



Life Connected.

**CITY COUNCIL REGULAR MEETING
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
TUESDAY, OCTOBER 11, 2022
5:00 PM
MINUTES**

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Mayor Terry called the Regular Meeting of the Celina City Council to order at 5:00 p.m. on Tuesday, October 11, 2022, and announced a quorum was present.

Attendee Name	Organization	Title	Status	Arrived
Tony Griggs	City of Celina	Place 6	Present	
Philip Ferguson	City of Celina	Place 1	Present	
Jay Pierce	City of Celina	Place 2	Present	
Wendie Wigginton	City of Celina	Place 4	Present	
Andy Hopkins	City of Celina	Place 3	Present	
Mindy Koehne	City of Celina	Place 5	Present	
Sean Terry	City of Celina	Mayor	Present	

II. PLEDGE OF ALLEGIANCE/INVOCATION:

III. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

A. Recognition of outgoing Board and Commission Members (Terry)

Mayor Terry recognized all outgoing board, commission, committee, and corporation members.

B. Recognition of the Summer Reading Award Recipients (Shaw)

Mayor Terry recognized all Summer Reading Award recipients.

C. Recognition of the Heritage Cowboy Poetry Award Winners (Shaw)

Mayor Terry recognized the Heritage Cowboy Poetry Award winners.

D. Presentation of a Proclamation to the City of Celina's Planning Department Proclaiming October 2022 as, "Community Planning Month" (Terry)

Mayor Terry presented a proclamation to the City of Celina's Planning Department proclaiming October 2022, as "Community Planning Month."

- E. Presentation of a Proclamation to the City of Celina's Fire Department Proclaiming October 9-15, 2022, as, "Fire Prevention Week" (Terry)

Mayor Terry presented a proclamation to the City of Celina's Fire Department Proclaiming October 9-15, 2022, as, "Fire Prevention Week."

- F. Presentation of a United States Flag to a Veteran (Hopkins)

Councilmember Hopkins presented a United States Flag to Veteran Police Chief Cullison.

- G. Presentation of Gift from Kimley Horn

Ryan Dufour, with Kimley Horn, presented a piece of art to the City.

- H. Presentation by Methodist Hospital

Dustin Anthamatten, with Methodist Health Systems, presented the plans for the new Methodist Celina Medical Center.

IV. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

- A. Discussion regarding any and/or all agenda items.

- B. Discussion regarding the Upper Trinity Regional Water District (UTRWD) Board. (Satarino)

Anthony Satarino, Strategic Services Director, led discussion regarding the appointment of the City's representative on the Upper Trinity Regional Water District's board.

- C. Staff Reports

V. OPEN FORUM:

Alexa Meek spoke regarding pickleball in the City.

Brenda Graves spoke regarding pickleball in the City.

Artemisa Audifrez spoke regarding traffic safety.

VI. EXECUTIVE SESSION:

The City Council convened into Executive Session at 5:52 p.m.

As authorized by Section 551.071(2) of the Texas Government Code, this 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.

- A. Discussion regarding Ariana Development Agreement

- B. Discussion regarding Anthemnet Telecommunications Tower Lease at the Sunset Parkway Lift Station

- C. Discussion regarding Ownsby Parkway ROW condemnation and property acquisition
 - D. Discussion regarding possible southwest park land purchase
- Reconvene Into Open Session
- E. Consider and act upon any items discussed in executive session.
 - F. Consider and act upon Resolution authorizing acquisition of right-of-way for Ownsby Parkway and utility improvements

Upon a motion by Councilmember Koehne and a second by Councilmember Ferguson, the Council voted six (6) for and none (0) opposed to adopt Resolution No. 2022-51R. The motion carried.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Mindy Koehne, Place 5
SECONDER:	Philip Ferguson, Place 1
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- G. Consider and act upon Purchase Agreement for southwest park land purchase

Upon a motion by Councilmember Wigginton and a second by Councilmember Koehne, the Council voted six (6) for and none (0) opposed to approve a purchase agreement for southwest park land. The motion carried.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Wendie Wigginton, Place 4
SECONDER:	Mindy Koehne, Place 5
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

VII. CONSENT AGENDA:

Upon a motion by Councilmember Hopkins and a second by Councilmember Wigginton, the Council voted six (6) for and none (0) opposed to approve all items on the Consent Agenda. The motion carried.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Wendie Wigginton, Place 4
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- A. Consider and act to purchase Dedicated Internet Access through Zayo Group, LLC., in an amount not to exceed \$29,978.00 for year one, \$29,028.00 for year two, and \$29,028.00 for year three. (Berry)

- B. Consider and act upon an agreement to purchase Dedicated Internet Access, Dark Fiber Lease, and Video Services through a cooperative contract with The Interlocal Purchasing System (TIPS) from Grande Communications Networks, LLC., in an amount not to exceed \$74,428.20 for year one, \$81,600.00 for year two, and \$81,600.00 for year three. (Berry)
- C. Consider and act upon approval of the annual extension of a Jail Services Agreement by and between the City of Celina and Collin County. (Cullison)
- D. Consider and act upon an Interlocal Agreement by and between the City of Celina and Collin County for annual Library Funding. (Shaw)
- E. Consider and act to purchase three (3) Ford F150 Regular Cabs from Silsbee Ford through a cooperative contract with TIPS to replace existing units in an amount not to exceed \$134,511.00. (Berry)
- F. Consider and act to purchase a John Deere Gator through a cooperative contract with United Ag & Turf in an amount not to exceed \$23,034.53. (Berry)
- G. Consider and act to purchase a Caterpillar Model 304 Mini Excavator through a cooperative contract with Holt in an amount not to exceed \$85,639.00. (Berry)
- H. Consider and act to award bid 2021-0167 for Legal Services to Messer, Fort & McDonald at the rates listed.(Berry)
- I. Consider and act to purchase a Push Camera from Green Equipment Company in an amount not to exceed \$10,028.45. (Berry)
- J. Consider and act to authorize an agreement for Engineering Services for the design of a Pump station, Ground Storage Tank and Transmission Pipeline to Freese and Nichols, Inc., for an amount not to exceed \$512,080.00. (Berry)
- K. Consider and act to authorize the use of contingency funds for the Downtown Inner Loop project and authorize Change Order 6 in an amount not to exceed \$60,928.00. (Berry)
- L. Consider and act to award bid 2023-003 for Event Cleanup to B-Weiss Entertainment Group LLC., in an annual amount not to exceed \$28,500.00. (Quigley)
- M. Consider and act to award bid 2022-0184 for Sand, Gravel, and Flexbase to CJA Enterprises, David Copeland Sand & Gravel, Green Dream International, P&K Stone and SiteOne Landscape Supply at the unit prices listed in an annual amount not to exceed \$72,500.00. (Quigley)
- N. Consider and act upon an agreement to authorize the purchase of software (NeoGov) for Human Resources at the unit prices listed from Governmentjobs.com, Inc./dba/NeoGov in an amount not to exceed \$27,735.00 for year one, \$62,242.00 for year two and \$65,594.50 for year three. (Berry)

- O. Consider and act upon an Office of the Governor Criminal Justice Division grant Resolution of support. (Cullison)

Resolution No. 2022-52R

- P. Consider and act upon a Resolution finding that Oncor Electric Delivery Company LLC's application to change rates within the city should be denied; finding that the city's reasonable rate case expenses shall be reimbursed by the company; finding that the meeting at which this resolution is passed is open to the public as required by law; requiring notice of this resolution to the company and legal counsel. (Satarino)

Resolution No. 2022-53R

- Q. 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)

Ordinance No. 2022-114

- R. Consider and act upon an ordinance amending the City's Code of Ordinances, Chapter 8: Sale of Alcoholic Beverages, Article 8.09. (Alcohol (Chapter 8)) (McAfee)

Ordinance No. 2022-115

- S. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 38 acres within the Extraterritorial Jurisdiction, generally located at the southeast corner of future Legacy Drive and future Mobberly Road. (Hollifield Tract (NE Legacy & DNT) - C-3 Annexation Service Agreement) (Mohan)

- T. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 7 acres within the Extraterritorial Jurisdiction, generally located west of future Custer Road and approximately 200 feet south of the future Collin County Outer Loop. (November Batch – Hull Tract – Annexation Service Agreement) (Mohan)

- U. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 10 acres within the Extraterritorial Jurisdiction, generally located north of the Collin County Outer Loop and approximately 145 feet west of future Legacy Drive. (November Batch – Schulze Tract – Annexation Service Agreement) (Mohan)

- V. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 7 acres within the Extraterritorial Jurisdiction, generally located at the southwest corner of future Custer Road and the future Collin County Outer Loop. (November Batch – Leeper Sharp Tract – Annexation Service Agreement) (Mohan)

- W. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 19 acres within the Extraterritorial Jurisdiction, generally located west of future Custer Road and approximately 740 feet north of Choate Parkway. (November Batch – SSAP Holdings Tract - Annexation Service Agreement) (Mohan)
- X. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 16 acres within the Extraterritorial Jurisdiction, generally located west of Preston Road and approximately 970 feet south of future Massey Drive. (November Batch – Doost Tract - Annexation Service Agreement) (Mohan)
- Y. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 5 acres within the Extraterritorial Jurisdiction, generally located at the northwest corner of future Custer Road and Choate Parkway. (November Batch – Ava Texas Investment Tract - Annexation Service Agreement) (Mohan)
- Z. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 11 acres within the Extraterritorial Jurisdiction, generally located west of future Legacy Drive and approximately 1,740 feet south of future J. Fred Smith Parkway. (November Batch – Rohan Tract - Annexation Service Agreement) (Mohan)
- AA. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 206 acres within the Extraterritorial Jurisdiction, generally located east of the future Dallas North Tollway and approximately 595 feet south of future J. Fred Smith Parkway. (November Batch – Westgate Tollway Tract - Annexation Service Agreement) (Mohan)
- AB. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 10 acres within the Extraterritorial Jurisdiction, generally located east of Louisiana Drive and approximately 3,365 feet north of future J. Fred Smith Parkway. (November Batch – Palaniappan Tract - Annexation Service Agreement) (Mohan)
- AC. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 18 acres within the Extraterritorial Jurisdiction, generally located at the northeast corner of future Coit Road and the future Collin County Outer Loop. (November Batch – Greenwood Estates Tract - Annexation Service Agreement) (Mohan)
- AD. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 11 acres within the Extraterritorial Jurisdiction, generally located west of future Legacy Drive and approximately 150 feet north of Mimosa Lane. (November Batch – Sood Tract - Annexation Service Agreement) (Mohan)

- AE. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 8 acres within the Extraterritorial Jurisdiction, generally located at the southwest corner of Louisiana Drive and future O'Brien Drive. (November Batch – Haichen Tract - Annexation Service Agreement) (Mohan)
- AF. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 8 acres within the Extraterritorial Jurisdiction, generally located west of Preston Road and approximately 535 feet north of Mark Alexander Court. (November Batch – Michael Family Trust - Annexation Service Agreement) (Mohan)
- AG. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 10 acres within the Extraterritorial Jurisdiction, generally located at the southwest corner of future Coit Road and future Ousley Boulevard. (November Batch – Frostfire Coit - Annexation Service Agreement) (Mohan)
- AH. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 19 acres within the Extraterritorial Jurisdiction, generally located west of future Custer Road and approximately 400 feet south of the future Collin County Outer Loop. (November Batch – Frostfire Custer - Annexation Service Agreement) (Mohan)
- AI. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 9 acres within the Extraterritorial Jurisdiction, generally located west of Preston Road and approximately 915 feet north of future J. Fred Smith Parkway. (November Batch – Trivedi Properties - Annexation Service Agreement) (Mohan)
- AJ. Consider and act upon a Service Agreement for C-3 annexed property between the City of Celina and the owner of approximately 11 acres within the Extraterritorial Jurisdiction, generally located at the southwest corner of future Legacy Drive and future J. Fred Smith Parkway. (November Batch – Gregory Family Trust - Annexation Service Agreement) (Mohan)

VIII. PUBLIC HEARING/ACTION:

- A. Conduct a public hearing to consider and act upon an ordinance amending the City's Code of Ordinances, by amending Chapter 14: Zoning, to modify the alcohol regulations. (Alcohol Zoning – Text Amendment) (McAfee)

Mayor Terry opened the public hearing at 6:37 p.m.

With no one wishing to speak, Mayor Terry closed the public hearing at 6:37 p.m.

Upon a motion by Councilmember Wigginton and a second by Councilmember Hopkins, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 2022-116. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Wendie Wigginton, Place 4
SECONDER:	Andy Hopkins, Place 3
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- B. Conduct a public hearing to consider and act upon an ordinance on the voluntary annexation of approximately 376 acres, generally located west of future Custer Road, east of Smiley Road, north of Punk Carter Parkway, and south of Marilee Road, within the Extraterritorial Jurisdiction (ETJ). (November Batch - Annexation) (Mohan)

Mayor Terry opened the public hearing at 6:39 p.m.

With no one wishing to speak, Mayor Terry closed the public hearing at 6:39 p.m.

Upon a motion by Councilmember Hopkins and a second by Councilmember Koehne, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 2022-117. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Mindy Koehne, Place 5
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- C. Conduct a public hearing to consider and act upon an ordinance amending the Comprehensive Zoning Ordinance, by zoning approximately 376 acres to Agricultural District (AG), generally located west of future Custer Road, east of Smiley Road, north of Punk Carter Parkway, and south of Marilee Road. (November Batch - Zoning) (Mohan)

Mayor Terry opened the public hearing at 6:40 p.m.

With no one wishing to speak, Mayor Terry closed the public hearing at 6:40 p.m.

Upon a motion by Councilmember Hopkins and a second by Councilmember Wigginton, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 2022-118. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Wendie Wigginton, Place 4
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- D. Conduct a public hearing to consider and act upon an ordinance on the voluntary annexation of approximately 38 acres, generally located at the southeast corner of future Legacy Drive and future Mobberly Road, within the Extraterritorial Jurisdiction (ETJ). (Hollifield Tract (NE Legacy & DNT) - C-3 Expedited Annexation) (Mohan)

Mayor Terry opened the public hearing at 6:41 p.m.

With no one wishing to speak, Mayor Terry closed the public hearing at 6:41 p.m.

Upon a motion by Councilmember Griggs and a second by Mayor Pro Tem Pierce, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 2022-119. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Tony Griggs, Place 6
SECONDER:	Jay Pierce, Place 2
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- E. Conduct a public hearing to consider and act upon an ordinance amending the Comprehensive Zoning Ordinance, by amending approximately 38 acres, to the Dallas North Tollway Overlay District (DNTO), generally located at the southeast corner of future Legacy Drive and future Mobberly Road. (Hollifield Tract (NE Legacy & DNT) – Zoning) (Mohan)

Mayor Terry opened the public hearing at 6:42 p.m.

With no one wishing to speak, Mayor Terry closed the public hearing at 6:42 p.m.

Upon a motion by Councilmember Wigginton and a second by Councilmember Hopkins, the Council voted six (6) for and none (0) opposed to adopt Ordinance No. 2022-120. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Wendie Wigginton, Place 4
SECONDER:	Andy Hopkins, Place 3
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- F. Conduct a public hearing to consider and act upon an ordinance amending the Comprehensive Zoning Ordinance, by rezoning approximately one acre to the Downtown Code, Preston Streams District (DTC), generally located north of Malone Street and approximately 150 feet east of Texas Drive. (My Swim Buddy - Rezoning) (McAfee)

Mayor Terry opened the public hearing at 7:25 p.m.

Barbara Ivey spoke in opposition to the item.

With no one else wishing to speak, Mayor Terry closed the public hearing at 7:30 p.m.

Upon a motion by Councilmember Hopkins and a second by Councilmember Wigginton, the Council voted six (6) for and none (0) opposed to deny the rezoning request.

RESULT:	DEFEATED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Wendie Wigginton, Place 4
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

IX. ACTION ITEM:

- A. Consider and act upon appointments to fill terms on the Board of Adjustments. (Satarino)

Upon a motion by Councilmember Hopkins and a second by Councilmember Koehne, the Council voted six (6) for and none (0) opposed to appoint Peggy Lee and Brandi Virona to the Board of Adjustments. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Mindy Koehne, Place 5
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- B. Consider and act upon a professional services contract with Strategic Government Resources (SGR) to conduct an organizational assessment and provide recommendations in an amount not to exceed \$35,000. (Satarino)

Upon a motion by Mayor Pro Tem Pierce and a second by Councilmember Wigginton, the Council voted six (6) for and none (0) opposed to approve a professional services agreement with SGR to conduct an organizational assessment. The motion carried.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jay Pierce, Place 2
SECONDER:	Wendie Wigginton, Place 4
AYES:	Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- C. Consider and act to authorize the City Manager to execute an agreement with Denton County to partially fund the reconstruction of Parvin Road from Legacy Road to east of FM 1385. (Brawner)

Upon a motion by Councilmember Wigginton and a second by Councilmember Hopkins, the Council voted six (6) for and none (0) opposed to authorize the Mayor to execute an agreement with Denton County to partially fund the reconstruction of Parvin Road. The motion carried.

RESULT: APPROVED [UNANIMOUS]
MOVER: Wendie Wigginton, Place 4
SECONDER: Andy Hopkins, Place 3
AYES: Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

- D. Consider and act upon a Resolution of the City Council of the City of Celina approving the submittal to the 2022 Collin County Roadway Bond Program. (Glasgow)

Upon a motion by Councilmember Hopkins and a second by Councilmember Wigginton, the Council voted six (6) for and none (0) opposed to approve Resolution No. 2022-54R. The motion carried.

RESULT: APPROVED [UNANIMOUS]
MOVER: Andy Hopkins, Place 3
SECONDER: Wendie Wigginton, Place 4
AYES: Griggs, Ferguson, Pierce, Wigginton, Hopkins, Koehne

X. ADJOURNMENT:

Mayor Terry adjourned the Regular Meeting of the Celina City Council at 8:05 p.m. on Tuesday, October 11, 2022.

Sean Terry, Mayor

Lauren Field, City Secretary

Date Minutes Approved