



Life Connected.

**CITY COUNCIL SPECIAL MEETING  
CELINA COUNCIL CHAMBERS  
112 N. COLORADO ST.  
MONDAY, AUGUST 21, 2023  
4:00 PM  
AGENDA**

**I. CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT:**

**II. EXECUTIVE SESSION: (TO BEGIN AT 4:00 P.M.)**

*As authorized by Section 551.071 of the Texas Government Code, the Regular Meeting may be Convened into Closed Executive Session for the Purpose of Seeking Confidential Legal Advice from the City Attorney on any Agenda Item Listed Herein.  
(Closed to the public as provided in the Texas Government Code.)*

Texas Government Code Section 551.071 Consultation with Attorney:

A. Discussion regarding Senate Bill 2038 of the 88th Regular Legislative Session.

Reconvene into Open Session

B. Consider and act upon any items discussed in executive session.

**III. JOINT WORKSESSION WITH CELINA CHAMBER OF COMMERCE:  
(TO BEGIN AT 5:00 P.M.)**

A. Discussion regarding goals and priorities for the Celina City Council and Celina Chamber of Commerce Board of Directors.

**IV. OPEN FORUM: (TO BEGIN AT 7:00 P.M.)**

Open Forum is for information only. If you wish to speak, please sign one of the "Speaker Cards" and present to the City Secretary prior to the beginning of the City Council meeting. Speakers are limited to three (3) minutes. The Council can take no action. No charges and/or complaints will be heard against any elected official or employee of the city that are prohibited by law.

**\*Please note\*** Anyone wishing to furnish the City Council with copies/handouts regarding their item of interest must provide 9 copies and present them to the City Secretary for distribution to the City Council.

**V. WORKSESSION:**

- A. Discussion regarding the impact and implementation of HB 3492 from the 88th Legislative Session. (Stovall)
- B. Discussion regarding future timing of Executive Sessions. (Stovall)

**VI. CONSENT AGENDA:**

- A. Consider and act upon a City of Celina Downtown Water Tower Lighting Policy. (Monaco)
- B. Consider and act to authorize an agreement for engineering services for the design of Wilson Creek Park, Phase 1 with Dunaway Associates, LLC., in an amount not to exceed \$2,530,500.00. (Berry)
- C. Consider and act to authorize the purchase of tree replacements at Old Celina Park from Fannin Tree Farm through a cooperative contract with Denton County in an amount not to exceed \$74,025.00. (Berry)
- D. Consider and act upon a resolution of the City Council of the City of Celina, Texas, approving a negotiated settlement between the Atmos Cities Steering Committee (“ACSC”) and Atmos Energy Corp., Mid-Tex Division regarding the company’s 2023 rate review mechanism filings. (Behringer)
- E. Consider and act upon an Ordinance of the City of Celina, Texas, amending Ordinance 2022-113 which adopted and approved the budget for fiscal year beginning October 1, 2022, and ending September 30, 2023, and make appropriations for each department, project, and account, by adopting an amended 2022-2023 budget for the City of Celina, Texas, reallocating funds between accounts, attached hereto and incorporated into this Ordinance. (Bromiley)

**VII. ACTION ITEMS:**

- A. Conduct a public hearing to consider and act upon a Development Agreement between the City of Celina and HFI Celina Realty, LLC, for approximately 641 acres; generally located west and east of future Custer Road and north of County Road 130, within the City Limits. (O’Donnell (HFI & Rainwater Crossing) – Development Agreement) (McAfee)
- B. Consider and act upon an Ordinance amending the Master Fee Chart. (Master Fee Chart Revision) (McAfee)

**VII. ADJOURNMENT:**

City Council Chambers is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf, or hearing impaired, or readers of large print, are requested to contact the City Secretary's Office at 972-382-2682, or fax 972-382-3736 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Government Code, Chapter 551. "I, the undersigned authority do hereby certify that the Notice of Meeting was posted on the bulletin board at City Hall of the City of Celina, Texas, a place convenient and readily accessible to the general public at all times and said Notice was posted on the following date and time: Thursday, August 17, 2023 at 6:00 p.m. and remained so posted continuously for at least 72 hours prior to the scheduled time of said meeting."

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Lauren Vaughns, TRMC  
City Secretary

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Date Notice Removed