

**DALHART CITY COUNCIL  
WORK SESSION  
SATURDAY, FEBRUARY 12, 2022**

The Dalhart City Council met for a work session at Dust Bowl Bar & Grill on Monday, February 12, 2022, at 8:00 a.m. A quorum was present. Members present were:

**Absent:**

|                    |                   |
|--------------------|-------------------|
| Dwayne Smith       | John Loeppky      |
| Bryan Brewer       | Parker Noel       |
| Tim Yee            | Ginger Cleavinger |
| Ian Van Den Heever | Sherri Haschke    |

Melissa Vossmer, Interim City Manager  
Curtis Brown, Fire Chief  
Paul Brown, Code Enforcement Officer

1. Discussion of the Appearance of Dalhart

The Council discussed several aspects of the appearance of Dalhart. The relationship with TXDOT and keeping up their infrastructure. Blowing trash, dumpsters overflowing and condition of the alleys. Appearance of dumpsters and programs to minimize trash blowing. Covering loads going to the landfill as City must pick-up along roadways. The city needs to produce information about solid waste collection in both English and Spanish. Use the messaging on utility bills to remind folks to pick-up. The Parks were discussed. Status of the Master Plan and the Parks Council Committee – staff to try and get a draft ready for the Committee within 90 days. How do we find grants for maintenance? Additional employee(s) for Parks was discussed. Also discussed was looking at policies to prohibit parking in the front yards. Also, better define what can be worked on in the driveway and operational vehicles. Look at other cities for enhanced language to modify ordinances on maintaining your property, dilapidated buildings, and demolition. Also recognize with additional code enforcement that the City will need to help find resources to make these improvements for residents unable to do it or afford it. Also look at opportunities for in-fill housing on vacant lots to minimize the need for City maintenance as well as help stabilize the neighborhoods and put property back on the tax rolls. Additional funds requested for more maintenance.

2. 5-Year Capital Improvements Program (CIP)

The Interim City Manager started the discussion by discussing the importance of developing a CIP to maximize limited resources as well as use it as a tool to address the Council's priorities. The information in the agenda packet included

several examples of comparable size cities that have developed CIP's and the City of Borger had developed an excellent program. The CIP will be on the list of projects for the new City Manager.

3. Charter Review

The Council determined it was time to move forward on initiating a review of the City of Dalhart Charter. Staff was directed to put an item on the 2-28-2022 agenda for Council to discuss and consider establishing a committee. Also, Council recognized this was a labor-intensive process and supported additional legal support. The idea is to position the work so recommendations are brought to the City Council to consider on a timeline that would allow the questions to be included on the May 2023 ballot.

4. Housing in Dalhart

The Council discussed housing issues at length. New housing – affordable or workforce housing – is needed. Discussion concerning who should be the developer and how can the city support housing development. Consideration will be given to providing water / sewer to site and interior to site as one opportunity. Possible EDC partnership. Determined the City won't be the developer. Directed Staff to look at legal methods to develop City -owned property, possibly an RFP. Staff asked to look at examples from other cities. Also, partnerships with local employers. Suggested a joint meeting with P & Z.

5. Economic Development and the Future of Dalhart

Recognized economic development (ED) is comprised of many components. Wants to work more closely with the EDC. Suggested a joint meeting. Wants to encourage the EDC to hire a full-time Director to get the city moving. Discussed how successful the City of Dumas has been as well as the City of Canadian. Dalhart needs to move forward and develop a plan to address ED as we are almost starting from scratch. Also include the need to focus on retail / commercial development. Staff was asked to reach out to The Retail Coach to see if they could come to a Council meeting and share the 2015-2016 study that was done, funded by the EDC. EDC Board will be invited to Council Meeting if Retail Coach is able to come and / or see if EDC can have a special meeting with The Retail Coach as well.

A motion was made by Sherri and seconded by Bryan to adjourn the meeting at 11:40.

**APPROVED:**

**ATTEST:**

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Melissa Vossmer, Interim City Manager

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Wendy Kleynhans, City Secretary

