



**NOTICE OF
CITY COUNCIL REGULAR MEETING
CITY COUNCIL CHAMBERS 112 N. COLORADO ST, CELINA, TX 75009
TUESDAY, AUGUST 9, 2016 AT 5:00 PM**

MINUTES

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Attendee Name	Organization	Title	Status	Arrived
Mindy Koehne	City of Celina	Place 5	Present	
Andy Hopkins	City of Celina	Place 3	Present	
Bill Webber	City of Celina	Place 1	Present	
Carmen Roberts	City of Celina	Place 4	Present	
Chad Anderson	City of Celina	Place 6	Present	
Wayne Nabors	City of Celina	Place 2	Present	5:13 PM
Sean Terry	City of Celina	Mayor	Present	

II. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

A. Preston Road Landscaping Project (Webb)

This presentation will be given next month.

B. Facilities Update (Montgomery)

Administrative Services Manager Michael Montgomery updated the City Council on the proposed building remodels at 112 N. Colorado for the police department, engineering, planning and council chamber.

C. Mosquito Control Policy (Liebman)

Senior Planner Brooks Wilson summarized the proposed policy to be acted upon later on the agenda.

III. EXECUTIVE SESSION:

No executive session was held. Mayor Terry called a recess at 5:13 p.m. and reconvened the meeting at 5:55 p.m.

IV. PLEDGE OF ALLEGIANCE/INVOCATION:

V. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

Mayor Terry led the pledges of allegiance. Councilman Nabors gave the invocation.

A. Brookshire's Grocery Donation Acknowledgment (Metdker)

Mayor Terry presented a letter of gratitude to Brookshire's Store Director Chris Warfield for their \$3500.00 donation to the fire department.

B. Street Sign Presentation to the Ownsby and Choate Families (Liebman)

Mayor Terry presented street signs named after the Choate and Ownsby families of Celina to Mr. and Mrs. Eric and Charla Choate and the Christie Ownsby Duke family.

VI. OPEN FORUM:

No public comment was received.

VII. CONSENT AGENDA:

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Wayne Nabors, Place 2
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

A. Minutes Approval:

1. City Council - Regular Meeting - Jul 12, 2016 5:00 PM
2. City Council - Public Hearing and Special Meeting - Jul 19, 2016 5:30 PM

B. Consider and act upon an ordinance amending the City's Code of Ordinances, Appendix A, Fee Schedule. (Liebman)

(2016-53)

C. Consider and act upon on a final plat for the First United Methodist Church of Celina, being approximately 19.789 acres situated in the M.E.P. and P.R.R. Survey, Abstract No. 644, containing one commercial lot, and generally located south of FM 455 (W. Walnut Street) and east of FM 428. (FUMC Final Plat)

D. Consider and act upon award of a proposal for the City of Celina Access Control and Video Security and authorize the City Manager to negotiate and execute a contract with Automation Integration. (Montgomery)

E. Consider and act to authorize the City Manager to execute a contract Change Order No. 3 with Red River Construction in the amount of \$122,682.05 for the SE Sector Sewer Phase 3. (Fourmentin)

F. Consider and act upon approval of proposed auction items. (Fourmentin)

G. Consider and act upon an ordinance correcting a scrivener's error in the legal description of the property within the Wells North Public Improvement District documents, authorizing and approving the correction of City records, and providing for an effective date. (Scrivener's Error) (Liebman)

(2016-54)

H. Consider and act upon a construction plat for Wellspring Estates Phase 1, approximately 43.710 acres situated in the Coleman Watson Survey, Abstract No. 945, containing 129 residential lots and four (4) common area lots, and generally located north of FM 1461 (Frontier Parkway) and west of FM 2478 (Custer Road). (Wellspring Estates Phase 1 construction plat) (Liebman)

- I. Consider and act upon an ordinance of the City Council of the City of Celina, Texas, annexing certain territories contiguous to and adjoining the City of Celina, Texas, to wit: being a 4.006 acre tract of land situated in the Henry Bentley Survey, Abstract No. 124 and more particularly described by metes and bounds in Exhibit "A," and graphically depicted in Exhibit "B," attached hereto and incorporated herein; and being a 14.974 acre tract of land situated in the Henry Bentley Survey, Abstract No. 124 and more particularly described by metes and bounds in Exhibit "C," and graphically depicted in Exhibit "D," attached hereto and incorporated herein, and such tracts are generally located south of FM 455 and west of FM 428, and the rights-of-way adjacent to these properties. (City Land Annexations) (Liebman)

(2016-55)

- J. Consider and act upon an ordinance of the City Council of the City of Celina, Texas, annexing certain territory contiguous to and adjoining the City of Celina, Texas, to wit: being a ±69.34 acre tract of land situated in the B.B.B. & C.R.R. Survey, Abstract No. 130, Tract 14 and generally located north of CR 130, and east of CR 132, and the proposed annexation of portions of right-of-way adjacent to the O'Donnell Equestrian Tract: being a 1.31 acre strip of land in the William Stapp Survey, Abstract No. 834 (CR 128) and being a 1.14 acre strip of land in the Benjamin Haile Survey, Abstract No. 397 (CR 130), within the extraterritorial jurisdiction of the City of Celina, Collin County, Texas. (O'Donnell Equestrian Tract Annexation) (Liebman)

(2016-56)

- K. Consider and act upon a contract change order by and between the City of Celina and Pacheco Koch for Engineering and Survey for the Southeast Sector Sewer Project. (Johnson)
- L. Consider and act upon an ordinance of the City of Celina, Texas, repealing ordinance No. 2005-20, an ordinance allowing for the establishment of rules and procedures for rationing, curtailing and controlling outdoor water usage and adopting a new ordinance in its place implementing a Drought Contingency Plan. (Fourmentin)

(2016-57)

- M. Consider and act to set two public hearing dates on September 13, 2016 at 5:00 p.m. and September 13, 2016 at 5:05 p.m. for two tracts of City land within the extraterritorial jurisdiction of the City of Celina, Collin County, Texas and described as follows: being an approximately 70.000 acre tract of land situated in the Mary Howell Survey, Abstract No. 395, Collin County, Texas and generally located east of CR 90, north of the future alignment of Sunset Boulevard and west of FM 2378 (Custer Road); and being an approximately 30.778 acre tract of land situated in the Mary Howell Survey, Abstract No. 395, Collin County, Texas and generally located east of CR 90, north of the future alignment of Sunset Boulevard and west of FM 2378 (Custer Road), and the rights-of-way adjacent to these properties. (Hundred Acre Park Annexation) (Liebman)

VIII. PUBLIC HEARING/ACTION:

- A. The Celina City Council will conduct a public hearing to consider testimony and act upon an ordinance of the City Council of the City of Celina, Texas, amending Ordinance No. 2006-57, as heretofore amended the same being the Comprehensive Zoning Ordinance, and amending the Official Zoning Map of the City by designating the zoning of land that is an approximately 1.65 acre tract of land situated in the Collin County School Land Survey #15, Abstract No. 170 and the Thomas Stayton Survey, Abstract No. 805, Collin County, Texas, and generally located east of N. Louisiana Drive and north of Poplar Street, Celina, Texas, as described in Exhibit "A" and depicted in Exhibit "B" attached hereto and incorporated herein to be zoned "PD" Planned Development District #69. (Grace Bridge) (Liebman)

(2016-58) Mayor Terry opened the hearing at 5:45 p.m. No public comment was received. Councilwoman Koehne asked what the use for this area is in the Comprehensive Plan. The hearing was closed at 5:51 p.m.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Webber, Place 1
SECONDER:	Chad Anderson, Place 6
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- B. The Celina City Council will conduct a public hearing to consider testimony and act upon an ordinance of the City Council of the City of Celina, Texas, amending Ordinance No. 2006-57, as heretofore amended, the same being the Comprehensive Zoning Ordinance, and amending the Official Zoning Map of the City by designating the zoning of land that is an approximately 641.3 acre tract of land in the John Culwell Survey, Abstract No. 208, the Hezekiah Culwell Survey, Abstract No. 186, the B.B.B. & C.R.R. Survey, Abstract Nos. 129 and 130, and the George Jay Survey, Abstract No. 488 and generally located north of CR 130, south of CR 134, and east of CR 101, and west of CR 133, Collin County, Texas; as described in Exhibit "A" and depicted in Exhibit "B" attached hereto and incorporated herein to be zoned "PD" Planned Development District No. 70. (O'Donnell Rezoning) (Liebman)

(2016-59) Mayor Terry opened the hearing at 5:52 p.m. Councilman Hopkins asked what the north/south road is that runs through the development. No public comment was received. The hearing was closed at 5:55 p.m.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Chad Anderson, Place 6
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- C. The Celina City Council will conduct a public hearing to consider testimony on the proposed involuntary annexation of a tract of land located within the extraterritorial jurisdiction of the City of Celina, Collin County, Texas and described as follows: being 82.414 acres situated in the Coleman Watson Survey, Abstract No. 945, Collin County, Texas, and generally located east of CR 84 and north of FM 1461 (Frontier Parkway), and comprised of thirty-one (31) residential lots, and the rights-of-way adjacent to this property. (Wilson Creek Phase 2) (Liebman)

Mayor Terry opened the hearing at 5:55 p.m. Dale Bainum of 3541 Heritage Trail asked why both phases were not being annexed at the same time. The hearing was closed at 5:57 p.m.

- D. The Celina City Council will conduct a public hearing to consider testimony and act upon an ordinance of the City Council of the City of Celina, Texas, amending Ordinance No. 2006-57, as heretofore amended, the same being the Comprehensive Zoning Ordinance, and amending the Official Zoning Map of the City by designating the zoning of an approximately 1.374 acre tract of land situated in the Herrin Addition, Lot 1R, Block A and the Collin County School Land Survey, Abstract No. 167 and is generally located north and east of Business 289, south of Cherry Wood Lane, and west of Preston Road, Celina, Texas, as described in Exhibit "A" and depicted in Exhibit "B," attached hereto and incorporated herein, to be zoned as a PD-Planned Development District #71 and PRO, Preston Road Overlay. (Ace Hardware) (Liebman)

(2016-60) Mayor Terry opened the hearing at 5:58 p.m. No public comment was received. The hearing was closed at 6:05 p.m.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Carmen Roberts, Place 4
SECONDER:	Chad Anderson, Place 6
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

IX. ACTION ITEM:

- A. Consider and act to propose an Ad Valorem tax rate of \$.645 (M & O 0.433512, I & S 0.211488), and set public hearing dates of Tuesday, August 23, 2016 at 5:30 p.m. and Tuesday, August 30, 2016 at 5:30 p.m. (record vote) (Toutounchian)

(2016-44R) Mayor Terry called upon each council member for the vote. Mindy Koehne - yes; Carmen Roberts - yes; Andy Hopkins - yes; Chad Anderson - yes; Bill Webber - yes; Wayne Nabors - yes.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Chad Anderson, Place 6
SECONDER:	Andy Hopkins, Place 3
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- B. Consider and act upon a construction plat for Sutton Fields Infrastructure, approximately 12.598 acres situated in the Freeman Wilkerson Survey, Abstract No. 1411 and the Thomas H. McIntyre Survey, Abstract No. 903, containing the Fenwick Trail right-of-way, the Sutton Fields Boulevard right-of-way and one (1) non-residential lot, and generally located north of Parvin Road and east of FM 1385. (Sutton Fields Infrastructure Construction Plat) (Liebman)

Mayor Terry recused himself at this time (6:12 p.m.) due to a conflict of interest.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Carmen Roberts, Place 4
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- C. Consider and act upon a construction plat for Sutton Fields Phase 1A, approximately 69.961 acres situated in the Freeman Wilkerson Survey, Abstract No. 1411, containing 318 residential lots and ten (10) common area lots, and generally located north of Parvin Road and east of FM 1385. (Sutton Fields Phase 1A Construction Plat) (Liebman)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Webber, Place 1
SECONDER:	Wayne Nabors, Place 2
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- D. Consider and act upon a construction plat for Sutton Fields Phase 1B, approximately 50.983 acres situated in the Freeman Wilkerson Survey, Abstract No. 1411, the Thomas B. Cox Survey, Abstract No. 309, the Carrol Jackson Survey, Abstract No. 1546, and the Jacob Rue Survey, Abstract No. 1109, containing 197 residential lots and five (5) common area lots, and generally located north of Parvin Road and east of FM 1385. (Sutton Fields Phase 1B Construction Plat) (Liebman)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Bill Webber, Place 1
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- E. Consider and act upon an ordinance on the proposed involuntary annexations of a ± 1.39 acre tract of land situated in the Swanner Addition, Block A, Lot 1, Collin County, Texas; a ± 4.563 acre tract of land situated in the Edgemon Addition Block A, Lots 1 & 2, Collin County, Texas; a ± 2.5 acre tract of land situated in the Coleman Watson Survey, Abstract No. 945, block 4, Tract 40 & 57, Collin County, Texas; a ± 2.5 acre tract of land situated in the Coleman Watson Survey, Abstract No. 945, sheet 4, Tract 39, Collin County, Texas; and a ± 1.752 acre tract of land situated in the Coleman Watson Survey, Abstract No. 945, block 4, tract 52, generally located on the Northwest corner of FM 1461 (Frontier Parkway) & FM 2478 (Custer Road). (Custer Road Annexations) (Liebman)

(2016-61) Mayor Terry returned to the meeting at this time (6:17 p.m.).

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Mindy Koehne, Place 5
SECONDER:	Chad Anderson, Place 6
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- F. Consider and act upon on a final plat for Parkside Phase 2, being approximately 27.286 acres situated in the M.E.P. and P.R.R. Survey, Abstract No. 644, containing 122 residential lots and 4 HOA lots it is generally located south of FM 455 (W. Walnut Street) and east of FM 428, west of Tolleson Dr. and north of Sunset Boulevard. (Parkside Phase 2 Final Plat) Liebman

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Bill Webber, Place 1
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- G. Consider and act upon a site plan for Celina Professional Village, approximately 4.00 acres, Lot 1, Block A of the Keller Williams Addition, containing one commercial lot, and generally located on the east side of Preston Road, north of CR 89 and south of E. Sunset Boulevard. (Liebman)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Bill Webber, Place 1
SECONDER:	Chad Anderson, Place 6
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- H. Consider and act upon a change order with Hill and Wilkinson General Contractors for up to \$100,000 to replace windows at City Council Chambers (Montgomery).

RESULT:	TABLED [UNANIMOUS]
MOVER:	Bill Webber, Place 1
SECONDER:	Wayne Nabors, Place 2
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

- I. Consider and act upon a ordinance of the City Council of the City of Celina, Texas, abandoning and vacating the approximately thirty (30) foot wide public right-of-way located adjacent to and encumbering Lot 3c, Block 90 of the Celina Original Addition, and being more particularly described and depicted in Exhibit "A" and depicted in Exhibit "B," attached hereto, and authorize the City Manager to execute a quitclaim deed as may be requested by owners of Lot 3c, Block 90 of the Celina Original Addition. (Svoboda Right-of-Way Abandonment) (Liebman)

(2016-62)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Wayne Nabors, Place 2
SECONDER:	Carmen Roberts, Place 4
AYES:	Koehne, Hopkins, Webber, Roberts, Anderson, Nabors

X. ADJOURNMENT:

There being no further comment Mayor Terry adjourned the meeting at 6:35 p.m.

Sean Terry, Mayor

Vicki Faulkner, TRMC
City Secretary, City of Celina, Texas

Date Minutes Approved