

**STATE OF TEXAS
COUNTIES OF KAUFMAN AND HUNT
TOWN OF POETRY, TEXAS**

BE IT REMEMBERED THAT ON THIS DAY OF THE 12th of July, 2022 at 6:30 pm, the Town Council of Poetry, Texas, held a Special Town Meeting at 11214 FM 1565 Poetry, Texas, 75160 with the following present:

Mayor Tara Senkevech
Councilmember Tom Anderson
Councilmember Mike Jaffe

Councilmember Simeon White
Councilmember Terry Fowler
Councilmember Brian Vinson

Mayor called the meeting to order at 6:30 pm.

Citizen Sheri Vinson, confirmed quorum. All council members were present.

Councilmember Jaffe led the pledge and invocation.

g. **Special Agenda:

1. Discuss and consider the gift of land via a general warranty deed from Poetry Plaza to the Town of Poetry for a Town Hall site on 1.03 acres of real property generally located at CR 323 and Longhorn driveway.

Due to conflict of interest for **Mayor Tara Senkevech**, **Mayor Pro-Tem Anderson** will manage this item.

Councilmember Anderson explains the reasons for the meeting are about new property for the gifted Annex building, and it's preparation. **Councilmember Vinson** clarifies the deed, stating that there is no remediation clause, and that if Poetry decides not to use the property for the Town Hall then it would revert back to Poetry Plaza and/or its heirs. **Councilmember Fowler** expressed concern about successors to the property removing permissions for Poetry. Council decided to speak with legal and Title Company about wordage.

Council asks questions of **Citizen Kevin Senkevech** about the property. Manipulation of the fence line, utility easement, property id, and current survey were points of concern.

Councilmember Fowler is concerned about wording in the deed changing from Real Property to Property. **Councilmember Anderson** will coordinate with legal for additional wording. **Councilmember Jaffe** makes motion to accept deed with language concerning the assets on the property to state that Poetry may take such items wanted if the deed reverts back to grantors. Seconded by **Councilmember White**. Passed 5:0

2. Discuss and consider the easement agreement with Longhorn Organics for access to the proposed Town Hall site.

Council discusses details of agreement. **Mayor Tara Senkevech** would like to add in words "with unrestricted access" to agreement. **Councilmember Jaffe** would like words "with unrestricted access for 311 feet". **Councilmember Anderson** will coordinate with legal for additional wording. Motion made by **Councilmember Anderson** to accept agreement with additional wording, seconded by **Councilmember Vinson**. Passes 5:0

3. Discuss and consider the proposals for preparing the proposed Town Hall site to receive the Annex building.

Mayor Tara Senkevech explained different quotes for work. **Councilmember Fowler** went into more detail about each quote and what is needed. **Citizen Leland Barnett** answered Council questions as expert. Dirt work, compaction, pad types, piers, posts, and equipment were discussed. Councilmember Jaffe suggests the wording of "not to exceed 21 yards of dirt, or \$4500" for approval. **Councilmember Anderson** makes motion to accept quote from Royse City Sand and Gravel for the delivery of select fill, with amendments. Seconded by **Councilmember Jaffe**. Passes 5:0

For the moving and compaction of dirt **Mayor Tara Senkevech** asks for discussion. **Councilmember Anderson** makes motion to accept Hall Right of Way proposal. Seconded by **Councilmember White**. Passes 5:0

Council discusses blocking of building, considering number of piers, and type of piers. Bois D'Arc (Bodark) and cement piers are explained by **Councilmember Fowler**. Clarification from Northcutt House Moving and Leveling is needed. Councilmember Anderson makes motion to move this item to next meeting, seconded by Councilmember Jaffe. Passes 5:0

4. Discuss and consider proposal/s for a building moving company to move the Annex building.

Moved to next Regular Meeting.

h) General Public Comments:

Citizen Glenn Strauss compliments council on all their work.

Mayor Tara Senkevech adjourned meeting at 8:16 pm.

Minutes typed by Sheri Vinson