



**CITY COUNCIL WORKSESSION, PUBLIC HEARING, & REGULAR MEETING
CELINA COUNCIL CHAMBERS
302 W. WALNUT STREET
TUESDAY, MAY 15, 2012
5:00 P.M. Worksession/Regular Session/ 6:30 P.M. Public Hearing/Action**

MINUTES

WORKSESSION/REGULAR SESSION 5:00 P.M.

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Mayor Jim Lewis called the meeting to order at 5:00 p.m. Council members present were Sean Terry, Carmen Roberts, Wayne Nabors, Larry Berg and Mayor Pro Tem Dewey Isham. Councilman Bill Webber was absent.

II. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

- A. Appointment of Director and acknowledgement of a change for Mustang Ranch Municipal Management District No. 1 – Helen-Eve Liebman
- B. Zoning amendment to add a new (HI) Heavy Industrial District presented by Helen-Eve Liebman
- C. Quarterly financial update given by Finance Director Jay Toutounchian
- D. Utility Relocation Proposal presented by Doug Dillon with Brown & Gay Engineers
- E. Water and Wastewater Master Plan Proposal presented by Doug Dillon with Brown & Gay Engineers

City Council convened into executive session at 6:08 p.m. with City Attorney Byron Berry and Councilman-Elect Todd McCally.

III. EXECUTIVE SESSION:

City Council will convene into Executive Session pursuant to Texas Government Code Section 551.072 Deliberation Regarding Real Property to deliberate the purchase, exchange, lease, or value of real property.

- A. 142 N. Ohio St. and 112 N. Colorado St.
- B. Acreage located east of FM 428, north of CR 56 and south of FM 455

RECONVENE INTO OPEN SESSION

- 1. Consider and act upon items discussed in executive session.

City Council reconvened into open session at 6:35 p.m. and took no action on items discussed in executive session.

PUBLIC HEARING/ACTION ITEMS 6:30 P.M.

IV. PLEDGE OF ALLEGIANCE/INVOCATION: Boy Scout Pak #296 led the pledge of allegiance at the flag pole on the square. Councilman Nabors gave the invocation.

V. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

- A. Cinco de Mayo Committee Recognition - City Manager Mike Foreman thanked the El Puente de Celina members. Committee member Vincent Ramos presented three \$1500.00 scholarships to Celina students, Edgar Fraire, Pedro Rojas and Natalie Estrada (not present).
- B. City Council Oaths of Office – Mayor Jim Lewis thanked out-going Mayor Pro Tem Dewey Isham and presented him with a plaque of appreciation. Mayor Pro Tem Isham spoke about the many things he learned while serving on the council. Mayor Jim Lewis then gave the Oath of Office to Incumbent Councilman Wayne Nabors and new Councilman Todd McCally. Councilman Todd McCally took his place on the council dais.

VI. OPEN FORUM:

Louis Darrouzet, Operations Manager with General Chemical stated that he was pushing for the Heavy Industrial Zoning as his company wanted to work with the city and stay in the city. He talked about his interest in having the company become more involved with the community.

VII. CONSENT AGENDA:

- A. Consider and act upon approval of minutes from: 04/09/2012, 04/16/2012 - Faulkner
 - B. Consider and act upon approval of a resolution (2012-08R) of the City of Celina denying Atmos Energy Group., Mid-Tex Division's requested rate change; requiring the company to reimburse the City's reasonable ratemaking expenses; 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 ACSC's legal counsel. – Foreman
 - C. Consider and act to appoint Carla De Bore to the Mainstreet Advisory Board. - Arias
- Councilman Terry moved to approve the consent agenda as stated. Councilwoman Roberts seconded. Motion carried. 5-yes;0-no.

VIII. PUBLIC HEARING/ACTION:

- A. The Celina City Council will conduct a public hearing (and take action) regarding an ordinance (2012-10) of the City Council of Celina, Texas, amending the City's Code of Ordinances, Chapter 14: Zoning, Article 14.03: Zoning Districts to add a new Heavy Industrial District (HI) with all regulations and uses pertinent to such district. - Liebman
- No public comment received. Councilman Nabors moved to add the HI District designation back to our zoning ordinance with specific restrictions put in place previously (as written). Councilman Terry seconded. Motion carried. 5-yes;0-no.

IX. ACTION ITEMS:

- A. Consider and act upon an appointment and acknowledge a change to the Mustang Ranch Municipal Management District No. 1 Board of Directors.
- Councilman McCally moved to appoint the new City Manager Mike Foreman and Mayor Jim Lewis to the Mustang Ranch Municipal Management District No. 1 Board of Directors. Councilwoman Roberts seconded. Motion carried. 5-yes;0-no.
- B. Consider and act upon approval of a proposal submitted by Brown and Gay Engineers for utility relocation design in the amount of \$169,879.12.
- Councilman Berg moved to approve a proposal submitted by Brown and Gay Engineers for utility relocation design in the amount of \$169, 879.12. Councilman McCally seconded. Motion carried. 5-yes;0-no.
- C. Consider and act upon a proposal for preparation of a water and wastewater master plan for the City of Celina by Brown and Gay Engineers in the amount of \$238,270.00.
- Councilman McCally moved to approve a proposal for a water and wastewater master plan for the City of Celina by Brown and Gay Engineers in the amount of \$238, 270.00. Councilman Berg seconded. Motion carried. 5-yes;0-no.

- D. Consider and act upon all matters incident and related to the issuance and sale of "City of Celina, Texas, General Obligation Refunding Bonds, Series 2012", including the adoption of an ordinance (2012-11) authorizing the issuance of such bonds and providing for the redemption of the obligations being refunded.

Action Item D was considered with Action Item E.

- E. Consider and act upon all matters incident and related to the issuance and sale of "City of Celina, Texas, Tax and Waterworks and Sewer System (Limited Pledge) Revenue Certificates of Obligation, Series 2012", including the adoption of an ordinance (2012-12) authorizing the issuance of such certificates of obligation.

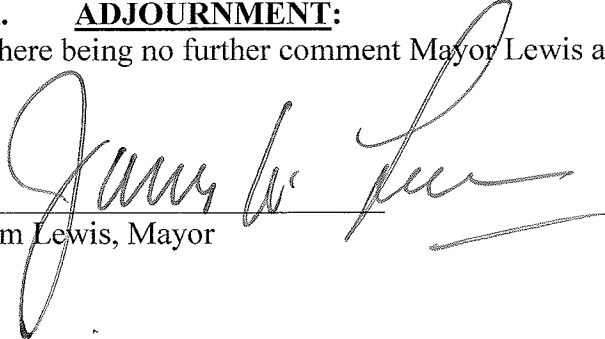
Councilman Berg moved to approve Items D and E under Action Items. Councilman McCally seconded. Motion carried. 5-yes;0-no.

- F. Consider and act upon an exception to the City's Code of Ordinances, Chapter 1, Article 1.12 Special Events, Section 1.12.093 Loudspeakers, extending use until 11:00 p.m. for the Celina Splash and Blast event on Saturday, June 30, 2012.

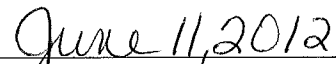
Councilman Terry moved to approve an exception and extend the use to 11:00 p.m. Councilman Nabors seconded. Motion carried. 5-yes;0-no.

X. ADJOURNMENT:

There being no further comment Mayor Lewis adjourned the meeting at 7:35 p.m.


Jim Lewis, Mayor


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


Date Minutes Approved

