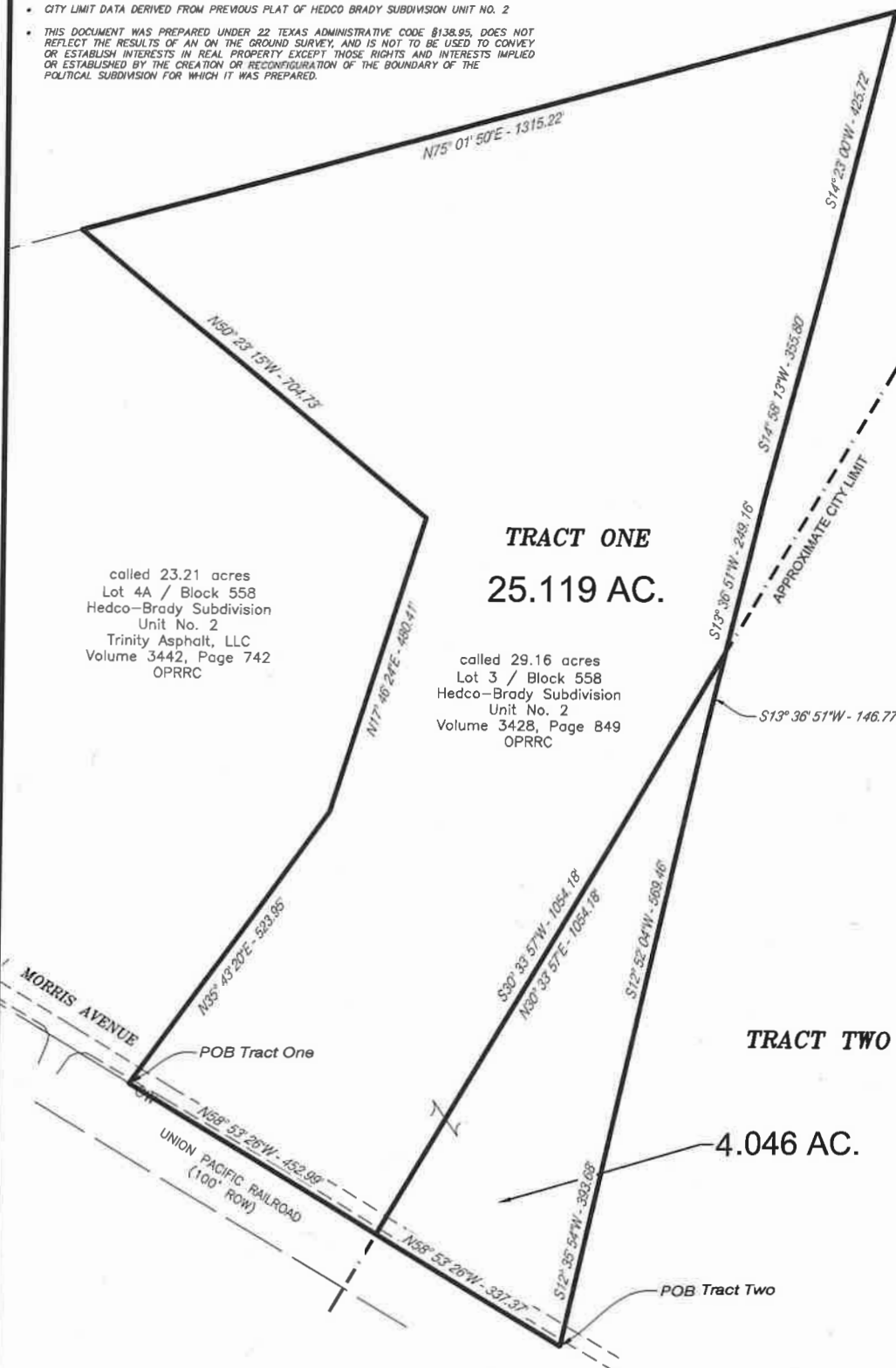
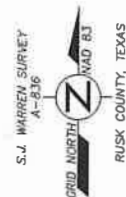
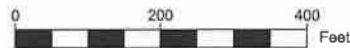
South 12° 52' 04" West a distance of 569.46 feet, and

South 12° 35' 54" West a distance of 393.68 feet to the BEGINNING and CONTAINING 4.046 acres.

This document was prepared under 22 Texas Administrative Code §138.95, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

NOTES

- VOLUME AND PAGE REFERENCES SHOWN HEREON ARE TO THE DEED RECORDS OF RUSK COUNTY, TEXAS (OPRC), THE LAND RECORDS OF RUSK COUNTY, TEXAS (LRR), OR THE OFFICIAL PUBLIC RECORDS OF RUSK COUNTY, TEXAS (OPRC).
- DIRECTIONAL CONTROL BASED UPON GPS DATA CONVERTED TO THE TEXAS COORDINATE SYSTEM OF 1983, NORTH CENTRAL ZONE.
- LINEAR DIMENSIONS ARE IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
- EVERY DOCUMENT OF RECORD REVIEWED AND CONSIDERED AS A PART OF THIS SURVEY IS NOTED HEREON. ONLY THE DOCUMENTS NOTED HEREON WERE SUPPLIED THE SURVEYOR. NO ABSTRACT OF TITLE, NOR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE FURNISHED THE SURVEYOR. THERE MAY EXIST OTHER DOCUMENTS OF RECORD THAT WOULD AFFECT THESE PARCELS.
- NO GUARANTEE IS GIVEN OR IMPLIED BY JDM SURVEYING INC. AS TO THE EXACT LOCATION OR IF ALL UNDERGROUND UTILITIES HAVE BEEN LOCATED.
- CITY LIMIT DATA DERIVED FROM PREVIOUS PLAT OF HEDCO BRADY SUBDIVISION UNIT NO. 2
- THIS DOCUMENT WAS PREPARED UNDER 22 TEXAS ADMINISTRATIVE CODE §138.95, DOES NOT REFLECT THE RESULTS OF AN ON THE GROUND SURVEY, AND IS NOT TO BE USED TO CONVEY OR ESTABLISH INTERESTS IN REAL PROPERTY EXCEPT THOSE RIGHTS AND INTERESTS IMPLIED OR ESTABLISHED BY THE CREATION OR RECONFIGURATION OF THE BOUNDARY OF THE POLITICAL SUBDIVISION FOR WHICH IT WAS PREPARED.



Page 2 of 2

JDM Surveying, Inc. P.O. Box 895 Henderson, Texas (903) 657-6229, Fax (903) 657-8117

Firm Reg. No. 10045900

DATE: 1/31/23

DRAWN: CHM

DWG. NO. 20221007_Annexation

EXHIBIT “B”

CITY OF HENDERSON ANNEXATION SERVICE PLAN HEDCO 25.119 ACRE TRACT

INTRODUCTION

This service plan has been prepared in accordance with V.T.C.A., Local Government Code, Section 43.056 and 43.0561 for the **HEDCO, 25.119 acre tract**, as described in the field notes attached to the **HEDCO, 25.119 acre tract Annexing Ordinance _____** as **Exhibit “A”**. The Council finds that the property is annexed pursuant to Section 43.0671 Local Government Code on application of property owner (**Exhibit “1”**). Municipal facilities and services to the annexed area described Municipal Water, Solid Waste, Fire and Police Services will be provided or made available on behalf of the City at the following levels and in accordance with the following schedule:

POLICE PROTECTION

Patrolling, responses to calls, and other police services will be provided on the effective date of the annexation at the same level as provided throughout the city by the Henderson Police Department. The City of Henderson has a Municipal Court that is a Municipal Court of Record and of competent jurisdiction to handle Class C Misdemeanors.

FIRE PROTECTION AND FIRE PREVENTION

Fire protection and fire prevention services will be provided on the effective date of the annexation on the same basis and at the same level as provided throughout the City. The Henderson Fire Department is in Henderson, Texas.

UT HEALTH EMERGENCY MEDICAL SERVICES

Emergency medical services will be provided on the effective date of the annexation on the same basis and at the same level as provided throughout the City by the UT HEALTH EMERGENCY MEDICAL SERVICES (EMS). The EMS station is located at 500 W. Main Street Henderson, Texas 75652.

SOLID WASTE COLLECTION AND DISPOSAL

Solid waste collection and disposal services will be provided at the same level as provided throughout the city by the contracted company as specified by the City of Henderson Code of Ordinances.

WATER SERVICE

Operation and maintenance of water facilities that are contiguous to the city of Henderson's CCN and within this Annexation Service Plan will be provided by the Henderson Utility Department on the effective date of the annexation on the same basis and at the same level as provided throughout the City with comparable topography, land use and population density in accordance with existing Ordinances, including Ordinances governing subdivisions in effect on the date of annexation which require a developer to install water a lines.

MAINTENANCE OF ROADS AND STREETS

The City of Henderson maintains the city streets within the city. Existing State highways within the city are maintained by the State of Texas.

PARKS PLAYGROUNDS AND RECREATION

The City of Henderson owns several City Park's that is free to all residents and that can be used for picnics, recreation and so forth. The City rents the park facility for special events upon proper application made at the Civic Center Offices located at 1500 Lake Forest Parkway. A golf course (privately owned), disc golf and tennis courts are located within the city and are free to use.

LIBRARY SERVICE

The City of Henderson has a public library located within the city known as the Rusk County Library. The library is a separate independent entity and is not operated by City but provides Library services throughout the City located at 106 E. Main Street, Henderson, Texas 75654.

STREET LIGHTING

Street lighting is available within the city and is available through AEP Electric. The City of Henderson does not provide street lighting.

ELECTRICAL SERVICES

Electrical power service is available in the city and is provided within the City by AEP Electric.

NATURAL GAS SERVICES

Natural gas service is available in the city and is provided by Center Point Energy Company.

OTHER SERVICES

Other services that may be provided by the City such as planning and zoning, code enforcement, animal control, library, park and recreation, court, and general administration will be made available on the effective date of the annexation on the same basis and at the same level as provided throughout the City. Construction permits are issued by the City. Costs are determined by a Master Fee Schedule. The city uses the most recently adopted international building code for mechanical, fire, building, plumbing and miscellaneous other items. The city uses the International Electric Code for electrical work. Wastewater rules are the version of those published by the Texas commission on Environmental Quality. Site plan recommendation is performed by the Henderson the Planning and Zoning Commission final approval/disapproval by City Council.

CAPITAL IMPROVEMENTS

Construction of other capital improvements shall be considered by the City in the future as the need dictates on the same basis as such capital improvements are considered throughout the City in accordance with existing Ordinances of the City of Henderson, including Ordinances governing subdivisions in effect on the date of annexation which require a developer to install or construct such capital improvements including but not limited to roads, streets, water, and sewer lines.

UNIFORM LEVEL OF SERVICES MAY NOT BE REQUIRED

Nothing in this plan shall require the City to provide a uniform level of full municipal services to each area of the City, including the annexed area, if different characteristics of topography, land use, and population density are considered a sufficient basis for providing different levels of service. Funding capital improvement and infrastructure necessary to provide municipal services to the property shall be subject to and in accordance with the existing Ordinances of the City of Henderson in effect on the date of annexation including those which require that a developer install or construct such capital improvements to the property.

TERM

This service plan shall be valid for a term of ten (10) years.

AMENDMENTS

The plan shall not be amended unless public hearings are held in accordance with the applicable sections of the Local Government Code.

Adopted by City Council on the _____ day of _____, 2023.

John (Buzz) Fullen, Mayor

Attest:

Cheryl Jimerson, City Secretary

Read and Accepted: _____ **Date:** _____

HEDCO

_____, **President**



City Council

Agenda Item # 8.

SUBJECT: Consideration and possible action upon the fourth amendment of the Henderson Independent School District School Resource Officer Interlocal Agreement with the Henderson Police Department. (Taylor)

MEETING DATE: April 18, 2023

DEPARTMENT: Police Department

CONTACT: Chad Taylor

RECOMMENDED CITY COUNCIL ACTION: Staff recommends Council support and approve this request as presented.

ITEM SUMMARY: This amendment is in reference to the purchase of a police unit and equipment, which will be assigned to the School Resource Officer Program.

BACKGROUND INFORMATION: The original agreement with the School District was first initiated in 2018. Occasionally the agreement needs to be updated due to needing new equipment or staff changes.

SPECIAL CONSIDERATIONS:

SUPPORTING MATERIALS:

1. Fourth Amendment to the HISD Agreement 2023 April

Fourth Amendment to the Henderson Independent School District Interlocal Agreement

This fourth amendment agreement is made on the 18 day April, 2023 between the City of Henderson and The Henderson Independent School District (HISD), to provide an additional SRO Unit replacing an older unit utilized by the SRO at the Northside campus. This Unit was provided originally by the Henderson Police Department but due to aging and mechanical issues the Unit needed to be replaced. This third Amendment with "Exhibit D" supplements but does not change the terms and conditions set out in the third Amendment to the HISD Agreement with "Exhibit C" dated December 21, 2021.

EXHIBIT D

The Henderson Independent School District agrees as follows:

- 1.1 To fund three quarters of the cost of the School Resource Officer (SRO) equipped Police Unit. HISD will contribute 75% of cost for (1) Equipped Unit to be issued to the Corporal Detective SRO (Northside campus).

The City of Henderson agrees as follows:

- 2.1 To provide one quarter of the cost of the SRO equipped Unit. To locate, purchase and oversee the equipment uploading of the Unit. The Unit will be assigned to the SRO program.

Signed on this the 18 day of April, 2023.

John W. Fullen, Mayor
City of Henderson

ATTEST:

Cheryl Jimerson, City Secretary
City of Henderson

Adam Duey, Chairman
HISD Board of Trustees



City Council

Agenda Item # 9.

SUBJECT: Consideration and possible action upon the second reading of Ordinance 2023-03-01 changes the current zoning of a property from a Medium Density Multi-Family (M2) zone to a General Commercial (C2) zone. These properties are located on the corner of Kilgore Drive (HWY 259) and Millville Drive (FM 782). (Hughes/McElfresh)

MEETING DATE: April 18, 2023

DEPARTMENT: Community Development

CONTACT: Billy Hughes, P & Z Coordinator

RECOMMENDED CITY COUNCIL ACTION: The Planning and Zoning Commission and our staff recommend Council approve the second reading of an ordinance, if approved, it would amend the City of Henderson's Official Zoning Map. Council District 1.

ITEM SUMMARY: The subject properties are described as a 1 acre tract called Lot 2A, a 7.51 acre tract called Lot 2C, both of which are owned by Eric B. & Kelle Marcott and a portion of a 42.12 acre tract called Lot 2B that is owned by BNW Ventures LLC.

BACKGROUND INFORMATION: The properties included in this request were previously zoned Medium Density Multi-Family Residential (MF2) in 2001 by Ordinance #01-04-10 from Residential Estates (RE) and General Commercial. the current owners of these lots have plans to develop this property for commercial use and have requested that the portion of the property currently zoned MF2 be re-zoned to C2.

SPECIAL CONSIDERATIONS: If the proposed re-zoning of this property is approved by Council, the property owners will have the opportunity for commercial development.

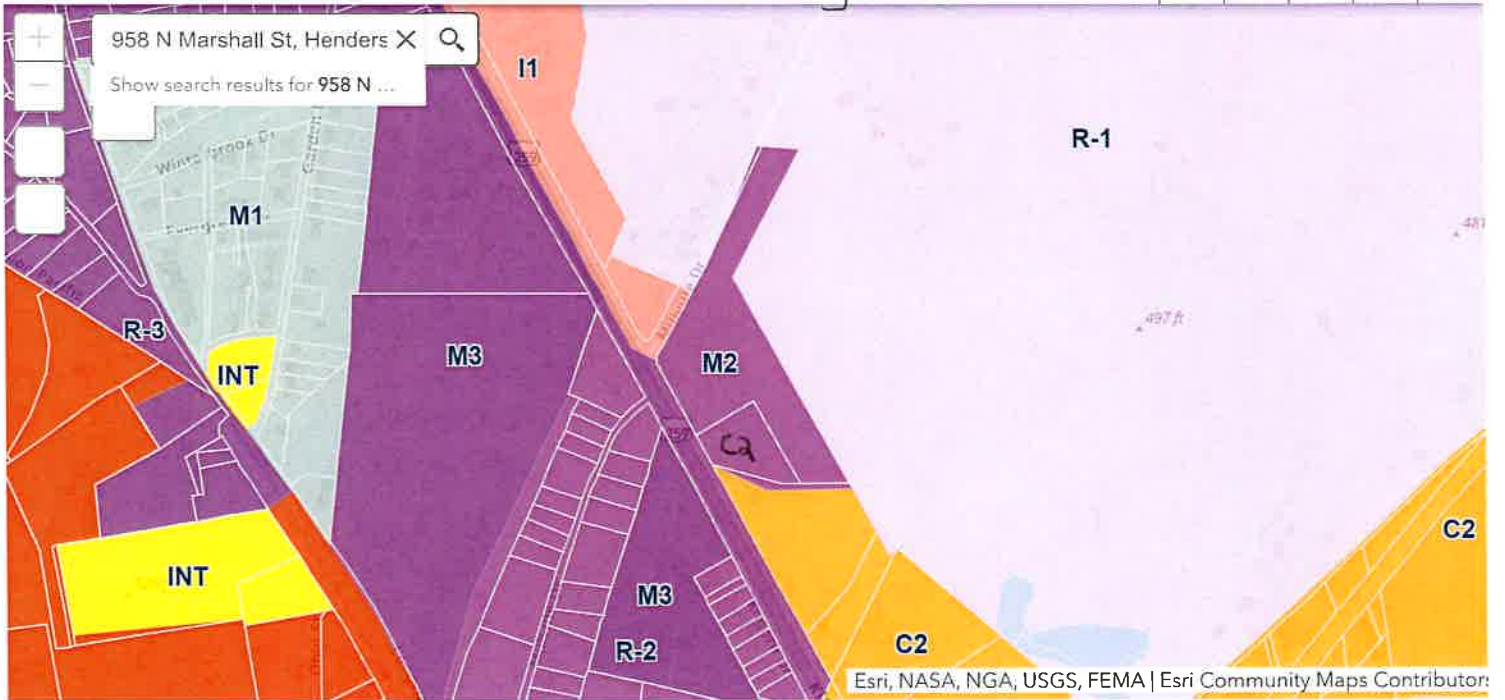
SUPPORTING MATERIALS:

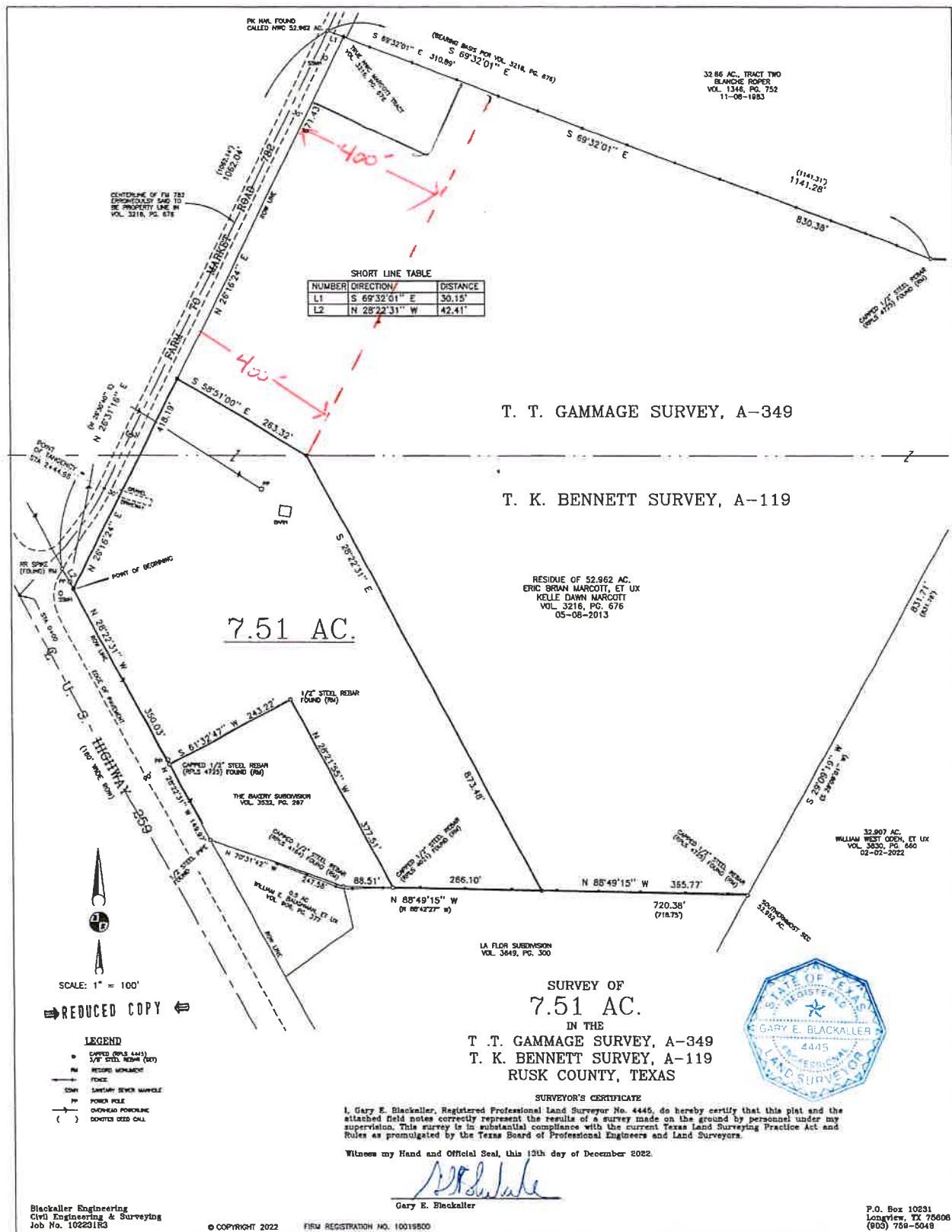
1. BNW-Marcot supporting documents



Zoning Areas

Current Zoning





COPY

ORDINANCE NO. 01-04-10

AN ORDINANCE PROVIDING FOR THE REZONING OF A PORTION OF THE RE and C-3 ZONE OF THE CITY OF HENDERSON TO MF-2 and R-2 ZONES; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING THAT THIS ORDINANCE SHALL BECOME EFFECTIVE IMMEDIATELY UPON FINAL ADOPTION.

WHEREAS, on August 1, 1984, the City Council of the City of Henderson, Texas adopted the Zoning Ordinance of the City of Henderson establishing a portion of the City of Henderson as Residential Estates (RE) and a portion as General Commercial (C-3); and

WHEREAS, the owner of certain property has applied the Planning and Zoning Commission to rezone a portion of property originally zoned Residential Estates (RE) and General Commercial (C-3) designation; and

WHEREAS, the Planning and Zoning Commission has recommended that application to rezone the property be approved and the property be rezoned to the Multi-Family Medium Density (MF-2) and Single Family Residential (R-2) designations; and

WHEREAS, the City Council of the City of Henderson, Texas, has determined that it would be in the best interest of the citizens to approve the recommendation of the Planning and Zoning Commission;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HENDERSON, TEXAS:

SECTION 1: That the following described portion of the T. T. Gammage survey of the City of Henderson shall be and it hereby is designated and declared to be Multi-Family Residential (MF-2):

All that certain 12.00 acre tract or parcel of land situated in the T. K. Bennett Survey, A-119, Rusk County, Texas and being a part of a called 53-6/10 acre tract described in deed from Richard D. Davis to Imogene L. Davis dated January 24, 1995 and recorded in Volume 1898, Page 0591 of the Deed Records of Rusk County, Texas; said 12.00 acre tract more particularly described as follows:

BEGINNING at a railroad spike set at the intersection of the east right-of-way (ROW) line U.S. Hwy 259 and the center of Farm-to-Market (FM) 782;

THENCE N 26 degrees 30' 40" E, along the center of FM 782, 151.53 feet to corner from which a 1/2 inch iron rod (set) bears S 69 degrees 28' 59" E 40.22 feet and the NWC of said 53-6/10 acre tract bears N 26 degrees 30' 40" E 910.61 feet, from said NWC a 5/8 inch iron rod (found) bears S 69 degrees 32' 01" E 37.81 feet;

THENCE across said 53-6/10 acre tract as follows:

S 69 degrees 28' 59" E 328.10 feet to a 1/2 inch iron rod (set); and

N 83 degrees 11' 38" E 449.14 feet to a 1/2 inch iron rod set in the center of a branch;

THENCE along the meanders of said branch as follows:

S 27 degrees 02' 12" E 26.48 feet; S 84 degrees 16' 03" E 28.37 feet;
S 30 degrees 45' 56" E 36.59 feet; S 13 degrees 20' 39" W 18.25 feet;
S 40 degrees 09' 33" E 69.49 feet; S 43 degrees 48' 51" E 42.78 feet;
S 44 degrees 43' 00" E 3.28 feet; S 67 degrees 32' 42" E 21.84 feet;
S 32 degrees 39' 46" E 10.59 feet; S 46 degrees 58' 45" E 29.44 feet;
S 10 degrees 18' 50" W 17.57 feet; S 10 degrees 28' 18" E 8.60 feet;
S 28 degrees 31' 24" E 14.13 feet; S 32 degrees 10' 13" W 21.58 feet;
S 01 degrees 12' 52" W 19.92 feet; S 52 degrees 54' 44" W 11.08 feet;
N 79 degrees 42' 29" W 20.02 feet; S 31 degrees 18' 29" W 18.13 feet;
S 06 degrees 31' 19" E 31.21 feet; S 06 degrees 32' 24" W 25.16 feet;
S 26 degrees 38' 29" E 22.98 feet; S 82 degrees 36' 52" E 15.55 feet;
S 58 degrees 37' 13" E 35.62 feet; S 37 degrees 54' 42" E 14.78 feet;
S 48 degrees 59' 59" E 12.84 feet; S 01 degrees 53' 07" E 18.48 feet;
S 26 degrees 19' 08" E 25.39 feet; S 10 degrees 51' 49" E 14.42 feet;
S 14 degrees 56' 57" E 43.61 feet; and S 30 degrees 26' 56" E 8.12 feet to
a 1/2 inch iron rod (set);

THENCE S 01 degrees 01' 51" W 139.45 feet to a ½ inch iron rod set on the SBL of said 53-6/10 acre tract;

THENCE N 88 degrees 58' 09" W, along the SBL of said 53-6/10 acre tract and NBL of a called 30 acre tract described in deed from Elmer McCorkle to Joe W. Montag, et ux and recorded in Volume 398, Page 605 of said Deed Records, 561.84 feet to a 30 inch Pine snag found at fence break;

THENCE N 70 degrees 08' 18" W 248.41 feet to a ½ inch iron pipe found on the east ROW line of U.S. Hwy 259;

THENCE N 28 degrees 23' 03" W, along the east ROW line of U.S. Hwy 259, 542.40 feet to the place of beginning containing 12.00 acres of land.

SECTION 2: That the following described property of the T. T. Gammage survey of the City of Henderson shall be and it hereby is designated and declared to be Medium Density Residential (R-2):

The remaining property out of the following described tracts:

Part of lot 2, block 694, 5 acres; part of lot 2, block 694, 16.40 acres; lots 3 & 4, block 694, 30.50 acres, T. T. Gammage survey, being further described in a deed from Richard Davis to Imogene Davis dated January 24, 1995 and recorded in Volume 1898, Page 0591 of the Deed Records of Rusk County, Texas.

SECTION 3: That the provisions of this Ordinance shall be severable. If any provision of this ordinance is held invalid, such invalidity shall not affect other provisions or applications of this ordinance which can be given effect without the invalid provision or application.

SECTION 4: That all Ordinances or parts of Ordinances in conflict herewith are hereby expressly repealed.

SECTION 5: That this Ordinance shall take full effect and force upon the passage by the City Council of the City of Henderson, Texas and publication as required by law.

PASSED AND APPROVED upon the first reading on this the 27th day of March, 2001.

PASSED, APPROVED AND ADOPTED on the second and final reading on this the 10th day of April, 2001.



Kelly Poovey
KELLY POOVEY, ASST. CITY SECRETARY

Wallace Read
WALLACE READ, MAYOR

ORDINANCE NO. 2023 - 03-01

AN ORDINANCE PROVIDING FOR THE REZONING OF A PORTION OF THE M2 ZONE OF THE CITY OF HENDERSON TO C2 ZONES; PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HEREWITH; AND PROVIDING THAT THIS ORDINANCE SHALL BECOME EFFECTIVE IMMEDIATELY UPON FINAL ADOPTION.

WHEREAS, on April 10, 2001, the City Council of the City of Henderson, Texas adopted the Zoning Ordinance of the City of Henderson establishing a portion of the City of Henderson as Multi-Family Residential (M2); and

WHEREAS, the owner of certain property has applied to the Planning and Zoning Commission to rezone a portion of property originally zoned Multi-Family Residential (M2) designation; and

WHEREAS, the Planning and Zoning Commission has recommended that application to rezone the property be approved and the property be rezoned to the General Commercial (C2) designation; and

WHEREAS, the City Council of the City of Henderson, Texas, has determined that it would be in the best interest of the citizens to approve the recommendation of the Planning and Zoning Commission;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HENDERSON, TEXAS:

SECTION 1: That the following described portion of the T. T. Gammage Survey of the City of Henderson shall be and it hereby is designated and declared to be General Commercial (C-2):

All that certain 12.00 acre tract or parcel of land situated in the T. K. Bennett Survey, A-119, Rusk County, Texas and being a part of a called 53-6/10 acre tract described in deed from Richard D. Davis to Imogene L. Davis dated January 24, 1995 and recorded in Volume 1898, Page 0591 of the Deed Records of Rusk County, Texas; said 12.00 acre tract more particularly described as follows:

BEGINNING at a railroad spike set at the intersection of the east right-of-way (ROW) line U.S. Hwy 259 and the center of Farm-to-Market (FM) 782;

THENCE N 26 degrees 30' 40" E, along the center of FM 782, 151.53 feet to corner from which a ½ inch iron rod (set) bears S 69 degrees 28' 59" E 40.22 feet and the NWC of said 53-6/10 acre tract bears N 26 degrees 30' 40" E 910.61 feet, from said NWC a 5/8 inch iron rod (found) bears S 69 degrees 32' 01" E 37.81 feet;

THENCE across said 53-6/10 acre tract as follows:

City of Henderson

Ordinance No. _____

Page 1

S 69 degrees 28' 59" E 328.10 feet to a ½ inch iron rod (set); and
N 83 degrees 11' 38" E 449.14 feet to a ½ inch iron rod set in the center of a branch;

THENCE along the meanders of said branch as follows:

S 27 degrees 02' 12" E 26.48 feet; S 84 degrees 16' 03" E 28.37 feet;
S 30 degrees 45' 56" E 36.59 feet; S 13 degrees 20' 39" W 18.25 feet;
S 40 degrees 09' 33" E 69.49 feet; S 43 degrees 48' 51" E 2.78 feet;
S 44 degrees 43' 00" E 3.28 feet; S 67 degrees 32' 42" E 21.84 feet;
S 32 degrees 39' 46" E 10.59 feet; S 46 degrees 58' 45" E 29.44 feet;
S 10 degrees 18' 50" W 17.57 feet; S 10 degrees 28' 18" E 8.60 feet;
S 28 degrees 31' 24" E 14.13 feet; S 32 degrees 10' 13" W 21.58 feet;
S 01 degrees 12' 52" W 19.92 feet; S 52 degrees 54' 44" W 11.08 feet;
N 79 degrees 42' 29" W 20.02 feet; S 31 degrees 18' 29" W 18.13 feet;
S 06 degrees 31' 19" E 31.21 feet; S 06 degrees 32' 24" W 25.16 feet;
S 26 degrees 38' 29" E 22.98 feet; S 82 degrees 36' 52" E 15.55 feet;
S 58 degrees 37' 13" E 35.62 feet S 37 degrees 54' 42" E 14.78 feet;
S 48 degrees 59' 59" E 12.84 feet S 01 degrees 53' 07" E 18.48 feet;
S 26 degrees 19' 08" E 25.39 feet S 10 degrees 51' 49" E 14.42 feet;
S 14 degrees 56' 57" E 43.61 feet; and S 30 degrees 26' 56" E 8.12 feet to a ½ inch iron rod (set);

THENCE S 01 degrees 01' 51" W 139.45 feet to a ½ inch iron rod set on the SBL of said 53-6/10 acre tract;

THENCE N 88 degrees 58' 09" W, along the SBL of said 53-6/10 acre tract and NBL of a called 30 acre tract described in deed from Elmer McCorkle to Joe W. Montag, et ux and recorded in Volume 398, Page 605 of said Deed Records, 561.84 feet to a 30 inch Pine snag found at fence break;

THENCE N 70 degrees 08' 18" W 248.41 feet to a ½ inch iron pipe found on the east ROW line of U.S. Hwy 259;

THENCE N 28 degrees 23' 03" W, along the east ROW line of U.S. Hwy 259, 542.40 feet to the place of beginning containing 12.00 acres of land.

SECTION 2: That the following described property of the T. T. Gammage survey of the City of Henderson shall be and it hereby is designated and declared to be General Commercial (C2);

The remaining property out of the following described tracts:

Part of lot 2, block 694, 5 acres; part of lot 2, block 694, 16.40 acres; lots 3 & 4, block 694, 30.50 acres, T. T. Gammage survey, being further described in a deed from Richard Davis to Imogene Davis dated January 24, 1995 and recorded in Volume 1898, Page 0591 of the Deed Records of Rusk County, Texas.

City of Henderson
Ordinance No. _____

Page 2

SECTION 3: That the provisions of this Ordinance shall be severable. If any provision of this ordinance is held invalid, such invalidity shall not affect other provisions or applications of this ordinance which can be given effect without the invalid provision or application.

SECTION 4: That all Ordinances or parts of Ordinances in conflict herewith are hereby expressly repealed.

SECTION 5: That this Ordinance shall take full effect and force upon the passage by the City Council of the City of Henderson, Texas and publication as required by law.

PASSED AND APPROVED upon the first reading on this the _____ day of March, 2023.

PASS, APPROVED AND ADOPTED on the second and final reading on this the ____ day of April, 2023.

John W. Fullen,
Mayor, City of Henderson

ATTEST:

Cheryl Jimerson



City Council

Agenda Item # 10.

SUBJECT: Consideration and possible action upon the second reading of Ordinance 2023-03-02 changing the current zoning of a property from a Planned Development (PD) to a General Commercial (C2) zone. This property is located at 100 Zied Blvd. (Huhges/McElfresh)

MEETING DATE: April 18, 2023

DEPARTMENT: Community Development

CONTACT: Billy Hughes, P & Z Coordinator

RECOMMENDED CITY COUNCIL ACTION: Our staff recommends that Council consider a recommendation from the Planning and Zoning Commission to amend the Zoning Map for the City of Henderson approving the second reading of this ordinance. The property is in Council District 2, represented by Reggie Weatherton.

ITEM SUMMARY: The subject property is located at 100 Zeid Blvd. and is currently zoned as Planned Development (PD). Our staff request that Council consider the second reading of an ordinance that would re-zone this property to General Commercial (C2).

BACKGROUND INFORMATION: At a meeting held March 14, 2023 the Planning and Zoning Commission voted to make a recommendation to Council to change the zoning of this property from Planned Development to General Commercial. This property is part of the Brookridge subdivision that was zoned Planned Development in 2012 when Dr. Yasser Zeid bought and developed several parcels into a mixed use subdivision. Bane Investment Holdings recently purchased the property located at 100 Zeid Blvd.. Mr. Bane is requesting that this property be removed from the Planned Development zoned district and be re-zoned to General Commercial. Mr. Bane has approval from TxDot to create

an entrance from US Hwy 79 E. into his property. This street will be built to city and state specifications, then dedicated back to the City.

SPECIAL CONSIDERATIONS: The building on this lot is currently empty and has been for several years. If approved, Mr. Bane has plans to rehabilitate the building and move his company's offices in as soon as possible.

SUPPORTING MATERIALS:

1. BIH 100 Zeid Blvd. supporting documents
2. BIH 100 Zeid Blvd. current zoning map
3. Zeid Blvd ordinance to rezone PD to C2

EXHIBIT "A"

0.85 acres being all of a called Lot 1 Block A as shown on plat of Brookridge Property recorded in sleeve 360 of the Plat Records of Rusk County, situated in the A.P. Vaughn Survey A-802, located at 100 Zeid Blvd., Henderson, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod set in the North right-of-way line of U.S. Highway No. 79 (Hwy 79) and being at the Southeast corner of said Lot 1 Block A, whence bears an existing concrete monument found South 71° 55' East a distance of 365.8 feet;

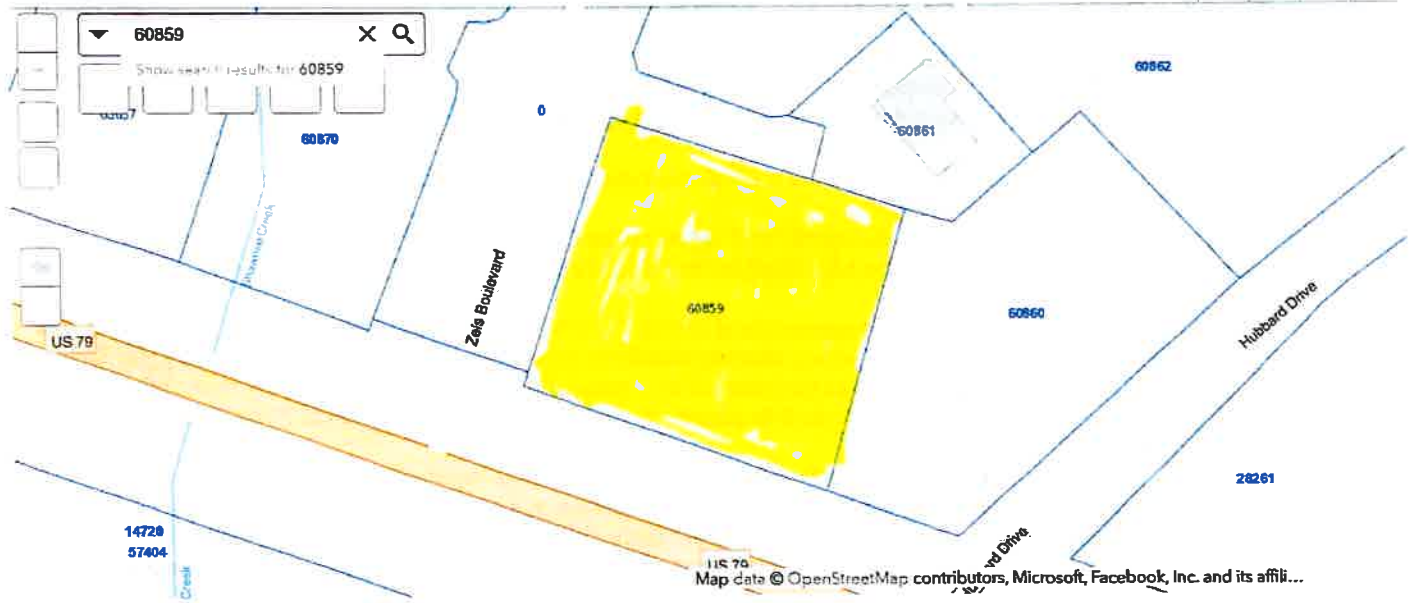
THENCE with the South boundary line of said Lot 1 Block A common with the North right-of-way line of said HWY 79 North 72° 03' 42" West a distance of 209.56 feet to a ½" iron rod set in the East margin of said Zeid Blvd, whence bears an existing ½" iron rod found North 72° 04' West a distance of 603.6 feet;

THENCE with the West boundary line of said Lot 1 Block A common with the East margin of said Zeid Blvd as follows:

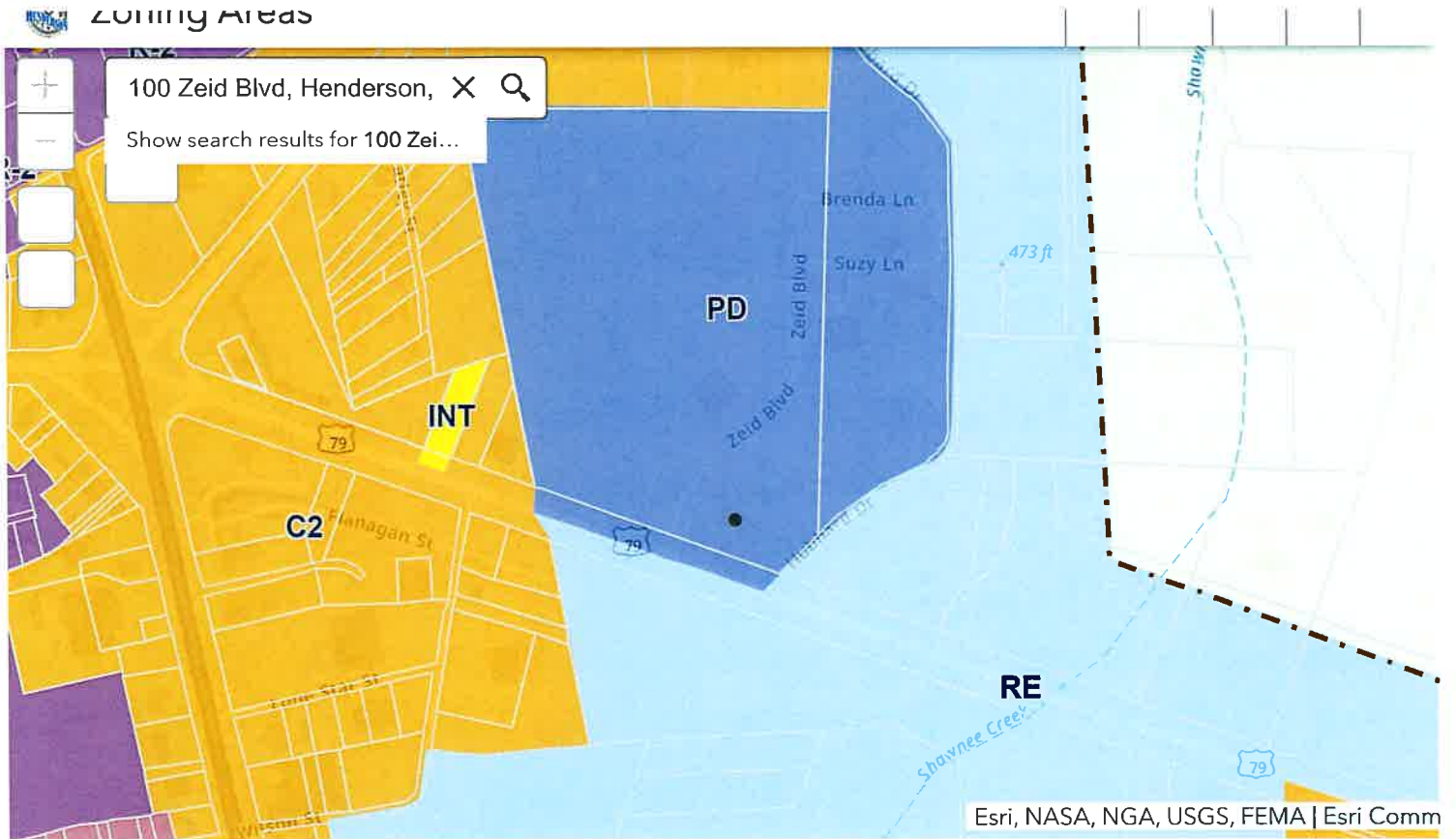
North 20° 06' 59" East a distance of 153.32 feet to a PK Nail set, and
North 24° 03' 50" East a distance of 27.48 feet to a PK Nail set in the centerline of an asphalt drive;

THENCE with the North boundary line of said Lot 1 Block A South 72° 14' 10" East a distance of 198.28 feet to a PK Nail set to mark the Northeast corner of same;

THENCE with the East boundary line of said Lot 1 Block A South 17° 08' 23" West a distance of 181.15 feet to the BEGINNING and containing 0.85 acres.



Henderson Texas



ORDINANCE NO. _____

AN ORDINANCE PROVIDING FOR THE REZONING OF THE PROPERTY LOCATED AT 100 ZEID BLVD. FROM PLANNED DEVELOPMENT (PD) OF THE CITY OF HENDERSON TO GENERAL COMMERCIAL ZONE (C2); PROVIDING FOR SEVERABILITY; REPEALING ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING THAT THIS ORDINANCE SHALL BECOME EFFECTIVE IMMEDIATELY UPON FINAL ADOPTION.

WHEREAS, a certain lot located on Zeid Blvd is now zoned Planned Development (PD); and

WHEREAS, the owner of certain property has applied to the Planning and Zoning Commission to rezone the property originally zoned Planned Development (PD) designation to General Commercial zone (C2); and

WHEREAS, the Planning and Zoning Commission has recommended that application to rezone the property be approved and the property be rezoned to the General Commercial (C2) designation; and

WHEREAS, the City Council of the City of Henderson, Texas, has determined that it would be in the best interest of the citizens to approve the recommendation of the Planning and Zoning Commission;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HENDERSON, TEXAS:

SECTION 1: Zoning Change

The Zoning Ordinance of the City of Henderson, Texas, and the Zoning Map of the City of Henderson, Texas, are amended to remove the following lot, as described and shown on the abstract of the City of Henderson, Texas, tax roll and the City of Henderson, Texas, official zoning map, from Planned Development (PD) to be replaced and rezoned as General Commercial (C2). The property herein is more fully described in Exhibit "A" attached hereto and made a part hereof.

SECTION 2: Repealer

All ordinance or parts of ordinances inconsistent with the terms of the Ordinance are hereby repealed, provided, however, that such repeal shall be only to the extent of such inconsistency and, in all other respects, the subject matter covered by this Ordinance shall continue to be in effect.

SECTION 3: Severability

That the provisions of this Ordinance shall be severable. If any provision of this ordinance is held invalid, such invalidity shall not affect other provisions or applications of this ordinance which can be given effect without the invalid provision or application.

City of Henderson
Ordinance No. _____

Page 1

SECTION 4: Open Meeting

It is hereby found that this Ordinance was adopted at an Open Meeting as required by law.

That all Ordinances or parts of Ordinances in conflict herewith are hereby expressly repealed.

SECTION 5: Effective Date

That this Ordinance shall take full effect and force upon the passage by the City Council of the City of Henderson, Texas and publication as required by law.

PASSED AND APPROVED upon the first reading on this the _____ day of March, 2023.

PASSED, APPROVED AND ADOPTED on the second and final reading on this the ____ day of April, 2023.

John W. Fullen, Mayor
City of Henderson

ATTEST:

Cheryl Jimerson, City Secretary
City of Henderson, Texas

EXHIBIT "A"

0.85 acres being all of a called Lot 1 Block A as shown on plat of Brookridge Property recorded in sleeve 360 of the Plat Records of Rusk County, situated in the A.P. Vaughn Survey A-802, located at 100 Zeid Blvd., Henderson, Texas, and being more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod set in the North right-of-way line of U.S. Highway No. 79 (Hwy 79) and being at the Southeast corner of said Lot 1 Block A, whence bears an existing concrete monument found South 71° 55' East a distance of 365.8 feet;

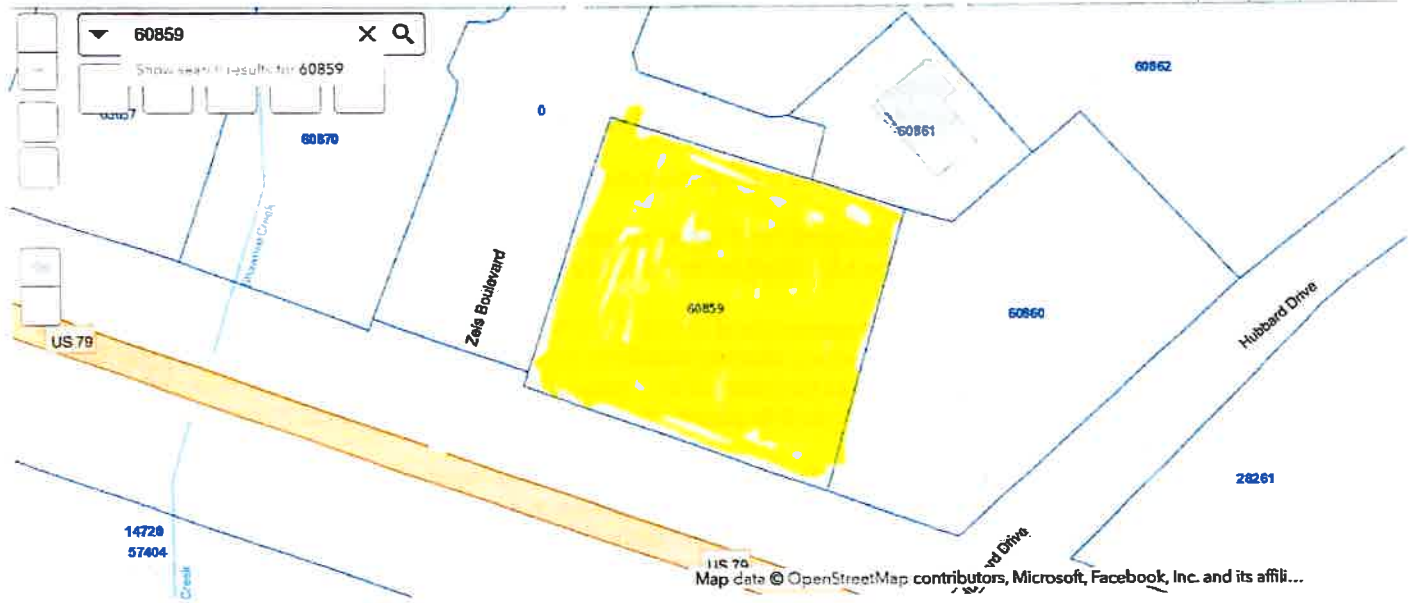
THENCE with the South boundary line of said Lot 1 Block A common with the North right-of-way line of said HWY 79 North 72° 03' 42" West a distance of 209.56 feet to a ½" iron rod set in the East margin of said Zeid Blvd, whence bears an existing ½" iron rod found North 72° 04' West a distance of 603.6 feet;

THENCE with the West boundary line of said Lot 1 Block A common with the East margin of said Zeid Blvd as follows:

North 20° 06' 59" East a distance of 153.32 feet to a PK Nail set, and
North 24° 03' 50" East a distance of 27.48 feet to a PK Nail set in the centerline of an asphalt drive;

THENCE with the North boundary line of said Lot 1 Block A South 72° 14' 10" East a distance of 198.28 feet to a PK Nail set to mark the Northeast corner of same;

THENCE with the East boundary line of said Lot 1 Block A South 17° 08' 23" West a distance of 181.15 feet to the BEGINNING and containing 0.85 acres.





City Council

Agenda Item # 11.

SUBJECT: Consideration of the first reading of Ordinance 2-23-04-05 a zoning change from Institutional (IS) to low density Multi-family 1 (M1) for a property located at 1112 Longview Dr. (Hughes/McElfresh)

MEETING DATE: April 18, 2023

DEPARTMENT: Community Development

CONTACT: Billy Hughes, P & Z Coordinator

RECOMMENDED CITY COUNCIL ACTION: Staff recommends the Planning and Zoning Commission consider making recommendation to approve the zoning change for the property known as 1112 Longview Dr., Lot 16-Blk 1200 Garden Acres

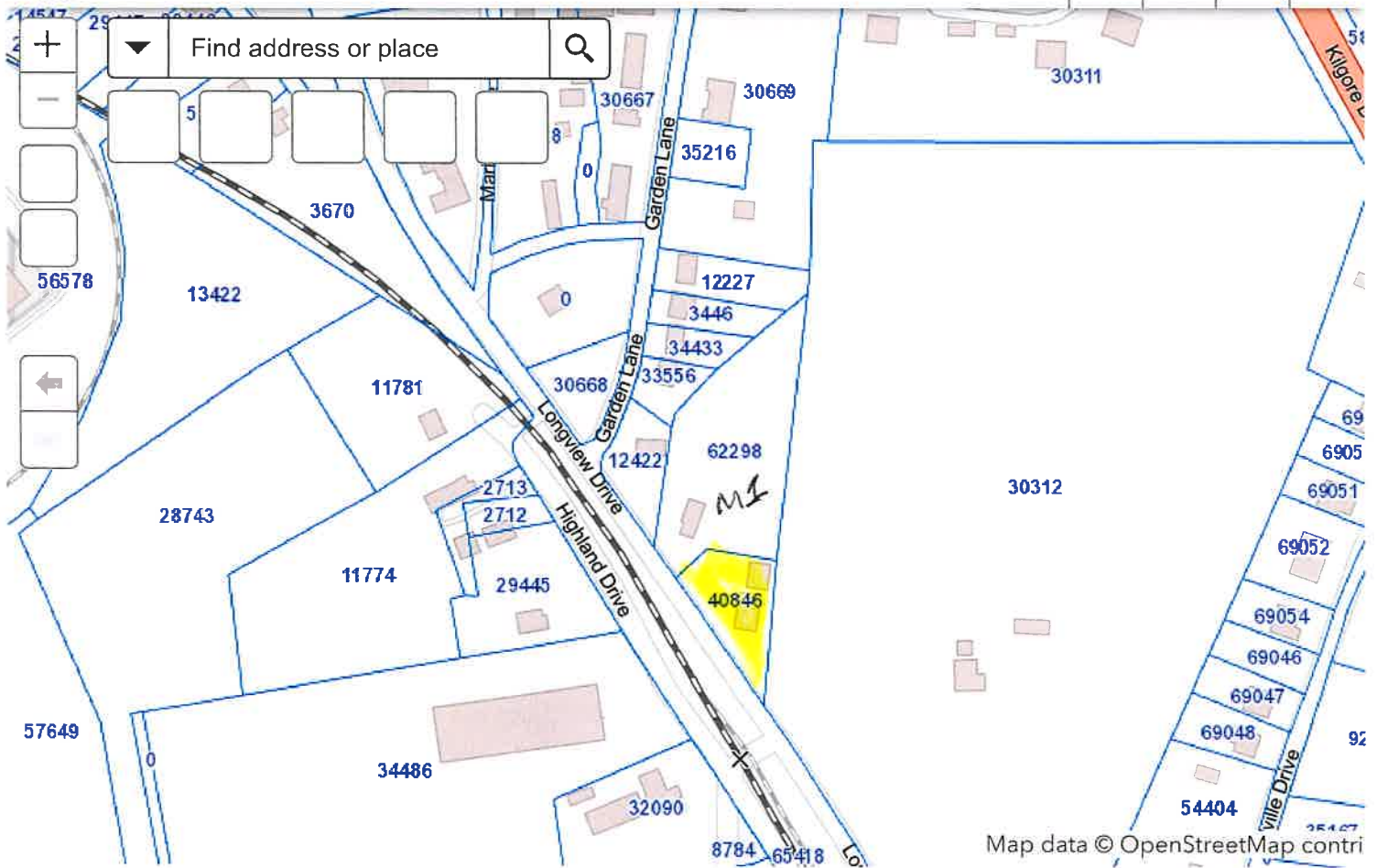
ITEM SUMMARY: Dana Maddox submitted an application to change the zoning designation on a property from the current zoning of Institutional to Low Density Multi-Family Residential (M1).

BACKGROUND INFORMATION: In February of 2022 the zoning was changed on this property to IS when it was leased to a faith based woman's outreach organization. The lease was terminated approximately 6 months and has been empty since. Ms. Maddox now has the property under contract to sell and the buyer wants to convert the building on the property into a duplex.

SPECIAL CONSIDERATIONS:

SUPPORTING MATERIALS:

1. 1112 Longview Dr. map



300ft

32.175 -94.794 Degrees



City Council

Agenda Item # 12.

SUBJECT: Consideration upon the first reading of the Ordinance #2023-04-06 abandoning a part of an unnamed/unimproved street/alley off Penn Street. (Hughes/McElfresh)

MEETING DATE: April 18, 2023

DEPARTMENT: Community Development

CONTACT: Billy Hughes, P & Z Coordinator

RECOMMENDED CITY COUNCIL ACTION: Staff recommends that Council approve the first reading of ordinance #2023-04-06 to abandon approximately 155' of an unnamed alley/undeveloped street located between East Ragley and an unnamed/undeveloped street near Penn Street.

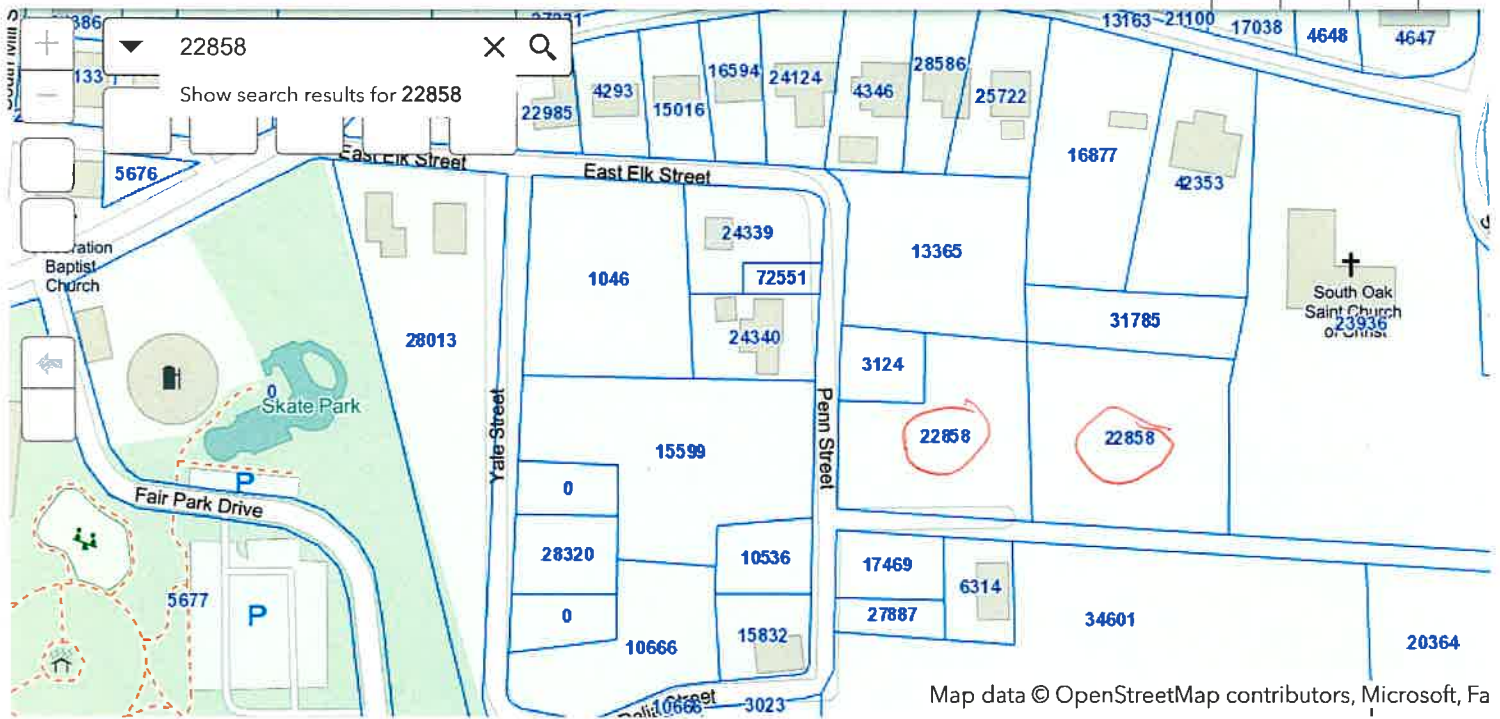
ITEM SUMMARY: Consider abandoning part of an alley that bisects Parcel #22858, Lot 1 Blk 115- J Smith Survey.

BACKGROUND INFORMATION: Hunter Skelton submitted a request for this section of an alley/undeveloped street to be abandoned. Mr. Skelton has this property under contract to sell and this alley was discovered on the old plat map while the real estate agents were researching the property boundaries and preparing to survey the property. If approved, the abandonment of this alley will "clean-up" the survey and allow the sale of this property to proceed to closing. I have contacted the utility providers and there are no utilities in this alley.

SPECIAL CONSIDERATIONS: : The buyers/new owners of this property plan on building a home on this property in the near future, which will mean more property tax revenue for the city, county and school district.

SUPPORTING MATERIALS:

1. Parcel#22858 Penn St. info



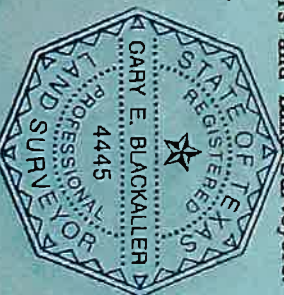
1.98 AC.
HARKLESS STREET CHURCH OF CHRIS
VOL. 1531. PG. 835
02-06-1987

CALLED 1.03 AC.
 HUNTER JOE SKELTON, ET UX
 VOL, 3841, PG. 93
 03-21-2022

SURVEY OF
1.23 AC.

SURVEYOR'S CERTIFICATE

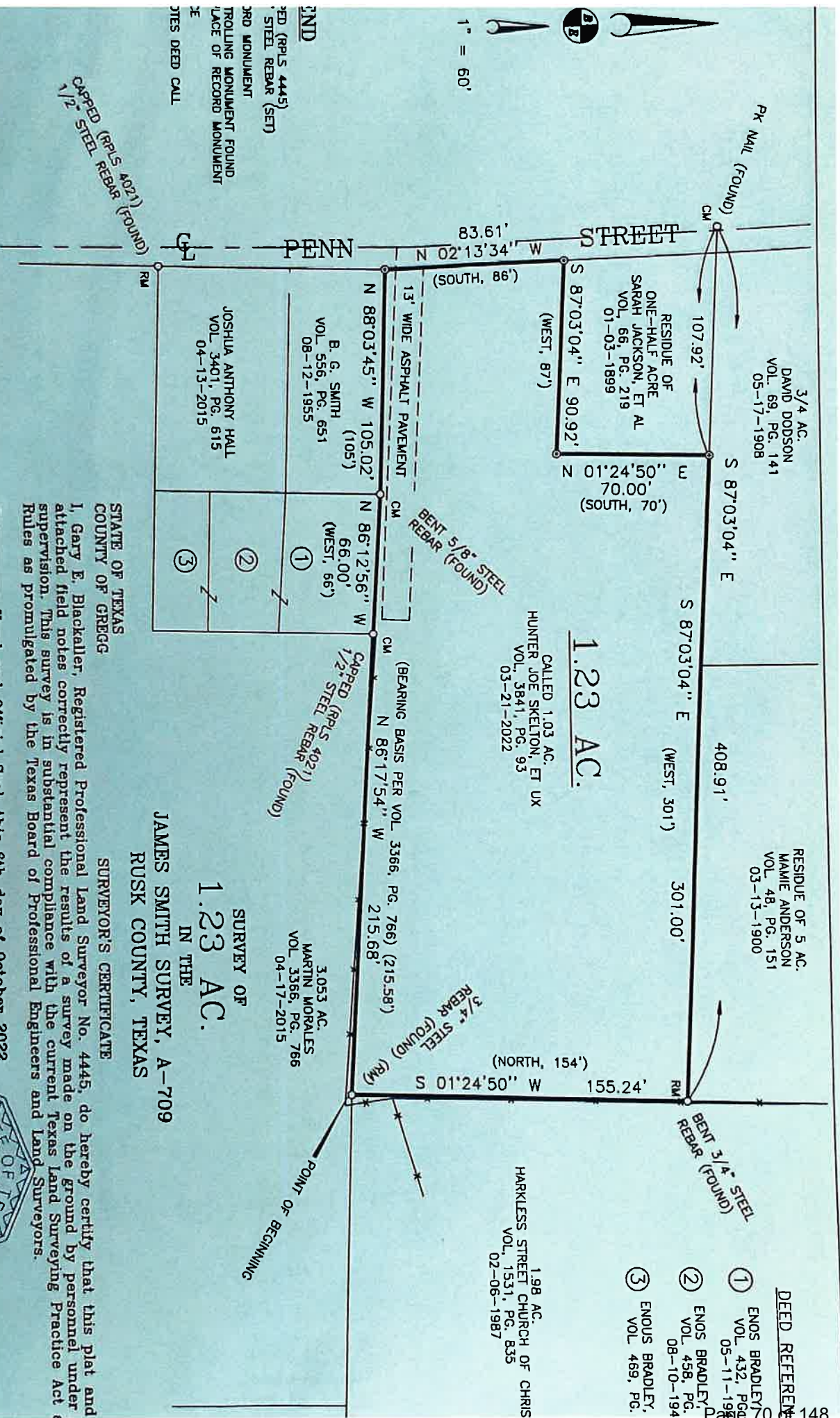
Gary E. Blackaller



P.O. Box
Longview
(803) 75

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Engineering & Surveying





City Council

Agenda Item # 13.

SUBJECT: Consideration and possible action to rescind previous approval of a Minor Plat submitted by Bane Investment Holdings (BIH) for the property known as part of the Crimcrest Addition located between Whippoorwill and Mockingbird Streets. (Hughes/McElfresh)

MEETING DATE: April 18, 2023

DEPARTMENT: Community Development

CONTACT: Billy Hughes, P & Z Coordinator

RECOMMENDED CITY COUNCIL ACTION: Staff recommends that Council rescind the action taken at the council meeting held on March 21, 2023 regarding a Minor Plat application submitted by Brant Bane.

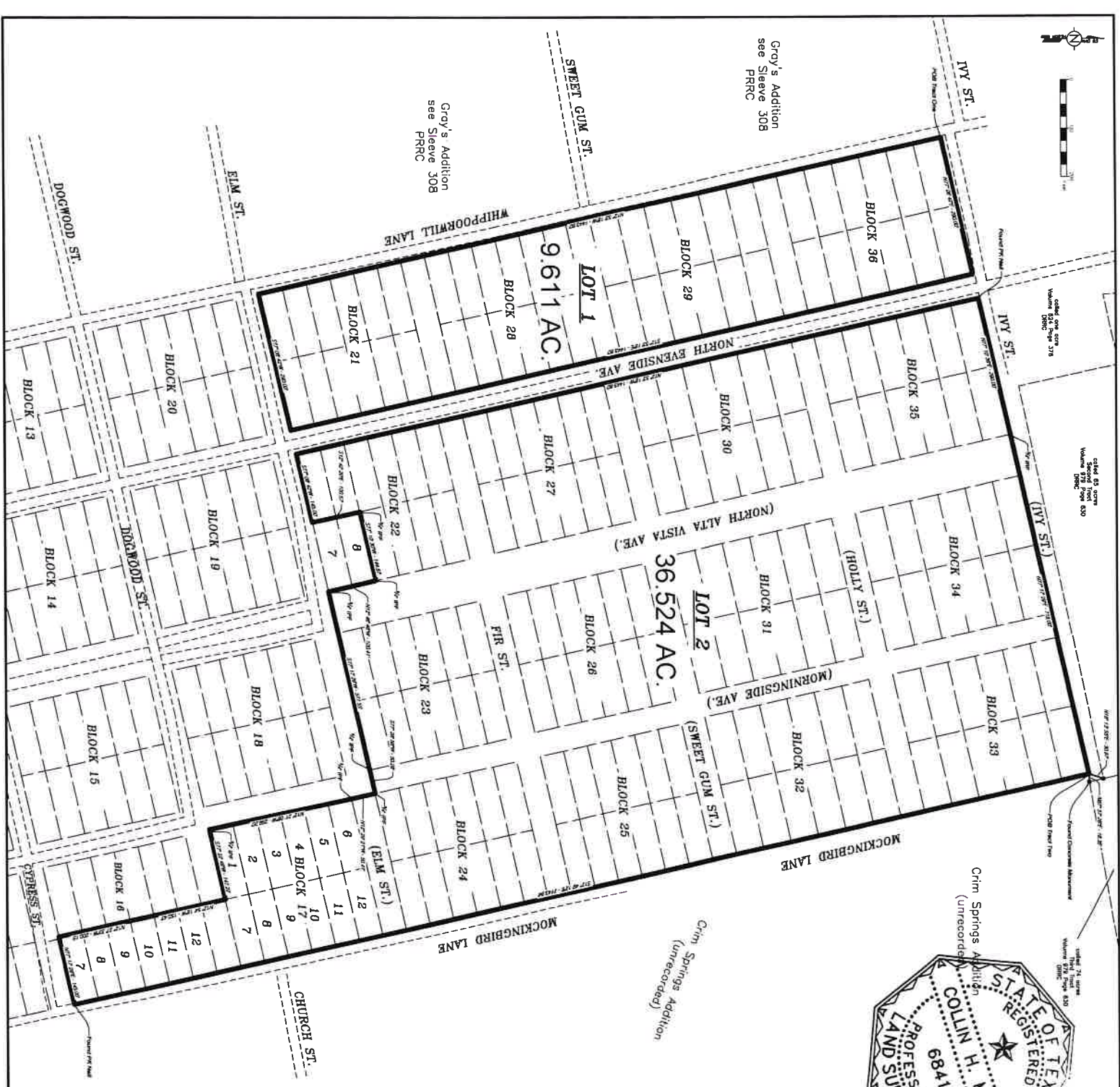
ITEM SUMMARY: Consider rescinding Council's approval of a Minor Plat application submitted by BIH for a large parcel of land in the Crimcrest Addition off North Evenside Street.

BACKGROUND INFORMATION: : Mr. Bane had requested this replat of these two large undeveloped properties, but after the timber was harvested and he could see the contours of the land, he discovered he could build on these lots as they are platted on the City of Henderson's original plat map. The plat that was approved had not been filed at the county clerk's office when Mr. Bane made the request to rescind Council's action on this matter.

SPECIAL CONSIDERATIONS:

SUPPORTING MATERIALS:

1. BIH Addition



SURVEYOR'S STATEMENT

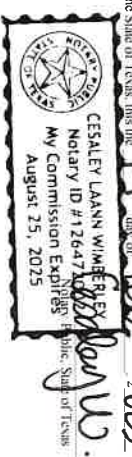
I, Collin H. Miley, Registered Professional Land Surveyor No. 6841, do hereby certify that this plat was prepared from an actual survey made under my direction and supervision on the ground during February, 2023.

GIVEN UNDER MY HAND AND SEAL this the 14 day of Feb. 2023.



(Signature)

SUBSCRIBED AND SWORN BEFORE ME, a Notary Public in and for the State of Texas, this the 14 day of Feb. 2023.



OWNER'S STATEMENT

I, Brent Bone, am the OWNER of the tracts of land described in a Warranty Deed dated November 17, 2022, and recorded in Volume 3899, Page 379, ORRC's Chain System, and do accept this as its Plan for subdividing into lots, and do dedicate to the public (except the streets, alleys and easements as shown).

Brent Bone
(Signature)

SUBSCRIBED AND SWORN BEFORE ME, a Notary Public, in and for the



CERTIFICATE OF CITY MANAGER

I hereby certify that all requirements of the "Subdivision Ordinance and Zoning Ordinance" concerning submission and approval of information and data to the City Manager as required for Final Plat approval have been complied with for the herein referenced subdivision.

City Manager

Date

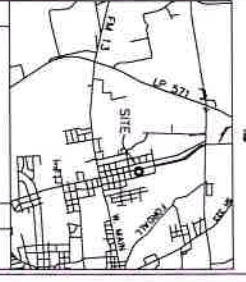
APPROVED AND ACCEPTED BY THE CITY COUNCIL OF HENDERSON, TEXAS on this ____ day of ____ 2023.

Mayor
City Secretary

Notes:

- 1. THIS PLAT IS SUBJECT TO THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 2. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 3. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 4. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 5. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 6. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 7. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 8. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 9. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.
- 10. THE CITY OF HENDERSON, TEXAS, HAS REVIEWED THIS PLAT AND HAS DETERMINED THAT IT COMPLIES WITH THE CITY OF HENDERSON, TEXAS, SUBDIVISION ORDINANCE AND ZONING ORDINANCE.

Final Plat of
BIH ADDITION
F.N. Brooks Survey A-101
City of Henderson
Fusk County, Texas



DDM Surveying, Inc.
1211 N. Highway 101
Henderson, TX 75653
903.657.8117 F
WWW.DDMSURVEYING.COM
TXC#14 00050500

Brent Bone
City Manager

City of Henderson
Henderson, Texas

City of Henderson
Henderson, Texas

City of Henderson
Henderson, Texas

City of Henderson
Henderson, Texas

City of Henderson
Henderson, Texas

Weekly Update for Mayor and Council

4/11/2023

From: The City Manager

We are now in April, which is the start of the 3rd quarter of our fiscal year. The audit is complete with a positive report from last month's Council meeting. It's now time to start the 2023-2024 budget planning process. Our department heads are now starting their list of priorities in a strategic plan format. This is where the major capital projects start to get prioritized due to maintenance and end of life infrastructure and assets.

This is the proper time in which your input is needed regarding any concerns or projects in which you would like to see considered. Please contact me directly so I can be the single conduit of information without confusing department heads from multiple communications. We always will do our very best to incorporate Council's desires through a priority-based approach. Of course, funding will always be a key factor.

Water & Wastewater Happenings:

Our water and wastewater crews continue to do the maintenance items on our systems before we jump into prime water usage season. We are starting to see irrigation systems running so we know that time is near.

The new water meter changeout has started. Some of the main large meters have already been replaced. We have a weekly meeting in person with the coordinator of the project from Performance Services to ensure proper communication. The meter change out crews are doing door hangers and will be knocking on doors as they come down each street to change out these meters. They are working to do the majority of change outs during the day when people are generally away from home at work and school. This will minimize the outage concerns during the process. If you hear any complaints or concerns, please let me know and we will work to correct the issue.

New Municipal Services Complex facility update:

Master A/V has everything installed except the microphones. The original microphones ordered were not compatible with the main system which caused a delay due to having to reorder. Matt's team is working through the punch list type items from the remodel slowly between other projects within the City.

Outdoor and indoor signage is being designed by Steve McMurray locally and should be ready in the upcoming weeks.

Elevator bids have gone out and we have a few interested general contractors. Stokes and Associates and I have made the decision to move out the deadline on receiving and opening bids to next Thursday, April 20th, in hopes to receive another bid or two. This is unfortunately just after the Council meeting so the recommendation will be ready for you to hear and award at the May Council Meeting.

As much as we are wanting to set the date for the "Grand Opening" event of the Municipal Services Complex, we continue to be pushed back due to how long it takes to get orders in related to several things like signage. We still would like to have this event before the construction starts on the elevator project. I'll keep you posted once we have a final date to put on the calendar.

Comprehensive Plan:

Kimley-Horn suggested that we do another public engagement event before we turned things over to CPAC and Council for final review and recommendations. We had a focus group meeting on March 23rd that included approximately 20 people. Kimley-Horn said they received good feedback and are looking forward to sharing this feedback and getting final directions from CPAC and Council. Things are finally coming together for the finalization of the plan.

Sports Facilities Companies Feasibility:

The Sports Facilities Companies are in the final process of gathering data to put together a formal recommendation to the City of Henderson related to upgrades of our recreational facilities. In communication I believe there will be potential projects that will need to be a partnership with HIS and other entities to help meet the needs of the citizens and be a potential revenue generator for the future.

Civic Clerk:

This is the new software that Cheryl is using for the Council Agenda, packets and minutes for our Council meetings. Hopefully you have been able to log in and use this software to view packets. This is where your Council meeting info and all related documents will be for your review. Please let Cheryl know if you are having any difficulties with this program or have any questions.

March Council meeting: (Location change)

Please remember to mark your calendars for April 18th. This will be our regular March Council meeting date, but the location will be different. We will meet at the Community Center at Fair Park. After the Council meeting, we will have a joint meeting with the CPAC and P&Z regarding the Comp Plan with Kimley-Horn. Due to the length of these meetings, the City will provide dinner. We will start at 6:00pm as normal.

City Staff Crawfish Boil and Fish Fry:

Please mark your calendars for this Friday (14th) at lunchtime! We are having our annual crawfish boil and fish fry for all City of Henderson employees. Council is definitely invited and encouraged to attend to support and encourage staff on their ongoing service to the City. We will have the first batch ready around 11:00am and will be there until 1:00p or until the crawfish runs out so come hungry!

Leadership Away from Office:

Kirk Kimbrell and I are currently attending the Texas Water Conference in Houston and will return on Thursday. This conference is showing the future of water in Texas and the technology that can be used to reduce wasteful use and treat water more efficiently.

I will be in Deer Park for our TCMA quarterly Board Meeting on April 20th & 21st. Cheryl will be on vacation from Friday, April 21 -28. Karen Arnall will be attending the GFOAT Conference April 18-19th.

As always, please contact me if you have any questions about anything related to this report.

In Service, Jay Abercrombie

HENDERSON FIRE DEPARTMENT



Fire Prevention and Public Relations

March 10th, Henderson High School held a career day at HHS for students. Henderson Fire Department's B-shift attended the event along with city employees and other local agencies and businesses. Firefighters visited with students on what it would take if they were interested in the fire service. Some of the requirements are to attend an approved fire academy and pass the Texas Commission Fire Protection basic school, be a volunteer firefighter with required certification and challenge and pass the Texas Commission test and complete a Texas Department of Health EMS certification.

March 2023

Call Log

- Fire Calls: 41
- Medical Calls: 31
- Total Calls: 72
- Inspections: 28
- Hydrants: 74

Chief Chote attended the annual Texas Fire Chiefs Association March 20-23rd in Waco. The Texas Fire Chief Association "TFCA" organizes these conferences as an opportunity for fire administrators to attend classes that are related to their job duties and responsibilities. The conference also provides the CE required by the Texas Commission on Fire Protection for fire administrators. The TFCA Conference also allows fire chiefs to network with other fire chiefs around the state.

Some of the topics covered at this years conference were Texas Commission of Fire Protection updates, social media, leadership skills, multi-generational organizations, diversity in the Fire Service, Fire Protection and Texas line of Duty Task Force Update

March 21st, Henderson Fire Department's A-shift, along with several other local agencies attended a Fire Boss presentation at the Rusk County Airport. The Texas Forest Service sponsored the event in preparation for the upcoming wildfire season. The Fire Boss is a firefighting airplane that will be stationed in McGregor, TX. The Fire Boss plane is under contract with the Texas Forest Service to provide air support water drops when requested by the Texas Forest Service. In East Texas air support for wildfires does not happen very often. Although, in the 2011 wildfire season, air support through helicopters and planes was a common occurrence and very beneficial.

On March 25th, Henderson Fire Department hosted the 8 hours skills portion of a Wildland Firefighting Class instructed by the Texas Forest Service. Firefighters from HFD, Longview Fire Department and Elderville Fire Department attended the class. Firefighters had hands on training learning how to make a trench line to contain a fire, learning firefighter safety when fighting a wildland fire and how to deploy and take cover in a portable fire shelter. The class was beneficial to all attending with the upcoming wildfire season approaching with the summer heat.

On March 30th, HFD attended Coffee with Cops at Herschel's restaurant. This public relations event is a good time for HPD officer and HFD Firefighters to meet and visit with local citizens. Positive contact was made with the public and enjoyed by all attending.





HENDERSON FIRE DEPARTMENT

401 West Main St.
Henderson, Texas 75654
903-657-6551

Rusty Chote, Fire Chief
Sonny Ybarra, Deputy Fire Chief

MONTHLY REPORT FOR MARCH 2023

<u>TYPE OF CALL</u>	<u>CITY</u>	<u>COUNTY</u>
<i>OTHER FIRES (Industrial/other)</i>	0	0
<i>STRUCTURE FIRES</i>	0	0
<i>VEHICLE FIRES</i>	1	0
<i>GRASS FIRES</i>	0	1
<i>ELECTRICAL FIRES</i>	0	0
<i>COOKING FIRES (KITCHEN)</i>	1	0
<i>POWER LINES</i>	0	0
<i>SMOKE CHECKS</i>	0	0
<i>ACCIDENTS (JAWS)</i>	2	1
<i>MVC'S (No Extrication)</i>	3	1
<i>AIRCRAFT STAND-BY</i>	1	0
<i>FUEL SPILLS/GAS LEAKS</i>	4	0
<i>RESCUE</i>	0	0
<i>MEDICAL CALLS</i>	23	8
<i>ALARM MALFUNCTIONS</i>	1	0
<i>FALSE ALARMS</i>	5	0
<i>DISPATCHED AND CANCELED ENROUTE</i>	6	2
<i>UNAUTHORIZED BURNING</i>	0	1
<i>CONTROL BURN (COUNTY ONLY)</i>	0	1
<i>ASSIST OTHER DEPARTMENTS</i>	0	2
<i>MISCELLANEOUS CALLS/PUBLIC SERVICE</i>	4	4
TOTAL	51	21
MILEAGE	117	151
MANHOURS	75	62.50
TOTAL CALLS		72
TOTAL MILEAGE		268
TOTAL MANHOURS		137.5
TRAINING	Paid 93 Vol 32	Total 125
INSPECTIONS		28
FIRE PREVENTION PROGRAMS		0
PUBLIC RELATIONS EVENTS		1
HYDRANT MAINTENANCE		74
WATER USAGE		1,300

Login into My Clerk <https://hendersontx.v8.civicclerk.com/MyClerk>

Select meetings tab on the dashboard to the left

Select the meeting you need to add an item to

Select the dropdown create

select item

Select the dropdown sections and items to place where the item should be on the agenda

Select agenda item name enter you item (consideration and possible action....etc)

Select item category make selection

Select department make selection

Select create and add new button

Congratulations your item will be on the agenda

Select that item to create memo and add supporting documents

Under contact select your name

Scroll down to Recommended action select appropriate action

Fill in all the sections under other details (this creates your memo)

ADD SUPPORTING DOCUMENTS

Select the view item field button to the left of the screen

Select item files

Memo can be seen by selecting the eyeball icon

Upload additional reports if needed by selecting create/upload report button

You can also add attachments by selecting add attachments button

ADD MOTNLY REPORTS

Select your department

Select the view item field button to the left of the screen

Select item files

Select add attachment

Select non confidential

Select your monthly report (where you have it saved)

Select the attachment button

	Mar	April	May	June	July	Aug	Sept	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	June	July	Aug
											2022							
CALLS FOR SERVICE	908	856	824	945	925	813	770	819	764	802	738	671	753	878	1176	1160	1139	988
OFFICER INITIATED CFS	100	129	73	118	95	77	98	92	96	86	66	53	105	209	486	484	414	388
DISPATCHED CFS	808	727	751	827	830	736	672	727	668	716	672	618	648	669	690	676	725	600
TRAFFIC CITATIONS	88	118	81	156	107	113	9	90	84	71	87	59	124	90	59	53	58	71
WRITTEN WARNINGS	303	306	167	379	239	251	331	267	323	327	338	275	490	425	286	274	182	234
ARREST	85	84	64	79	75	59	58	98	62	59	42	47	62	33	23	31	35	21
ACCIDENTS	40	33	19	31	27	29	33	15	24	22	23	14	24	17	21	28	29	21
DWI ARREST	3	6	2	6	2	2	1	5	3	0	1	3	1	1	4	3	0	2
(included above)																		
INCIDENT REPORTS																		
SENT TO CID	290	315	315	325	339	286	264	299	264	290	265	256	258	191	226	230	181	204
ASSIGNED	274	290	270	299	299	269	241	240	235	216	240	228	201	191	226	230	181	204
SUSPENDED	137	162	159	158	91	146	156	137	117	98	143	118	105	70	75	86	98	78
CLEARED	73	55	64	84	166	54	90	77	55	96	63	85	95	112	95	109	56	145
BURGLARY	14	19	12	23	12	9	4	15	18	15	10	12	4	1	5	5	2	19
ROBBERY	0	0	3	0	0	0	1	0	1	1	2	1	0	1	1	4	0	0
ASSAULT	36	30	49	35	37	31	36	33	27	40	27	26	23	12	10	31	22	19
POCS / POM*	17	14	6	11	4	8	11	6	11	12	5	9	6	2	3	3	4	2
SEXUAL ASSAULT	1	1	2	2	0	0	0	0	5	1	1	2	1	2	1	1	0	0

* Includes marijuana, cocaine, etc.

Sept	Oct	Nov	Dec	Jan	Feb	Mar
1001	1037	1030	975	991	970	1092
289	362	295	321	299	371	364
712	675	735	654	692	599	728
51	58	48	25	42	53	94
168	240	152	185	187	231	241
31	38	35	25	30	31	31
37	19	44	35	50	35	39
1	2	3	2	3	1	1
231	229	249	212	247	179	240
231	229	249	212	247	179	240
53	126	90	71	86	59	120
135	121	112	80	84	55	111
15	7	14	17	14	3	7
0	0	1	3	0	0	2
32	28	27	31	26	15	41
0	3	0	1	2	3	2
0	4	0	0	0	2	0

**Compatibility Report for Copy of Jan 2022 Monthly Report -
.xls
Run on 02/02/2022 16:35**

If the workbook is saved in an earlier file format or opened in an earlier version of Microsoft Excel, the listed features will not be available.

Minor loss of fidelity	# of occurrences	Version
Some cells or styles in this workbook contain formatting that is not supported by the selected file format. These formats will be converted to the closest format available.	17	Excel 97-2003

Memo



To: Jay Abercrombie, City Manager

From: Chad Taylor, Chief of Police

cc: Cheryl Jimerson, City Secretary

Date: April 3, 2023

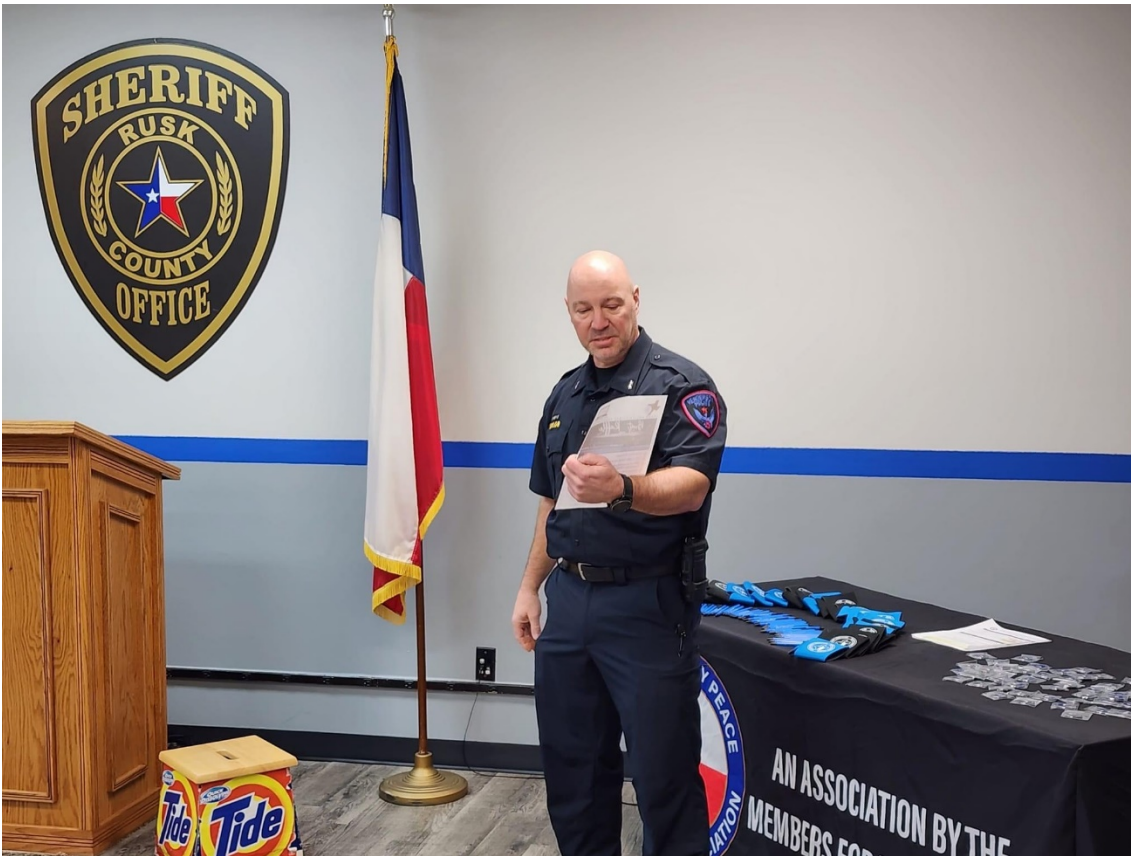
Re: Henderson Police Department Monthly Report



Attached to this memo please find the monthly activity report from the Police Department for March.

In March, the Henderson Police Department was occupied with patrolling the city streets, interacting with the community, and trying to recruit new officers for the department. The Department hired a new dispatcher and we have a Cadet in training which will graduate in a few weeks. As always, we strive to better our people and our department with new equipment, programs, and training.

March 9, 2023 – Chief at Mid-Morning Coffee hosted the Rusk County Peace Officers Association.



March 10, 2023 – Detective Dooley and K9 Case promoting the PD at the Job Fair.



March 24, 2023 – Chief Taylor at the City Hall Chili Cook Off with Sgt. Charles Helton being one of the judges.



March 27, 2023 – Lt. Bathke on the Trailer helping the Public Works guys install electrical lines



March 30, 2023 – Coffee with Cops at Herschel's



March 30, 2023 – Lt. Sullivan teaching Sex Registration to the CPA Class.





Henderson Police Department

800 Lake Forest Parkway

Henderson, Texas 75652

Phone: 903-657-3512 Fax: 903-657-3345

Integrity • Respect • Accountability • Courage • Professionalism • Dedication • Service

04/01/2023

To: City Council
From: Chad Taylor, Chief
Ref: Training Report

Training report for the month of March

Total number of officers with license certification 2

Total number of officers moved from basic to intermediate – 0

Total number of officers moved to advanced – 0

Total number of officers moved to master- 0

Total number of Telecommunicators with a temporary license – 2

Total number of Telecommunicators moved from temporary license to basic-0

Total number of Telecommunicators moved from basic to intermediate-0

Total number of Telecommunicators moved from advance to master-0

Total Proficiency level moves - 0

Approximate hours of training hours for the month of March-174.30

Information provided by Lt. Charles Helton – Training/Community Outreach Coordinator

Henderson Animal Center and Protection

Monthly Report

Month of: March

Year: 2023

Inside City Limits

Number of Dogs:	7	Year to Date:	28
Number of Cats:	21	Year to Date:	50
Number of Others:	0	Year to Date:	0
TOTAL Number of Animals:	28	Year to Date:	78

ACOPU

Number of Dogs:	11	Year to Date:	76
Number of Cats:	0	Year to Date:	42
Number of Others:	11	Year to Date:	22
TOTAL Number of Animals:	22	Year to Date:	140

Outside City Limits

Number of Dogs:	8	Year to Date:	46
Number of Cats:	18	Year to Date:	61
Number of Others:	0	Year to Date:	2
TOTAL Number of Animals:	26	Year to Date:	109

Rusk County Sheriff's Department

Number of Dogs:	0	Year to Date:	5
Number of Cats:	0	Year to Date:	0
Number of Others:	0	Year to Date:	0
TOTAL Number of Animals:	0	Year to Date:	5

City of Overton

Number of Dogs:	0	Year to Date:	1
Number of Cats:	0	Year to Date:	0
Number of Others:	0	Year to Date:	0
TOTAL Number of Animals:	0	Year to Date:	1

City of Tatum

Number of Dogs:	0	Year to Date:	0
Number of Cats:	0	Year to Date:	0
Number of Others:	0	Year to Date:	0
TOTAL Number of Animals:	0	Year to Date:	0

City of New London

Number of Dogs:	1	Year to Date:	1
Number of Cats:	0	Year to Date:	1
Number of Others:	0	Year to Date:	0
TOTAL Number of Animals:	1	Year to Date:	2

TOTAL of Animals Received

Number of Dogs:	26	Year to Date:	149
Number of Cats:	39	Year to Date:	154
Number of Others:	11	Year to Date:	24
TOTAL this Month:	76	Year to Date:	327

Animals Reclaimed

Number of Dogs:	5	Year to Date:	42
Number of Cats:	0	Year to Date:	1
Number of Others:	3	Year to Date:	3
TOTAL this Month:	8	Year to Date:	46

Animals Adopted

Number of Dogs:	14	Year to Date:	103
Number of Cats:	32	Year to Date:	160
Number of Others:	6	Year to Date:	8
TOTAL this Month:	52	Year to Date:	271

<i>Monthly Adoption Breakdown:</i>	<i>Dogs Adopted:</i>	9	<i>Dogs Rescued:</i>	5
	<i>Cats Adopted:</i>	2	<i>Cats Rescued:</i>	30
	<i>Others Adopted:</i>	0	<i>Others Rescued:</i>	6

Animals Euthanized

Number of Dogs:	0	Year to Date:	6
Number of Cats:	0	Year to Date:	2
Number of Others:	0	Year to Date:	0
TOTAL this Month:	0	Year to Date:	8

<i>Monthly Euthanasia Breakdown</i>	<i>Sick:</i>	<i>Injured:</i>	<i>Aggressive:</i>
<i>Dogs:</i>	0	0	0
<i>Cats:</i>	0	0	0
<i>Other: (Non-Wildlife)</i>	0	0	0

<u>Animals Held for Rabies Quarantine:</u>	3	Year to Date:	17
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<u>Animals Tested for Rabies:</u>	2	Year to Date:	5
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<u>Animal Complaints Received:</u>	709+	Year to Date:	3,732+
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<u>Deceased on Arrival (disposal):</u>	2	Year to Date:	21
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<u>Died in Care:</u>	1	Year to Date:	5
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Animal Protection Activity

Warnings Issued:	3	Year to Date:	133
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Citations/Complaints signed:	18	Year to Date:	47
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Calls for Service during hours:	64	Year to Date:	436
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Calls for Service after hours:	0	Year to Date:	10
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Seizures:	0	Year to Date:	1
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Wildlife Euthanasia (sick or injured):	0	Year to Date:	0
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Wildlife Release:	1	Year to Date:	6
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Traps Set:	15	Year to Date:	79
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City of Henderson
Animal Center
And Protection

Memo

To: Jay Abercrombie, City Manager

From: Charissa Pool, Animal Center and Animal Protection Director

cc: Cheryl Jimerson, City Secretary

Date: April 18, 2023

Re: Henderson Animal Center and Protection Monthly Report

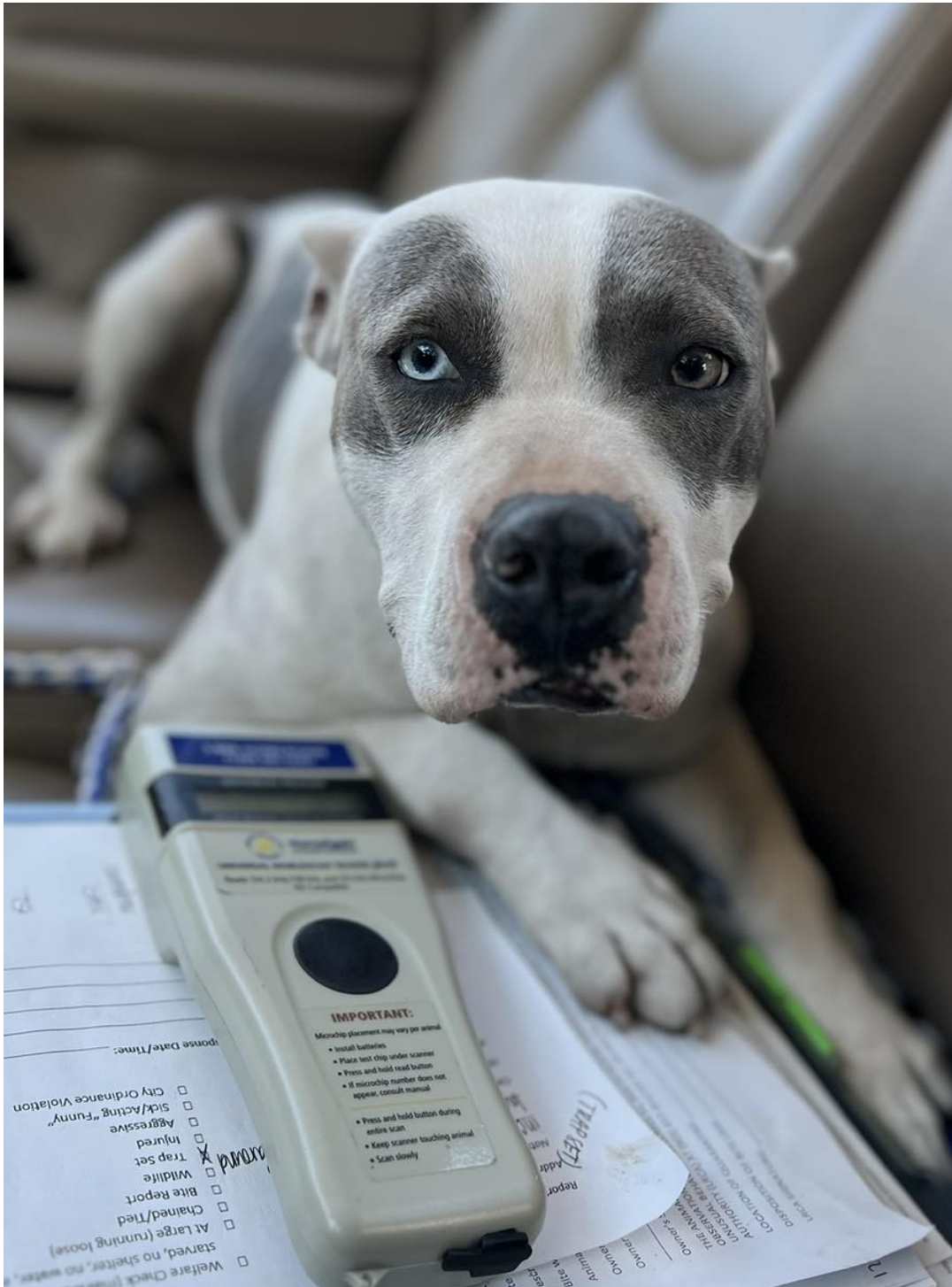
Attached to this memo, please find the monthly activity report from Henderson Animal Center and Protection for March 2023.



Henderson Animal Center and Protection

March 2023

The dogs have been enjoying the spring weather!



Ohana was fixed through the Rusk County Animal Outreach program and was adopted a few days later.



We had quite a few baby wildlife that came through our doors this month!









We have litters being born from the unaltered animals that come through our doors:



The staff are working hard to find homes for all the animals:







This sweet mange infested pup was saved by ARF house rescue in Sherman:



This pretty pup was saved by “Road 4 Paws” rescue and transported by RCPA:



We are getting a slow, but steady, stream of animals fixed through Rusk County Animal Outreach. Kruger and Petunia were on the schedule this day!



For pet appreciation week, our staff showcased Ahli and Luca at Tractor Supply for an adoption event.





Rusk County Second Chance Initiative has the dog housing completed and should be ready to take the first group of dogs from our facility in May!



Atwoods had the center out for a benefit hot dog lunch and raised \$239!





The Boys and Girls club made some T-shirt bags for new pet adopters.
We appreciate their hard work and creativity!





We don't just pick up cats and dogs. Officer Flores picked up 3 sheep that were reclaimed!



We are grateful for our continued donations!



“Kerry the Critter Guy” came by to let the staff see some of his collection. “Morticia”, the beautiful red-tailed boa, was brought back to visit the staff as she was used as demonstration in one of our previous snake handling classes.









We continue to pick up strays from the city and educate the public on proper containment, Rabies vaccines, microchipping, and the importance of spaying/neutering their pets.









We have welcomed Miranda Kohrman to the team as a part time kennel technician.





Community Development Department

300 West Main Street

Henderson, Tx 75652

Phone: 903-392-0786

Fax: 903-657-0015

Monthly Report

To: Mayor and City Council Members

From: Cliff McElfresh

RE: Summary for the Month of March, 2023

MONTHLY TOTALS BUILDING CONSTRUCTION VALUE: March, 2023 \$726,625.00

MONTHLY TOTALS BUILDING CONSTRUCTION VALUE: March, 2022 \$260,100.00

ANNUAL TOTAL BUILDING CONSTRUCTION VALUE: TO DATE 2023 \$3,459,33300

ANNUAL TOTAL BUILDING CONSTRUCTION VALUE: Thru Marh 2022 \$1,788,750.00

BUILDING INSPECTORS REPORT

CODE ENFORCEMENT REPORT

Building Inspections	10	Food Establishment Inspections	1
Electrical Inspections	11	Food Truck/Trailer Permits	8
Plumbing Inspections	9	High Grass & Weeds	27
Mechanical Inspections	4	Junk Vehicles	5
Stop Work Orders	1	Illegal Signs	6
Other-Driveway, slab, etc.	3	Sub-Standard Structure Inspections/Notifications	7
Residential Plan Review	3	Illegal Dumping /Road debris/Illegal storage	2
Commercial Plan Review	3	Restaurant Grease Trap Inspection	7
Sign Permits Review	1	Abatements	1
Certificate of Occupancy	1	Other	33

Commercial Building Permits Issued	2
Residential Building Permits Issued	6
Residential Demo Permits Issued	0
Residential Roof Permits Issued	1
Commercial Roof Permits issued	2
Commercial Demo Permit Issued	0

Planning & Zoning: The Planning & Zoning Commission met on March 14, 2023 to consider four items:

1. A Development Plan submitted by Amy Gasaway. An Improvement Location permit was approved for a proposed bar and grill located at 206 US Hwy 79.
2. An application submitted by Bane Investment Holdings to re-zone a property located at 100 Zeid Blvd. from a Planned Development (PD) to General Commercial (C2). A recommendation to approve was sent to Council.
3. An application was submitted by BNW Ventures and Eric B. Marcott to re-zone a part of a property located at the corner of Kilgore Dr. and FM 782 from Multi-family 2 (M2) to General Commercial (C2). A recommendation to approve was sent to Council.
4. A Development Plan was submitted by BNW Ventures for a property located at the corner of Kilgore Dr. and FM 782 . An Improvement Location permit was approved for a proposed boat and sports craft dealership.

Board of Adjustments: The Board of Adjustments Met on March 14,2023 to consider four Items:

1. An application for a Special Exception submitted by David Carrazco for a property located at 958 N Marshall to permit him to build a Tri-plex in the R3 residential district. The Special Exception was approved.
2. An application for a variance to the setback standards in the General Commercial (C2) zoned district was submitted by Zackary Graham. The Board approved his request for the variance.
3. An application for a Special Exception was submitted by Johnny Walker for a property located at 319 Hwy 64 to build a climate controlled Self Storage Warehouse was approved. A request for a variance to the setback standards in the General Commercial (C2) district was also approved.
4. An application for a Special Exception was submitted by Johnny Walker for an undeveloped property located on US Hwy 79 South behind the convenience store (Super C South) located at 411 US Hwy 79 south was approved A request for a variance to the setback standards for the General Commercial (C2) district was also approved.

Submitted by: Cliff McElfresh, Community Development Mgr.

Date:04/10/2023

Billy Hughes, Planning and Zoning Administrator



To: Jay Abercrombie, City Manager
From: Kirk Kimbrell, Director of Public
Services

March 2023 Public Services Monthly Report



Special Projects and Updates:

- Frontier & Sparklight fiber optic internet is currently being installed throughout the city. We have a crew dedicated to locating city utilities during the install to prevent any unnecessary damages to water, sewer, and storm sewer infrastructure.
- John Wright is upgrading a culvert under Industrial Dr from 36" to 66". The 36" culvert wasn't large enough and was causing major erosion issues on the edge of the roadway during heavy rains.
- New water meters are being installed throughout town by Performance Services.
- Keep Henderson Beautiful won their 4th Governor's Community Achievement Award.
- Continually updating GIS mapping throughout the city.
- Assisting City of Overton with utilities distribution and sewer collection system maintenance.
- Public Services supervisors attended Express Pros customer service training.
- Public Services supervisors attended R.O.A.D. TML safety training.

Maintenance Work:

March 1st – 11th, 2023

- Street & Utility crews – Repair old HEDCO building damage caused by broken water line in the ceiling, cleaned ditch on Jacksonville Dr, video inspection of storm drain on Pine St, repaired storm drain on W. Ragley, sidewalk repair on MLK @ N Marshall, cleaned ditch on Glendale Dr, leveled low area on the corner of Boren @ Lion, utility locates and repairs throughout town, sewer stops throughout town.
- Parks and Recreation – Mow parks, cemeteries, and city-owned properties, spray selective and non-selective herbicide, aerate soil in parks and cemeteries, clean up old flowers and level graves at Lakewood Cemetery,
- Buildings and Grounds Maintenance – Repaired faucet at the Civic Center, installed water detector sensor on City Hall air handler, repaired damaged

patch cable at the Civic Center, installed electric receptacle for sump pump lift station at the Sports Complex, repaired damaged receptacles at City Hall, met with JDS Communications to determine cat 6 wire locations for surveillance cameras at the Community Center.

March 12th – 18th, 2023

- Street & Utility Crews – remodel City Hall, repair old HEDCO building damage caused by broken water line in the ceiling, poured concrete curb on MLK @ N Marshall, moved furniture from old City Hall, multiple street repairs throughout town from water leaks, utility locates and repairs throughout town, sewer stops throughout town.
- Parks and Recreation - Mow parks, cemeteries, and city-owned properties, spray selective and non-selective herbicide, update/convert cemetery records to GIS, cleared trees for fence install at Lakewood Cemetery, leveled headstones at Lakewood Cemetery, install street signs, aerated soil at parks and cemeteries.
- Buildings and Ground Maintenance – Repaired door knobs at City Hall, adjust timers on school zone lights, removed TV's and equipment from old City Hall and Municipal Court, made street signs, replaced lights in restrooms at Yates Park, repaired leaking toilet in Fair Park restrooms.

March 19th – 25th, 2023

- Street & Utility Crews – remodel City Hall, repair old HEDCO building damage caused by broken water line in the ceiling, patch potholes throughout town, utility locates and repairs throughout town, sewer stops throughout town, repaired storm water inlet box on W Ragley, cleaned concrete flume at 117 Inwood Oaks and placed river rocks in wash-out.
- Parks and Recreation - Mow parks, cemeteries, and city-owned properties, safety meeting with Parks and Rec crews, moved furniture from old City Hall, leveled graves at Lakewood Cemetery, repaired water leak at Lakewood Cemetery, repaired irrigation system leaks in parks and cemeteries, spray selective and non-selective herbicide.
- Buildings and Grounds Maintenance – Replaced soap and paper towel dispenser in Fair Park Men’s restroom, repaired privacy fence boards at Fair Park Restrooms, repaired irrigation pump at City Hall, repaired broken table leg at the Civic Center, moved conference room table from old City Hall to Public Services, helped JDS Communications run cat 6 wire at the Community Center, replaced damaged light fixtures in Fair Park Women’s Restroom, replaced light fixture in Yates Park Women’s Restroom, met with Blazer electric about electricity service install at RCPA.

March 26th – 31st, 2023

- Street & Utility Crews – Repair old HEDCO building damage caused by broken water line in the ceiling, patched potholes throughout town, utility locates and repairs throughout town, sewer stops throughout town, installed storm drain inlet box lid on W Ragley, installed river rock around inlet box on W Ragley, repaired leaking hydraulic cylinder on excavator.
- Parks and Recreation - Mow parks, cemeteries, and city-owned properties, spray selective and non-selective herbicide, filled in sink holes at Lake Forest Park, aerate soil in parks and cemeteries.
- Buildings and Grounds Maintenance – Replaced lights fixture at the Community Center, replaced broken door handle at Public Services

Restroom, laid conduit and wire for Rusk County Pets Alive new cat building, made street signs, modified City-Wide clean up sign for Keep Henderson Beautiful, researched budget prices for equipment replacement items, trenched and installed wire, conduit, sub panel, receptacles, and lights for the Police Department, installed hand dryer cover in Lake Forest Park Restrooms.



To: City of Henderson Council Members
Jay Abercrombie, City Manager

From: Karen Arnall, Finance Director

Subject: Monthly Report

Date: April 5, 2023

- Investment Report for Feb 2023-see attached report
- Hotel-Motel Occupancy Tax for Feb 2023-see attached report

Water/Sewer/Garbage Billing Recap Month Ending 2/28/2023

Type of service	Amount Billed	Consumption Billed	Count	
Garbage	\$ 169,269.74	-	5,386	-
Sales tax on garbage	\$ 12,629.08	-		-
Sewer Charges	\$ 184,533.05	34,895,562	4,417	-
Water Charges	\$ 252,934.33	59,230,066	4,754	
Sprinkler	\$ 2,654.72	480,210	357	-
Penalty	\$ 10,304.93	-	909	
Water Taps	-	-	-	-
Sewer Taps	-	-	-	-
Service Chg/Back Flow	\$ 380.25	-	5	
Total Billing	\$ 632,706.10	94,605,838	15,828	

**INVESTMENT SUMMARY REPORT
OCTOBER 1, 2022-FEBRUARY 28, 2023**

FUND	AMOUNT						INT		
	INVESTED OCT 1,2022	Oct Change	Nov Change	Dec Change	Jan Change	Feb Change	TOTAL INVESTED	RECEIVED IN FEB	Y-T-D INTEREST
GENERAL FUND	1,468,776	-1,213,659.00	412,788.00	-233,006.00	912,151.00	1,419,522.00	2,766,572	5,067	21,443
GF-RESTRICTED	66,498	0.00	0.00	0.00	0.00	0.00	66,498		
GF-MIN. RESERVE	1,800,000	0.00	0.00	0.00	0.00	0.00	1,800,000		
GF-MISC A/R	210,000	0.00	0.00	0.00	0.00	0.00	210,000		
GENERAL -DEBT	265,191	20,911.00	38,572.00	46,629.00	312,276.00	172,934.00	856,513	907	3,677
GENERAL CONSTR.	179,597	-31,117.00	-30,535.00	-19,445.00	-58,906.00	39,633.00	79,227	67	674
EQUIPMENT REPL	365,316	141.00	648.00	741.00	792.00	755.00	368,393	755	3,077
STREET & DRAINAGE	293,160	-142,356.00	-12,048.00	-6,522.00	35,299.00	-83,092.00	84,441	59	336
CEMETERY FUND	57,590	1,432.00	1,434.00	437.00	1,439.00	436.00	62,768	36	178
ANIMAL SHELTER	34,003	-306.00	409.00	14.00	955.00	-1,504.00	33,571	14	71
W/S FUND	353,122	-3,278.00	146,478.00	-144,561.00	342,360.00	-157,218.00	536,903	2,224	10,101
W/S MIN.RESERVE	800,000	0.00	0.00	0.00	0.00	0.00	800,000		
W/S- DEBT SERVICE	21,322	9.00	10.00	11.00	11.00	37,000.00	58,363		
W/S-RESTRICTED	106,592	0.00	0.00	0.00	0.00	0.00	106,592		
W/S CONSTR.	153,331	-1,893.00	65.00	2,610.00	70.00	-137,261.00	16,922	49	319
MAIN STREET	22,542	-686.00	-176.00	-642.00	-932.00	1,726.00	21,832	7	40
TOURISM	150,243	9,557.00	13,532.00	-208.00	-5,716.85	9,235.00	176,642	64	335
CIVIC CENTER	82	0.00	0.00	0.00	0.00	1.00	83	1	1
INSURANCE RESERVE	11,419	4.00	5.00	4.00	4.00	4.00	11,440	4	20
2018 BOND SERIES	892,356	1,374.00	-5,363.00	-8,500.00	1,684.00	1,893.00	883,444	1,893	8,738
TOTALS	7,251,140	-1,359,867.00	565,819.00	-362,438.00	1,541,486.15	1,304,064.00	8,940,204.15	11,148	49,010

This report is in compliance with our investment strategies as approved by council and the Public Investment Act.

Director of Finance, Karen Arnall

City Manager, Jay Abercrombie

**Hotel-Motel Occupancy Tax
Monthly Reporting for
February 2023**

DATE RECEIVED	TAX FOR MONTH	HOTEL NAME	TAXABLE MONTHLY RECEIPTS	7% TAX	1% RETAINER	AMOUNT PAID
3/7/2023	Feb	Baymont Inn	117,297.03	8,210.79	82.11	8,128.68
3/5/2023	Feb	Budget Inn (Sawan LLC)	11,998.05	839.86	8.40	831.46
3/30/2023	Feb	Economy Inn	3,207.94	224.56	2.25	222.31
3/4/2023	Feb	Holiday inn Express(Jayani Investments)	146,057.00	10,223.99	102.24	10,121.75
3/4/2023	Feb	Woodlawn Hills (Patel & Sons LTD)	17,475.00	1,223.25	12.23	1,211.02
3/7/2023	Feb	Motel 6	70,429.86	4,930.09	49.30	4,880.79
		Totals	366,464.88	25,652.54	256.53	25,396.01

Fund	Original	Current	February	Year To Date	Total	Percent
	Total Budget	Total Budget	Activity	Activity	Remaining	Remaining
01 - General Fund	16,156,712.00	18,015,308.57	1,838,569.33	8,806,971.44	(9,208,337.13)	51%
04 - Streets & Drainage Fund	276,500.00	747,422.50	2.79	107,834.89	(639,587.61)	86%
05 - General Construction Fund	378,583.00	514,673.00	69,119.52	135,363.03	(379,309.97)	74%
09 - Equipment Replacement Fund	146,929.00	146,929.00	755.29	3,077.43	(143,851.57)	98%
12 - Forfeiture Fund	10,150.00	10,150.00	10,923.87	16,696.83	6,546.83	65%
14 - Tourism Fund	390,050.00	390,050.00	27,388.08	203,894.61	(186,155.39)	48%
15 - Main Street Fund	29,673.00	29,673.00	4,353.76	4,536.72	(25,136.28)	85%
20 - General Debt Service Fund	615,515.00	615,515.00	82,314.25	696,881.57	81,366.57	13%
30 - Water/Sewer Fund	6,313,000.00	6,313,000.00	446,895.18	2,422,084.64	(3,890,915.36)	62%
32 - Water/Sewer Construction Fund	506,100.00	630,600.00	5,012.41	8,686.74	(621,913.26)	99%
33 - 2018 Bond Series Fund	4,000.00	859,160.27	1,893.28	8,738.60	(850,421.67)	99%
60 - Cemetery Fund	10,100.00	10,100.00	436.35	5,178.73	(4,921.27)	49%
61 - Volunteer Firefighters Retirement Fund	2,005.00	2,005.00	0.32	2.20	(2,002.80)	100%
63 - Animal Center Donations Fund	6,080.00	6,080.00	1,169.70	4,141.45	(1,938.55)	32%

Fund	Original	Current	February	Year To Date	Total	Percent
	Total Budget	Total Budget	Activity	Activity	Remaining	Remaining
01 - General Fund	16,143,712.00	18,002,308.57	1,525,063.01	7,096,151.11	10,906,157.46	61%
04 - Streets & Drainage Fund	276,500.00	747,422.50	83,151.24	316,609.98	430,812.52	58%
05 - General Construction Fund	295,000.00	431,090.00	23,899.28	305,008.76	126,081.24	29%
09 - Equipment Replacement Fund	82,923.00	82,923.00	-	-	82,923.00	100%
12 - Forfeiture Fund	10,150.00	10,150.00	4,731.00	4,831.00	5,319.00	52%
14 - Tourism Fund	325,263.00	325,263.00	27,052.55	148,942.70	176,320.30	54%
15 - Main Street Fund	29,673.00	29,673.00	2,728.31	5,865.73	23,807.27	80%
20 - General Debt Service Fund	615,515.00	615,515.00	89,781.25	89,781.25	525,733.75	85%
30 - Water/Sewer Fund	6,268,172.00	6,268,172.00	374,114.45	2,189,980.18	4,078,191.82	65%
32 - Water/Sewer Construction Fund	402,500.00	527,000.00	142,311.03	142,311.03	384,688.97	73%
33 - 2018 Bond Series Fund	4,000.00	859,160.27	-	17,650.30	841,509.97	98%
60 - Cemetery Fund	10,100.00	10,100.00	-	-	10,100.00	100%
61 - Volunteer Firefighters Retirement Fund	2,005.00	2,005.00	316.70	983.44	1,021.56	51%
63 - Animal Center Donations Fund	6,080.00	6,080.00	2,568.22	3,152.14	2,927.86	48%



Monthly Report

To: Mayor and City Council Members

From: Cheryl Jimerson, City Secretary

Date: April 18, 2023

Re: March 2023 Monthly Report

City Hall

- City Secretary
 - ~~Annual Reporting to the National Museum of the U.S. Air Force for the historical property on loan. (Plane Monument at the Expo Center).~~
 - ~~Cancelled training in Austin due to weather.~~
 - Working to become Certified Retention Schedule Manager.
 - Put together an inventory and Surplus list from Old City Hall, Municipal Court and the Annex.
 - Continuing the Partnership with TWC for student work program through the Henderson High School. There are three students working at the animal center a couple hours a day for 4 more weeks.
 - Partnership re-established with TWC placing graduates to work part time.
 - Continued working with this district's rep from the Texas State Library and Municipal Clerks in Texas on establishing electronic data as our official records to be able to dispose of paper documents.
 - Registered with the Texas Municipal Clerks Association to get my certification.
 - Received Course 1, Module 2 handbook for homework.
 - Completed Course 1, Module 2.
 - Received Course 1 Module 4 handbook for homework.
 - Cleaning out City Hall records from basement.
 - Received, responded, or corresponded to open records requests.
 - March was the first Council meeting operating the minutes software at the March meeting. I have worked out a few bugs. April meeting should operate smoothly.

- Corresponded by email with Civic Plus for Ordinance Codification through Civic Plus is nearing the completion of the codification process. Expect to see it operational sometime in April.
- Attended Management Meetings.
- Worked with City Attorney office on ordinances and resolutions.
- Approved and/or entered requisitions and other day to day operations.
- Answered incoming calls and/or returned calls and met with citizens about various reasons throughout the month.
- Working to bring Bradshaw State Jail in with a voluntary annexation proposal.
 - Corresponded with Joshua Whitney with the Texas Land and Mineral Department he is working on the Bradshaw voluntary annexation application (last correspondence was February 17.
 - ~~Brant Bane picked up a voluntary annexation application for the property located on the corner of HWY 79 and Evenside for residential living. I have not received this application back at this time.~~
 - HEDCO annexation application for the East Texas Business Park process will start as soon as the Bradshaw State Jail has been annexed.
 - First Public Hearing was at the March 21 Council Meeting for HEDCO annexing in 25 acres on Morris/Industrial Dr/CR 201. Notifications were sent to the other taxing units, it ran in the March 5th legal section of the Henderson News, posted on the website and on the public board at City Hall.

Hi, Cheryl Jimerson,

Discover trends in your work habits

An in-depth look at your work patterns in January



Explore your insights



18 days without quiet hours interruptions

Days with no significant collaboration outside your working hours

13% Collaboration time

spent in meetings, emails, chats, and calls weekly

Keep up the good work!

19 days with focus time booked



Take a deeper look

Focus

87% Time available to focus in a typical week

Network

47 Active collaborators you emailed, met, or chatted with at least a few times

- Front Desk Executive
 - Updating the calendar for the shared conference room and Council Chambers at City Hall.
 - Organizing City Hall records.
 - Answered and transferred calls that come in for each department.
 - Scan records for electronic storage.
 - Made sure all incoming mail was sent to the appropriate departments.
 - Place postage on all out-going mail.
 - Entered purchase orders.
 - Enter timesheets.
 - Searched for records pertaining to ordinances and/or resolutions for the City Secretary.
 - Folding and stuffing second notices for water department twice a month

HEDCO SALES TAX RECEIPTS HISTORY

Sales Month	Check Received Month	1992-1993	1993-1994	1994-1995	1995-1996	1996-1997	1997-1998	1998-1999	1999-2000
AUGUST	OCTOBER		38,548	36,197	37,403	43,615	43,743	45,133	43,378
SEPTEMBER	NOVEMBER		58,170	59,062	53,862	54,472	61,268	67,745	60,108
OCTOBER	DECEMBER	26,898	34,289	33,121	31,637	45,934	44,271	46,166	55,469
NOVEMBER	JANUARY	34,466	40,048	50,644	35,998	36,900	39,058	40,237	44,788
DECEMBER	FEBRUARY	66,400	65,598	63,055	57,486	67,599	72,385	79,705	65,828
JANUARY	MARCH	32,279	31,172	33,161	35,558	42,066	37,413	38,909	47,912
FEBRUARY	APRIL	30,617	34,455	33,221	45,104	40,731	40,610	45,303	46,995
MARCH	MAY	55,433	52,448	53,933	54,102	57,676	61,795	66,026	65,237
APRIL	JUNE	35,656	36,285	35,147	40,376	42,114	50,487	48,953	46,288
MAY	JULY	35,704	35,612	37,804	38,755	42,613	44,454	48,043	50,643
JUNE	AUGUST	56,455	60,479	57,700	61,328	60,099	68,203	60,864	65,906
JULY	SEPTEMBER	35,503	33,121	36,831	49,029	49,767	48,094	45,344	49,843
TOTAL		409,411	520,225	529,876	540,638	583,586	611,781	632,428	642,395
Average Monthly Sales Tax:		40,941	43,352	44,156	45,053	48,632	50,982	52,702	53,533
Annual % Change Over the Previous Year			27.07%	1.86%	2.03%	7.94%	4.83%	3.37%	1.58%

Sales Month	Check Received Month	2000-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008
AUGUST	OCTOBER	49,572	58,284	48,837	56,577	54,801	82,519	85,356	87,078
SEPTEMBER	NOVEMBER	59,757	73,834	64,109	70,315	72,264	80,573	100,384	121,188
OCTOBER	DECEMBER	57,388	55,476	48,859	48,045	54,868	66,909	75,575	83,539
NOVEMBER	JANUARY	47,961	48,417	46,007	48,377	55,768	75,685	72,105	88,099
DECEMBER	FEBRUARY	73,487	81,480	64,590	76,014	81,875	102,065	111,520	141,454
JANUARY	MARCH	48,080	42,784	44,274	51,551	51,428	67,088	71,346	57,698
FEBRUARY	APRIL	46,582	46,678	44,678	50,425	62,545	77,568	77,833	84,927
MARCH	MAY	66,004	65,071	63,256	70,803	80,858	91,113	112,557	113,913
APRIL	JUNE	54,487	50,901	51,519	54,893	60,060	79,527	94,809	92,131
MAY	JULY	54,980	49,222	49,936	51,277	61,354	82,635	90,307	110,175
JUNE	AUGUST	71,779	71,920	67,805	73,543	88,459	98,619	118,741	124,099
JULY	SEPTEMBER	53,936	51,693	58,630	52,730	63,193	72,496	81,438	105,559
TOTAL		684,013	695,760	652,500	\$ 704,550	787,473	976,797	1,091,971	1,209,860
Average Monthly Sales Tax:		57,001	57,980	54,375	\$ 58,713	65,623	81,400	90,998	100,822
Annual % Change Over the Previous Year		6.48%	1.72%	-6.22%	7.98%	11.77%	24.04%	11.79%	10.80%

HEDCO SALES TAX RECEIPTS HISTORY

Sales Month	Check Received Month	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014	2014-2015	2015-2016
AUGUST	OCTOBER	111,268	76,298	87,499	\$ 84,071	92,147	114,011	116,949	121,718
SEPTEMBER	NOVEMBER	134,059	97,160	106,938	\$ 106,441	114,084	119,394	148,033	149,725
OCTOBER	DECEMBER	128,139	74,526	85,724	\$ 85,001	93,729	99,139	119,562	120,511
NOVEMBER	JANUARY	118,278	75,375	80,897	\$ 86,133	91,079	92,381	109,862	108,103
DECEMBER	FEBRUARY	146,434	96,298	120,034	\$ 120,338	121,444	133,265	147,853	145,156
JANUARY	MARCH	101,087	72,740	73,132	\$ 83,391	83,926	93,906	106,330	101,430
FEBRUARY	APRIL	101,860	72,550	72,002	\$ 90,348	94,535	96,345	113,852	112,599
MARCH	MAY	120,755	106,538	111,326	\$ 126,183	118,964	135,024	140,828	142,354
APRIL	JUNE	96,023	83,877	82,698	\$ 95,591	100,456	113,739	116,123	104,961
MAY	JULY	94,426	78,745	79,889	\$ 101,797	103,080	129,549	110,049	101,897
JUNE	AUGUST	113,557	110,237	116,504	\$ 120,043	122,602	141,380	140,858	132,394
JULY	SEPTEMBER	75,248	79,339	85,237	\$ 88,084	98,996	114,067	125,934	101,024
TOTAL		1,341,134	1,023,683	1,101,880	\$ 1,187,421	1,235,042	1,382,200	1,496,233	1,441,872
Average Monthly Sales Tax:		111,761	85,307	91,823	\$ 98,952	102,920	115,183	124,686	120,156
Annual % Change Over the Previous Year		0.11	-23.67%	7.64%	7.76%	4.01%	11.92%	8.25%	-3.63%

Sales Month	Check Received Month	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024
AUGUST	OCTOBER	108,069	99,446	113,001	\$ 94,789	119,769	136,754	163,729	
SEPTEMBER	NOVEMBER	132,067	124,141	138,028	\$ 142,246	141,434	177,944	208,295	
OCTOBER	DECEMBER	100,965	95,324	114,866	\$ 113,405	113,333	143,064	167,491	
NOVEMBER	JANUARY	96,254	100,353	110,701	\$ 110,843	112,738	145,911	168,489	
DECEMBER	FEBRUARY	123,378	147,969	139,736	\$ 141,342	161,211	185,516	227,918	
JANUARY	MARCH	101,565	97,139	105,806	\$ 113,262	116,200	140,154		
FEBRUARY	APRIL	97,772	102,039	102,197	\$ 106,063	99,301	127,489		
MARCH	MAY	151,778	148,855	141,682	\$ 147,519	168,499	230,335		
APRIL	JUNE	99,509	128,332	111,569	\$ 130,329	143,875	157,730		
MAY	JULY	98,978	111,018	118,162	\$ 150,050	147,755	155,829		
JUNE	AUGUST	111,408	141,389	135,709	\$ 169,353	168,612	192,135		
JULY	SEPTEMBER	93,383	114,001	124,498	\$ 115,717	139,587	161,760		
TOTAL		1,315,126	1,410,006	1,455,955	\$ 1,534,918	1,632,314	1,954,621	935,922	-
Average Monthly Sales Tax:		109,594	117,501	121,330	\$ 127,910	136,026	162,885	187,184	#DIV/0!
Annual % Change Over the Previous Year		-0.09	7.21%	3.26%	5.42%	6.35%	19.75%	-52.12%	-100.00%

CIVIC CENTER/PAVILION MONTHLY REPORT

MARCH

2023

CIVIC CENTER

Rental

		F. Williams 18th Party, Region 7 Youth Robotics
Entire Hall	2	Competition (week long event)
1/3 Hall	2	Women's Forum, Bowman Oil
2/3 Hall	2	Boys&Girls Luncheon, Thirkill Anniv Party
Reception Room	7	Renaissance Club, Provalis Job Fair, Morton 80th Party, Ruesch Ultrasound Testing, C. Jimerson Baby Shower, Regional Housing Authority Meeting, Assist Care
Board Room	4	Women's Forum, KHB, Body Shop Wellness (2x)
TOTAL	17	

PAVILIONS

Rental

Yates Park	6	Matlock, Brown, Boys & Girls Club x2, Jones, Tatum ISD
Fair Park	5	Skeeters, Bumstead, Hunt, Aycock, Mills
Lake Forest-Lion	6	Simon, Alexander, Henderson, Skelton, Goss, Davis
Lake Forest-Mann	3	FMC, HISD, West Rusk ISD
Lake Forest-Azalea	3	West Rusk ISD, God's Promise, Forbus
Lake Forest-Gazebo		
TOTAL	23	

(\$20. for a 2 hr. time slot) (*Total reflects all rental fees received in the month reported)

FEB/MAR 2023

DOWNTOWN MERCHANT'S MEETING

The downtown merchants held a meeting at Campfire Coffee on February 21st to discuss and plan A Day on Main. They discussed promotions, new ideas for the event, advertising, food trucks, and maintenance of the flowerbeds in Heritage Square and the Alley on Main before the event.

NETTC MEETING

On March 9th I attended the North East Texas Tourism Council meeting which was hosted in Lindale. Those in attendance discussed the pros and cons to a variety of marketing efforts, as well as preparing informational packets for the upcoming Dallas Travel and Adventure Show. Following the meeting, our group took a tour of the Lindale Tourism Office, the Ponderosa Pour House, Red 55 Winery, and the Miranda Lambert Suite which are all located in Lindale's Cannery Row.



MAIN STREET PALESTINE VISITS HENDERSON

Palestine's Main Street Manager, Mary Ann, reached out and asked if I would organize a tour of downtown Henderson and answer some questions from her Main Street Advisory Board. The group visited on March 13th and spent a full day in Henderson.

We hit the ground running at Campfire Coffee, then headed over to L4 Property Group where Michael Loosier spoke to the group about real estate in downtown historic districts. After a great Q&A, we walked a few doors down to Rayford Florist, where owner Linda Watkins shared about her start as a florist and the different downtowns she's been a part of throughout her career. The next stop was the Henderson Civic Theater, where Travis Driver and Shelby Martin shared the perspective of operating a non-profit downtown and different ways they raise funds for the theater. They also shared about their current and past renovation projects. Additional locations visited on the tour included Kelly B's on the Square, Donovan's, Deadwood South Boutique and The Curious Wren.

Because the group visited on a Monday, our downtown restaurants were closed, so the group had lunch at Tia Juanita's then returned to shop downtown before heading back to Palestine. Mary Ann followed up with me a few days later and said they really enjoyed their time in Henderson!



MONTHLY OVERVIEW

Feb. 13th - Returned from Maternity Leave

Feb. 16th - TML Online Customer Service Training

Feb. 18th - Main Street Mardi Gras Gumbo Cookoff

Feb. 21st - City Event Planning Meeting

Downtown Merchant's Meeting for A Day on Main

Feb. 27th - On-site Customer Service Training

Feb. 28th - Main Street Board Meeting

Mar. 7th - Freedom Festival Meeting

Mar. 8th - Syrup Festival Brochure Design Meeting

Mar. 9th - North East Texas Tourism Council Meeting

Mar. 13th - Main Street Palestine Tour of Downtown Henderson

Tourism Website Design Meeting

Mar. 15th - Main Street America Backing Small Business Webinar

Mar. 16th - Governor's Small Business Food Trucks 101 Webinar

Mar. 20th - Syrup Festival Brochure Design Meeting, 2nd Review

Mar. 28th - Travel Texas Co-Op Advertising Webinar

Mar. 29th - Syrup Festival Brochure Design Meeting with Complete Printing

During the month of February, the Preservation Committee and Main Street Committees did not meet. In March, the Preservation Committee, Main Street Committees, and Main Street Advisory Board did not meet.



City of Henderson

Monthly Report

To: Mayor and City Council Members

From: Cristina Soriano, Juvenile Case Manager and Court Administrator

Date: April 12, 2023

Re: March 2023 Monthly Report

MUNICIPAL COURT

Fines collected for 2022-2023 year – \$48,596.60 from 1901 transactions

Fines collected for 2021-2022 year- 56,864.49 from 2067 transactions

Fines Collected March 2023 - \$15,829.00 from 630 transactions

Fines Collected March 2022 – \$28,069.60 from 962 transactions

Virtual open Court Cases Scheduled 59 Appeared 28 by virtual and including walk-ins

March 14, 2023

The Board of Adjustments met on the above date at 9:05 a.m. Members present were Alton Pryor, Yuli Elizondo, Cecilia Koch, Freddie Polk, Kenneth Orr, and Allen Stanley.
(Chairman Kenneth Orr joined the meeting at 9:30 am).

Johnny Walker opened the meeting with a prayer.

Judge Homes sworn in a new member to the board, Micah Johnson.

Becky Wilkerson acted as secretary to the board.

Meeting starting at 9:05 a.m.

Vice Chairman Alton Pryor asked for a motion regarding the minutes from the meeting held on September 13, 2022. Yuri Elizondo made a motion to approve the minutes. The motion was duly seconded by Freddie Polk and with unanimous vote from the Board, the minutes were approved.

Agenda 4

Vice Chairman Alton Pryor opened a public hearing to consider an application for a Special Exception Use submitted by David Carrasco to permit to build a Triplex in a R2 zoned district.

Vice Chairman Alton Pryor turned the meeting over to Billy Hughes, the property at 958 N Marshall Henderson, TX is currently vacant and has been for many years. On May 17, 2022, the City Council passed an Ordinance permitting Duplexes, Triplexes and Quadplexes to be built in R2, R3, and R4 Residential Zoned Districts. By passing this Ordinance the city is allowing the opportunity for much-needed housing as well as giving a facelift to the city by filling vacant lots.

Vice Chairman Alton Pryor declared this public hearing closed and asked for a motion.

Freddie Polk made a motion to approve the to build the Triplex; duly seconded by Allen Stanley; the vote was unanimous.

Agenda 6

Chairman Kenneth Orr opened a public hearing to consider an application for a variance to the setback standards for the General Commercial zone district found in Article Second 2.26 of the City of Henderson's zoning ordinances. Property is described 707 Hwy 79 N.

Chairman Kenneth Orr turned the meeting over to Billy Hughes, the currently vacant lot was previously occupied by Snow Shack then by Sticks. A setback variance was granted to this lot once before but when the building that occupied the lot was moved, the lot was then considered vacated and lost its previous setback variance. The zoning ordinances for the City of Henderson required in Article 2 Section 2.26, which states the front yard setback for a primary structure to be 25 feet and the rear yard setback to be 20 feet. Mr. Graham is requiring a variance, from this ordinance, for the front yard setback from the permitted 25 feet to 15 feet, and a variance for the rear yard setback, from the permitted 20 feet to 7 feet to build a new commercial building on the lot he recently purchased.

Chairman Kenneth Orr declared this public hearing closed and asked for a motion.

Cecilia Koch made a motion to approve; duly seconded by Freddie Polk; the vote was unanimous.

Agenda 8

Chairman Kenneth Orr opened a public hearing to consider an application for a Special Exception Use submitted by Johnny Walker to permit him to build and operate a Self-Storage Warehouse and a variance to the side yard setback standards found in article 2 Section 2.26 of the City of Henderson's zoning ordinances. The property described is 319 Hwy 64 W.

Chairman Kenneth Orr turned the meeting over to Billy Hughes, Johnny Walker applied for a Special Exception Use requesting approval to open and operate a climate controlled self-storage warehouse at this location. He is also requesting a variance to the setback standards round in Articles 2 Section 2.26. Mr. Walker is requesting that the permitted side yard setback of 15' be reduced to 10' on the east side of the structure. Mr. Walker's family has owned this property for several years and thinks this business will be the best use of this property for a locally owned family business.

Chairman Kenneth Orr declared this public hearing closed and asked for a motion.

Allen made a motion to approve; duly seconded by Cecilia Koch; the vote was unanimous.

Agenda 10

Chairman Kenneth Orr opened a public hearing to consider an application for a Special Exception Use submitted by Johnny Walker to permit him to build and operate a Self- Storage Warehouse and a variance to the front, side and rear yard setback standards found in article 2 section 2.26 of the City of Henderson's zoning ordinances. The property is described 709 Hwy 79.

Chairman Kenneth Orr turned the meeting over to Billy Hughes, Johnny Walker has applied for a special exception use requested to approve to open and operate a self-storage warehouse at the location and a variance for front side and rear side. The application for the Special Exception Use that would permit a self-storage warehouse, Johnny Walker has also applied for the setback standards for the front setback from 25 feet to 20 feet set back from 15 feet to 10 feet in the rear setbacks from 20 feet to 10 feet to operate on Hwy. 79 S in the general commercial C2 zone district.

Chairman Kenneth Orr declared this public hearing closed and asked for a motion.

Alton Pryor made a motion to approve; duly seconded by Allen Stanley; vote was unanimous.

The meeting was adjourned at 9:50 a.m.

Chairman

The Planning and Zoning Board met on the above date at 9:55 a.m. Members present: Chairman Johnny Walker, Chad Boatwright, Gary Wilson, William Garmon and Scott Droddy.

Becky Wilkerson acted as secretary to both the boards.

Chairman Walker called the meeting to order at 9:55 a.m.

Agenda 3

No citizens comment.

Chairman Walker asked for a motion regarding the minutes from the meeting held on January, 2023. Scott Droddy made a motion to approve the minutes. The motion was duly seconded by William Garmon and with a unanimous vote of the Board, the minutes were approved.

Agenda 4

Chairman Walker opened a public hearing to consider a Development Plan submitted by Amy Gassaway for an Improvement location permit. Property described 206 US 79 N.

Chairman Walker turned the meeting over to Mr. Billy Hughes; in January a development plan application was submitted by Amy Gasaway, for the property located at 206 Hwy 79 N Henderson, Texas. Ms. Gasaway submitted site and building plans to build a new restaurant/bar. Ms. Gasaway is requesting an Improvement Location Permit as required by Section 7.02 of the Henderson Zoning Ordinance. Prior to the issuance of the Improvement Location permit; Section 7.05 of the Henderson Zoning Ordinance requirements for a Development Plan are as follows:

- a. Permanent construction, installation addition, alteration, or relocation of a structure.
- b. Establishment of land use
- c. Permanent alteration of the land

The Gasaway family has owned this undeveloped property for many years. The property connects to Willow Lake, a hidden gem of Henderson.

Chairman Walker asked if there were any questions or comments from the Board or citizens. There were none.

Gary Wilson made a motion to approve; duly seconded by William Garmon. The vote was unanimous.

Agenda 6

Chairman Walker opened a public hearing to consider an application submitted by Brant Bane to re-zone a property from a Planned Development (PD) zoned district to General Commercial (C2) zoned district. Property is described 100 Zeid Blvd.

Chairman Walker turned the meeting over to Mr. Billy Hughes; this property is currently zoned for Planned Development and has recently been purchased, by rezoning the property it will allow the new owners to proceed with using the property for a commercial venture. Article 4 Section 4.03 regarding Planned Development requires that the property must be under single ownership. With the sale of this property, cannot keep the zoning of Plan Development, which requires the property to be re-zoned. If approved by this commission, then forwarded to the City Council.

Chairman Walker asked if there were any questions or comments from the Board or citizens. There were none.

William Garmon made a motion to approve; duly seconded by Scott Droddy. The vote was unanimous.

Agenda 8

Chairman Walker opened a public hearing to consider an application submitted by BNW Ventures LLC and Brian & Kelle Marcott to rezone a part for a property currently zoned Medium Density Multi-Family Residential (M2) to General Commercial (C2) district. The property is described 508 Millville Drive.

Chairman Walker turned the meeting over to Mr. Billy Hughes; this undeveloped property has recently been sold; the owners are requesting that a portion of the property that is currently zoned Medium Density Multiple family residential District (M2) be rezoned to General Commercial (C2). Rezoning this portion of property will give the owners the ability to pursue building a commercial business. If approved by this commission, they forward to the City Council.

Chairman Walker asked if there were any questions or comments from the Board or citizens. There were none.

William Garmon made a motion to approve; duly seconded by Scott Droddy. The vote was unanimous.

Agenda 10

Chairman Walker opened a public hearing to consider a Development Plan submitted by BNW Ventures LLC and Brian & Kelle Marcott for an Improvement Location Permit. The property is described 508 Millville Drive.

Chairman Walker turned the meeting over to Mr. Billy Hughes; BNW Ventures purchased 42 acres of undeveloped property with plans to open a dealership for boat and powersports. They have also applied to have a portion of this property rezoned to General Commercial (C2). This Improvement Location permit will allow them to begin clearing the property and grading.

Chairman Walker asked if there were any questions or comments from the Board or citizens. There were none.

Scott Droddy made a motion to approve; duly seconded by William Garmen. The vote was unanimous.

The meeting was adjourned at 10:05 A.M.

Chairman Johnny Walker

MINUTES
HENDERSON MAIN STREET ADVISORY BOARD MEETING
Tuesday, February 28, 2023–Noon, Henderson Civic Center Rec. Rm.
1500 Lake Forest Parkway, Henderson, Texas 75652

Board Members:

Leon Harris
Tammy Hillin
Leigh Ann Morris
Carol Young

Ex-Officio Members:

Kaitlin Smith, Main St. Coordinator

Call to order by President

1. Citizen Presentation – none
2. Downtown Association Report – A Day on Main to be held April 8th
3. Carol Young made a motion to accept minutes from the September 27, 2022, Board Meeting. Leigh Ann Morris seconded. All were in favor.
4. Carol Young made a motion to accept the Sept., Oct., Nov., Dec. 2022, and Jan. 2023 financial reports. Leigh Ann Morris seconded. All were in favor.
5. Leigh Ann Morris made a motion to accept the Façade/Sign Grant Application as submitted for 121 E. Main. Tammy Hillin seconded. All were in favor.
6. Committee Reports:
 - a. Organization – none/did not meet
 - b. Economic Restructuring – Carol Young provided an update on the status of the STRAND Sign as of January.
 - c. Promotion/Design – none/did not meet
7. Main St. Coordinator Report
 - a. Mardi Gras Recap – Kaitlin Smith and Stephanie Kimbrell shared attendee feedback and the event financial report.
8. Presidents Report – Leon Harris provided an update that as of last week, the STRAND sign is currently in Kilgore having further work done to the neon. Additionally, a maple tree was replaced in front of the VeraBank training center, and the Alley on Main will be assessed to decide what plant materials need to be replaced for the season.
9. Next Board Meeting, Tuesday, March 28, 2023
10. Leigh Ann Morris made a motion to adjourn. Carol Young seconded. All were in favor.

Submitted By: Kaitlin Smith, Tourism & Main Street Coordinator

Approved By: _____