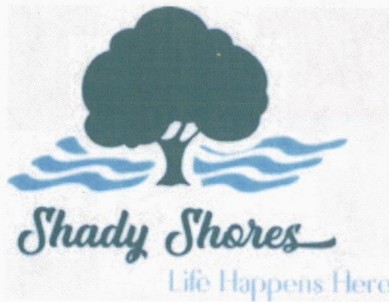




**TOWN OF SHADY SHORES  
SHADY SHORES TOWN COUNCIL  
SPECIAL CALLED SESSION  
DECEMBER 6, 2021; 7:00 PM  
VIRTUAL MEETING  
SHADY SHORES COMMUNITY CENTER  
101 S. SHADY SHORES ROAD  
SHADY SHORES, TX 76208**

**MINUTES**

|                   |               |         |
|-------------------|---------------|---------|
| Cindy Aughinbaugh | Mayor         | Present |
| Tom Newell        | Mayor Pro Tem | Present |
| Charles Grimes    | Councilmember | Present |
| Matthew Haines    | Councilmember | Present |
| Bill Emsoff       | Councilmember | Present |
| Mike Nowels       | Councilmember | Present |

**Staff Present:** Wendy Withers, Town Administrator; Amber Schuler, Municipal Court Administrator; Katie Klein, Community Relations; Jim Shepherd, Town Attorney; Richard Arvizu, Town Engineer (virtual)

Also Present: Jeff Belton, (Councilmember Place 1 Appointee)

**CALL TO ORDER**

Mayor Aughinbaugh called the meeting to order at 7:00 pm.

**ROLL CALL**

Establish a quorum.

The Mayor called the roll and a quorum was established for the record.

**PLEDGE ALLEGIANCE TO THE UNITED STATES FLAG AND THE TEXAS FLAG. (HONOR THE TEXAS FLAG; I PLEDGE ALLEGIANCE TO THEE, TEXAS, ONE STATE UNDER GOD, ONE AND INDIVISIBLE.)**

**PROCLAMATIONS, PRESENTATIONS AND AWARDS**

**1. Board member Recognition**

Mayor Aughinbaugh recognized the following board members for their service to the Town of Shady Shores:

**Councilmembers**

Matthew Haines  
Jack Nelson

**Planning and Zoning Commission**

Allen Lea  
Linda Winter  
Kenneth Wells  
Lynn Grimes

**Keep Shady Shores Beautiful**

Tamara Ross  
Nathan Abato  
Bill Krueger

**COUNCILMEMBER/COMMITTEE/STAFF REPORTS:**

1. Keep Shady Shores/Community Events/Communications  
Community Relations Admin Katie Klein gave the Keep Shady Shores Beautiful, Community Events and Community Relations Report.
2. Animal Control  
Councilmember Charles Grimes gave the Animal Control Report for November 2021.
3. Code Enforcement  
Councilmember Charles Grimes gave the Code Enforcement report for November 2021.
4. Police Department  
Mayor Pro Tem Tom Newell gave the Police report for October 2021.
5. Fire Department  
Mayor Pro Tem Tom Newell gave the Fire Report for November 2021.
6. Staff Report  
Town Administrator Wendy Withers gave the staff report for November 2021.
7. Roads, Drainage, Capital Improvements  
Town Engineer Richard Arvizu and Councilmember Mike Nowels gave an update on the current road repair and capital improvement projects in the Town of Shady Shores.
8. Announcements

**CONSENT AGENDA**

Each item listed on the consent agenda is considered to be routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda. Information concerning consent agenda items is available for public review.

Mike Nowels made a motion to approve the items on the consent agenda as presented. Bill Emsoff seconded the motion.

Discussion: None

Ayes: Grimes, Nowels, Belton, Emsoff, Newell

Nays: None

The motion passed unanimously.

1. RFP Banking Services- Consider and act on authorizing the Town Administrator to seek proposals for Bank Depository Services for the Town of Shady Shores.
2. Minutes- Consider and act on approval of the minutes of the November 8, 2021 Town Council Meeting.



3. Holiday Schedule for 2022- Consider and act on approval of the 2022 Holiday Schedule for the Town of Shady Shores.
4. Resolution- Consider and act on approval of a resolution permitting the consideration of financial institutions outside the Town Limits of the Town of Shady Shores.
5. Mighty River- Consider and act on approval of a contract with Mighty River Consultants.
6. Ordinance Amending Ordinance 352-10-2021- Consider and act on amendments to Ordinance 352-10-2021 Planned Development for Dobbs Road.
7. Investment Committee Report- Consider and act on approval of the investment committee report for the 4th Quarter 2022.

#### **CITIZENS COMMENTS**

This is your opportunity to comment on an item on the agenda, or any other relevant topic. If the item on the agenda you wish to comment on is set for a public hearing, please give your remarks on that item when the public hearing is opened. Speakers will be limited to three (3) minutes.

Judy Graham signed up to speak but declined to comment

Monty Hilliard, 204 Smokey Lane, stated that he received a letter from Code Enforcement regarding trees on his property that were in the right of way.

#### **REGULAR AGENDA ITEMS**

1. Resignation- Consider and act on the acceptance of Councilmember Matthew Haines' resignation. Consider and act on the appointment of an individual to fill the vacancy.

Mayor Aughinbaugh moved this item to the beginning of the agenda prior to the board member recognition.

Matthew Haines gave a short speech reflecting on his time on Town Council stating that he was honored to serve the Town of Shady Shores and would be staying on as the President of the CPS Board for Denton County. Mr. Haines has filed his application to run for the Texas House of Representative District 57 seat and stated that he looks forward to continued service to the residents of Shady Shores in this capacity should he be elected.

Mayor Pro Tem Tom Newell stated that the Committee that had interviewed candidates when Councilmember Jack Nelson resigned had reviewed those applications and would like to recommend Jeff Belton to serve for the remainder of the vacant term (May 2022).

Tom Newell made a motion to appoint Jeff Belton to serve on the council. Bill Emsoff seconded the motion.

Discussion:

Ayes: Grimes, Emsoff, Newell, Nowels

Nays: None

The motion passed.

2. Oath of Office- Deliver the Oath of Office to newly appointed council member.

Mayor Aughinbaugh delivered the Oath of Office to Jeff Belton to fill the vacancy in Place 1 on the Shady Shores Town Council. Mr. Belton will be required to run again in May of 2022.

3. Lakeshore Bluffs Preliminary Plat- Consider and act on approval of a request made by ECM development for approval of a preliminary plat to be known as Lakeshore Bluffs; more legally described as 30 acres in the JC Bullard Survey Abstract 1566 TR 6A (204 Dobbs Road) .



Town Engineer Richard Arvizu gave an update regarding the preliminary plat for Lakeshore Bluffs. Mr. Arvizu stated that the preliminary plat had been reviewed and the items that were mentioned at the last meeting had been corrected. Approval of this plat was recommended.

Judy Graham 314 S. Shady Shores asked if the image that was presented at the meeting was the same image as the one that was attached to the agenda packet.

Mike Nowels made a motion to approve the preliminary plat. Bill Emsoff seconded the motion.

Discussion: None

Ayes: Belton, Newell, Nowels, Emsoff

Nays: Grimes

The motion passed 4-1.

4. Worksession-Conduct a work session relative to the addition of streetlights in specific areas in the Town of Shady Shores. Discuss the concept of a dark sky community. Consider and approve updates to the Town of Shady Shores Streetlight policy.

Councilmembers conducted a worksession regarding streetlights and dark sky community concepts.

Councilmember Mike Nowels stated that he liked the concept of downward lighting and was in favor of taking a look at a few locations for streetlights as a test case and a way to move forward in the process.

Councilmembers also discussed the fact that safety should be the key criteria when determining the placement of additional streetlights.

Bill Krueger 103 Cielo Lane, stated that he felt the the main concern should be for public safety. Proper lighting would make it easier for find addresses that are hard to find in the dark.

Councilmembers agreed that they would task the Town Engineer to look at the three intersection and propose some improvements that would include a plan and cost estimates.

5. Worksession Strategic Planning Committee- Conduct a worksession relative to establishing a strategic planning committee.

Councilmembers conducted a worksession relative to forming a strategic planning committee that would work to develop future plans for the Town of Shady Shores.

Charles Grimes-

Mike Nowels

Bill Emsoff

Josh Juve

Bill Krueger

Allen Lea

Monty Hilliard

#### **EXECUTIVE SESSION:**

Pursuant to the provisions of Chapter 551, Texas Government Code, Vernon's Texas Codes Annotated, The Town Council may hold a closed meeting.

1. Sec. 551.074. PERSONNEL MATTERS; CLOSED MEETING.

To deliberate the appointment, evaluation, and/or duties of a public officer-City council member.

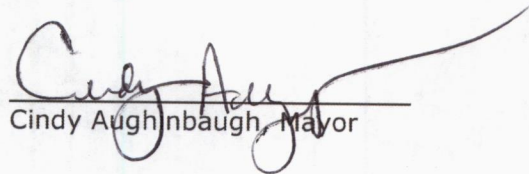
#### **FUTURE AGENDA ITEMS AND STAFF DIRECTION**

**ADJOURN**

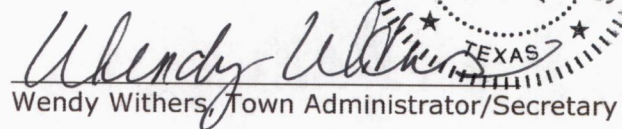
Charles Grimes made a motion to adjourn. Jeff Belton seconded the motion. The meeting was adjourned at 8:29 pm.

PASSED AND APPROVED THIS THE 10<sup>th</sup> DAY OF January, 2022.

APPROVED:

  
Cindy Aughinbaugh, Mayor

ATTEST:

  
Wendy Withers, Town Administrator/Secretary

