

**MINUTES OF JUNE 10, 2024  
CITY OF LUMBERTON**

A Regular Meeting of the City Council of the City of Lumberton was held at 7:00 p.m. on June 10, 2024, pursuant to notice duly posted according to law. The following members were present:

Don Surratt	-	Mayor
Lynette Barks	-	Councilwoman
Kenneth Wahl	-	Councilman
Kimberly Cline	-	Councilwoman

And Absent:

Joey Schoen	-	Mayor Pro Tem
David Maniscalco	-	Councilman
Dan Bell	-	Councilman

Also present were City Manager Steve Clark, City Attorney Curtis Soileau, Police Chief Danny Sullins, City Secretary Darla Harrington, Zoning Secretary Anita Price, and other guests. (see attached Guest Register).

Mayor Surratt called the Meeting to order at 7:05 p.m. noting that a quorum was present, and meeting was duly called and posted in accordance with the Texas Open Meetings Act. Councilman Wahl delivered the Invocation, Mayor Surratt led the Pledge of Allegiance, and Councilwoman Cline led the Texas Pledge.

***CITIZEN'S PARTICIPATION - COUNCILWOMAN BARKS PRESIDING***

Scott Broshears and Greig Woddail came forward to address the Council about the problems with drainage and flooding issues in Country Lane Estates. They requested that the City dig ditches and install culverts. City Manager, Steve Clark advised that a plan was already in place to dig the ditches in Country Lane Estates and that the work would begin soon.

***ANNOUNCEMENTS/CITY BUSINESS:***

***COMMITTEE REPORTS:***

***CONSENT AGENDA:***

**A. APPROVAL OF MINUTES OF MAY 28, 2024 REGULAR MEETING**

Councilwoman Cline made a Motion to accept the Minutes as presented.

Councilman Wahl seconded the Motion. Motion passed unanimously with four (4) for and none (0) against.

***OLD BUSINESS:***

None at this time.

**NEW BUSINESS:**

**Item #240611 – Discussion and Possible Action – Zoning Commission Recommendation**  
**Variance request submitted by Allen Carney, on behalf of Al Moreau, to pour concrete to install a 14-foot-wide drive-through on the south side of the shopping center, which would encroach 14 feet into the 25-foot set back. The property is located at 697 South Main Street, Abstract 14, Track 7, in the Elisha Duncan League, Lumberton, Hardin County, Texas.**

Councilman Wahl made a Motion to accept the Zoning Commission recommendation and approve the 14-foot drive-through on the south side of the shopping center located at 697 South Main. Councilwoman Cline seconded the Motion. Motion passed unanimously with four (4) for and None (0) against.

**Item #240612– Discussion and Possible Action - Zoning Commission Recommendation**  
**Variance request submitted Mark Bounds, of JLMB Homes, to allow for the rear portion of the property to drain towards the rear of the lot into the swale ditch, which drains to the ditch on Ned Road. The property is located at 276 E. Chance, Abstract 21, in the Charles A Felder League, Lot 1, Minor Plat of JLMB, Lumberton, Hardin County, Texas.**

City Attorney Curtis Soileau stated that in order for the property to drain to the rear, the property owners will have to have a designated private drainage easement, amend the plat to state that the ditch cannot be filled in or changed, and file the amended plat with the County Clerk so that any lot owner that is affected can enforce the private drainage easement. Councilman Wahl made a Motion to accept the Zoning Commission recommendation and allow the property located at 276 E. Chance to drain to the rear. Councilwoman Cline seconded the Motion. Motion passed unanimously with four (4) for and none (0) against.

**Item #240613– Discussion and Possible Action – Zoning Commission Recommendation**  
**Mark Bounds, of JLMB Homes, to allow for the rear portion of the property to drain towards the rear of the lot into the swale ditch, which drains to the ditch on Ned Road. The property is located at 278 E Chance, Abstract 21, in the Charles A Felder League, Lot 2, Minor Plat of JLMB, Lumberton, Hardin County, Texas.**

Councilman Wahl made a Motion to accept the Zoning Commission recommendation and allow the rear portion of the property to drain to the swale ditch at 278 E. Chance. Councilwoman Barks seconded the Motion. Motion passed unanimously with four (4) for and none (0) against.

**Item #240614 – Discussion and Possible Action – First Reading – An Ordinance amending the City of Lumberton’s Zoning Ordinance found in Chapter 50 to provide regulations for Massage Establishments.**

Councilwoman Cline made a Motion to approve the First Reading for the City of Lumberton Zoning Commission, Chapter 50 to provide regulations for Massage establishments. Councilwoman Barks seconded the Motion. Motion passed unanimously with four (4) for and None (0) against.

**Item #240615 – Discussion and Possible Action -First Reading – An Ordinance of the City of Lumberton, Texas amending Chapter 48 (Traffic and Vehicles) Section 48-3 of the Code of Ordinances to incorporate the Texas Department of Public Safety’s speed zone survey dated 03/27/24 implementing reduced speed of 55 mph along US Hwy 96, mile points 10.005 – 10.800.**

Councilman Wahl made a Motion to approve the First Reading to amend Chapter 48 (Traffic and

Vehicles) Section 48-3 to incorporate the Texas Department of Public Safety's speed zone survey Dated 02/27/24 implementing reduced speed of 55 mph along US Hwy 96, mile points 10.005 – 10.800.

***MONTHLY REPORTS:***

Reports from the Permit Department, Police Department and Library were reviewed and discussed at this time.

***MAYOR'S REPORT:***

None at this time.

***CITY MANAGER'S REPORT:***

None at this time.

***POLICE CHIEF'S REPORT:***

None at this time.

***EXECUTIVE SESSION:***

Council did not enter into closed Executive Session.

***ACTION ON EXECUTIVE SESSION ITEMS:***

None at this time.

***PERSONNEL:***

***ITEMS FOR FUTURE AGENDA:***

None at this time.

***ADJOURNMENT:***

There being no further business, Councilman Wahl made a Motion to adjourn the meeting. Councilwoman Barks seconded the Motion. Motion passed unanimously with four (4) for and none (0) against. The meeting was adjourned at 7:50 p.m.

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DON SURRATT  
MAYOR

ATTEST:

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DARLA HARRINGTON  
CITY SECRETARY