

**MINUTES
TOWN OF COPPER CANYON
REGULAR TOWN COUNCIL MEETING
MONDAY, MARCH 13, 2023
7 P.M.**

The Town Council of the Town of Copper Canyon met in regular session on Monday, March 13, 2023, at 7:00 p.m. in the Council Chambers at Copper Canyon Town Hall, 400 Woodland Drive, Copper Canyon, Texas, whereupon the following items were considered:

I. CALL TO ORDER

Mayor Robertson called the regular meeting of the Copper Canyon Town Council to order at 7:00 on the 13th day of March 2023.

Council Present

Steve Hill	Mayor Pro Tem
Rudy Castillo	Deputy Mayor Pro Tem
Dale Andrews	Council Member
Larry Johnson	Council Member
Chase Lybbert	Council Member

Staff Present

Donna Welsh	Town Administrator
Sheila Morales	Town Secretary

II. PUBLIC INPUT

Citizens can make comments to the Town Council during this section of the meeting agenda. We ask citizens who wish to speak on agenda items to sign in on the sheet provided on the table at the back of the Council Chambers. There is a 3-minute time limit for each speaker. Pursuant to State Open Meetings law, the Town Council cannot discuss or take action on items not posted on the agenda. Therefore, the Council cannot take action on or discuss any issues or items brought up during public input.

Scott Wilson (1313 Val Verde Ct, Denton, TX) spoke regarding his two-acre lot (Property # 773235 per DentonCAD.com) in Copper Canyon.

III. STAFF, MAYOR, AND COUNCIL REPORTS ON ITEMS OF COMMUNITY INTEREST

(Pursuant to Texas Government Code Section 551.0415 the Town Council may report on the following items: (1) expression of thanks, congratulations, or condolences; (2) information about holiday schedules, (3) recognition of individuals; (4) reminders about upcoming Town Council events; (5) information about community events; and (6) announcements involving imminent threat to public health and safety.)

- **Deputy Mayor Pro Tem Castillo** expressed great appreciation to Denton County ESD#1 for working so hard; the care they extended to his wife during and even after the accident, was excellent and greatly appreciated.

IV. PUBLIC HEARING

The Town Council Copper Canyon will conduct a Public Hearing for the purpose of hearing any and all comments regarding:

1. The Development Plan for Aune Ranch at Copper Canyon, being 55.75 acres situated in the L. Cohen Survey, Abstract No. 264, Town of Copper Canyon, Denton County, Texas. (The address for the 55.75 acres is 1313 Copper Canyon Road, Copper Canyon, Texas).

Mayor Robertson opened the public hearing at 7:05 p.m.

Ted Stranczek (1020 North Berry Trail Court) stated the following:

- He appreciates the Town maintaining existing zoning.
- The existing gas well site on the property needs maintenance work.
- Granting developers 'Planned Developments' is down zoning.

Mayor Robertson closed the public hearing at 7:10 p.m.

V. PRESENTATION – DENTON COUNTY SHERIFF OFFICE

A representative from the DSO was unable to attend and therefore there was no presentation. **Mayor Robertson** suggested expressing the Town's concern with the Denton County Commissioners. **Council Member Johnson** suggested passing a resolution expressing the Town's concern regarding law enforcement issues.

VI. STAFF REPORTS

Town Administrator

Town Engineer

No comments or questions were raised.

VII. CONSENT

Items on the Consent Agenda are routine and administrative in nature. As such, these items are considered for approval by a single motion and vote without discussion. Council Members can remove an item or items from the agenda, so it can be considered separately and/or add any item to be considered as part of the Consent Agenda.

1. Approve February 13, 2023, Minutes of Council Meeting
2. Approve February 2023 Financials
3. Approve Resolution 23-02 (Canceling 5/6/2023 General Election)

Mayor Pro Tem Hill made a motion to approve Consent Items #1-3 as presented.

Deputy Mayor Pro Tem Castillo seconded the motion.

Ayes: Mayor Pro Tem Hill and Council Members Andrews, Johnson and Lybbert
Nays: None

Mayor Robertson announced that the motion passed unanimously.

VIII. ACTION & DISCUSSION ITEMS

1. Discuss, consider, and take action regarding a recommendation from the Copper Canyon Planning and Zoning Commission regarding the Development Plan for Aune Ranch at Copper Canyon, being 55.75 acres situated in the L. Cohen Survey, Abstract No. 264, Town of Copper Canyon, Denton County, Texas.

Mayor Robertson stated that the Town's P&Z Commission unanimously approved the Aune Ranch Development Plan on February 27, 2023.

Craig Calhoun (Aune Ranch representative) approached the podium for questions.

Council Member Andrews raised questions regarding access to the gas well site on the property.

Deputy Mayor Pro Tem Castillo stated the following:

- The Town's P&Z Commission did an awesome job working through the Aune Ranch Development Plan

- He thanked the developer, Sweet Cow, for changing their initial submittal to match existing two-acre zoning.
- Traffic sight issues near the proposed subdivision need to be reviewed.
- Drainage issues need to be addressed as a major priority.
- Gas well issues need to be addressed in greater depth.

Mayor Pro Tem Hill thanked the developer for working with the Town on maintaining existing zoning.

Council Member Andrews made a motion to approve the Development Plan for Aune Ranch at Copper Canyon, being 55.75 acres situated in the L. Cohen Survey, Abstract No. 264, Town of Copper Canyon, Denton County, Texas.

Mayor Pro Tem Hill seconded the motion.

Ayes: Mayor Pro Tem Hill and Council Members Andrews, Johnson and Lybbert

Nays: None

Mayor Robertson announced that the motion passed unanimously.

2. Discuss, consider, and take action regarding awarding the Annual Road Maintenance contract and all matters incident and related thereto.

Mayor Pro Tem Hill made a motion to award the Annual Road Maintenance contract to SPI Asphalt.

Council Member Lybbert seconded the motion.

Ayes: Mayor Pro Tem Hill and Council Members Andrews, Johnson and Lybbert

Nays: None

Mayor Robertson announced that the motion passed unanimously.

IX. DISCUSSION OF FUTURE AGENDA ITEMS (A Councilmember may request that an item be placed on a subsequent agenda for consideration. Any deliberation shall be limited to the proposal to place the subject on a subsequent agenda.)

Mayor Robertson stated that **Denton County EDS #1 Chief Vaughn** will make a presentation at the next Council meeting.

Deputy Mayor Pro Tem Castillo, as the Public Safety Council Liaison, led further discussion regarding the Town’s public safety needs.

Various comments and questions were raised by **Mayor Robertson** and Council Members.

Mayor Robertson suggested that **Deputy Mayor Pro Tem Castillo** and **Council Member Johnson** meet and bring options to the next Council meeting.

X. ADJOURN

Mayor Pro Tem Hill made a motion to adjourn.

Deputy Mayor Pro Tem Castillo seconded the motion.

Ayes: Mayor Pro Tem Hill and Council Members Andrews, Johnson, and Lybbert

Nays: None

Meeting adjourned at 7:45 p.m.

APPROVED BY THE TOWN COUNCIL THIS _____ DAY OF _____

Ron Robertson, Mayor
Town of Copper Canyon

Sheila B. Morales, TRMC – Town Secretary
Town of Copper Canyon