



**NOTICE OF
CITY COUNCIL REGULAR MEETING
CITY COUNCIL CHAMBERS 112 N. COLORADO ST, CELINA, TX 75009
TUESDAY, MAY 10, 2016 AT 5:00 PM**

MINUTES

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Mayor Sean Terry called the meeting to order at 5:05 PM.

Attendee Name	Organization	Title	Status	Arrived
Wayne Nabors	City of Celina	Place 2	Present	
Carmen Roberts	City of Celina	Place 4	Present	
Lori Vaden	City of Celina	Place 5	Present	
Chad Anderson	City of Celina	Place 6	Present	
Andy Hopkins	City of Celina	Place 3	Present	
Erik Geiger	City of Celina	Place 1	Present	
Sean Terry	City of Celina	Mayor	Present	

II. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

A. Employee recognitions (Foreman)

City Manager Mike Foreman recognized the following employees: Haley Norris-Texas Municipal Human Resource Association Rising Star Award, Helen-Eve Liebman-Director of the Year and Michael Montgomery-Employee of the Year.

B. Budget update (Toutouchian)

Director of Finance Jay Toutouchian presented a six month budget update.

C. Engineering update (Johnson)

Director of Public Works Gabe Johnson updated the city council on current road work and the southeast sector water and sewer line project.

D. Discussion regarding any and/or all agenda items

No other items were discussed. Mayor Terry called a recess at 5:19 PM.

III. EXECUTIVE SESSION:

No executive session was held.

A. Reconvene into open session to consider and act upon any items discussed in executive session.

IV. PLEDGE OF ALLEGIANCE/INVOCATION 6:00 PM:

The City Council reconvened at 6:00 PM. Mayor Terry led the pledges of allegiance. Corbett Howard gave the invocation.

V. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

A. Punk Carter Parkway sign presentation

Mayor Terry presented Mr. and Mrs. Carter with a Punk Carter Parkway city road sign and thanked them for their service to the community.

B. Building Safety Month Proclamation

Mayor Terry read the proclamation and recognized employees involved with building safety: Joel Huff, Carlos Franzen, Mark Metdker, Ben Rodriguez and Keith Brumfield.

C. Veterans and Military Appreciation Month Proclamation

Mayor Terry read the proclamation and recognized Celina Police Officer Tim Hale for his service to our country.

D. Public Works Week Proclamation

Mayor Terry read the proclamation and recognized public works employees present: Gabe Johnson, Alan Fourmentin, Andrew Moore, Ector Arguello, David Stone and Nathan Morales.

E. Recognize Cajun Fest sponsors

Sponsors will be recognized next month.

VI. OPEN FORUM:

No public comment was received.

VII. CONSENT AGENDA:

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Andy Hopkins, Place 3
SECONDER:	Chad Anderson, Place 6
AYES:	Nabors, Roberts, Vaden, Anderson, Hopkins, Geiger

A. Minutes Approval:

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

B. Consider and act upon a resolution of the City of Celina, Texas, authorizing the creation of the North Central Texas Region 9-1-1 Emergency Communications District. (Metdker)

(2016-27R)

C. Consider and act to authorize the City Manager to execute a settlement and release agreement between the City of Celina, Texas, and Sensus USA Inc., upon final approval of terms. (Montgomery)

- D. Consider and act upon an ordinance 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 2016 rate review mechanism filings; declaring existing rates to be unreasonable; adopting tariffs that reflect rate adjustments consistent with the negotiated settlement; finding the rates to be set by the settlement tariffs to be just and reasonable and in the public interest; requiring the company to reimburse ACSC’s reasonable ratemaking expenses; determining that this ordinance was passed in accordance with the requirements of the Texas Open Meetings Act; adopting a savings clause; declaring an effective date; and requiring delivery of this ordinance to the company and the ACSC’s legal counsel. (Foreman)

(2016-34)

- E. Consider and act upon a contract amendment by and between the City of Celina and Upper Trinity River Water District to the Northeast Regional Water Reclamation System Contract. (Johnson)

VIII. PUBLIC HEARING/ACTION:

- A. The Celina City Council will conduct two public hearings on the proposed involuntary annexation of a ±10 acre tract of land situated in the McKinzie Wilhite Survey, Abstract No. 1008 in Collin County, Texas and generally located north of CR 84, south of CR 88, and west of CR 86. (Farmers Bank Tract) (Liebman)

Mayor Terry opened the first hearing at 6:20 PM. No public comment was received. Mayor Terry closed the hearing at 6:21 PM. Mayor Terry opened the second hearing at 6:21 PM. No public comment was received. Mayor Terry closed the hearing at 6:21 PM.

- B. The Celina City Council will conduct a public hearing to consider testimony and take action upon an ordinance amending the City’s Code of Ordinances Chapter 14: Zoning, Article 14.03.010: SF-E, Single-family Estate Residential District, to reinstate this zoning district with modifications. (Single-family Estate Residential District) (Liebman)

Mayor Terry opened the hearing at 6:21 PM. No public comment was received. Mayor Terry closed the hearing at 6:22 PM. (2016-35)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Erik Geiger, Place 1
SECONDER:	Chad Anderson, Place 6
AYES:	Nabors, Roberts, Vaden, Anderson, Hopkins, Geiger

- C. The Celina City Council will conduct a public hearing to consider testimony and take action regarding a Development Agreement for Ownsby Farms, being a ±113.548 acre tract of land located in the Collin County School Land Survey #14, Abstract No. 167 Celina, Texas. The property is generally located west of SH 289 (Preston Road), north of Frontier Parkway (FM 1461), and south of CR 53. (Ownsby Farms) Liebman

RESULT:	NO ACTION
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IX. ACTION ITEM:

- A. Consider and act upon a Construction Plat for Lot 1, Block 1, of the Tractor Supply Addition, approximately 4.029 acres. The property is situated in the Collin County School Land Survey #14, Abstract No. 167 and is generally located east of Business 289, south of Ash Street, and west of Preston Road. (Tractor Supply) (Liebman)

Councilwoman Roberts moved to approve item A as presented (with staff recommendations).

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

- B. Consider and act upon an ordinance of the City of Celina, Texas, adopting the annexation of certain territory contiguous to and adjoining the City of Celina, Texas, to wit: being phase one and phase two of DC Ranch a residential subdivision situated in Collin County, Texas, being a 165.927 acre tract of land situated in the Joab h. Biggs Survey, Abstract No. 52, The George Jay Survey, Abstract No. 488, The Larkin M. Boyd Survey, Abstract No. 48 and The Samuel Queen Survey, Abstract No. 732 within the Extraterritorial Jurisdiction of The City of Celina, Texas. The property is generally located at the southeast corner of CR 97 (Future Coit Road) and CR 134. (DC Ranch) (Liebman)

(2016-36)

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

- C. Consider and act upon an agreement to extend the deadline for closing on property contained in the "Development Agreement" between Wynne Jackson, Inc., and the City of Celina dated April 12, 2016 for the G Bar 7 development. (G-Bar 7) (Liebman)

Councilman Geiger moved to approve item C and extend the agreement an additional 45 days.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Erik Geiger, Place 1
SECONDER:	Chad Anderson, Place 6
AYES:	Nabors, Roberts, Vaden, Anderson, Hopkins, Geiger

- D. Consider and act upon a resolution cancelling the previously called public hearing and setting a public hearing under Sec. 311.003 of the Texas Tax Code for the creation of a Tax Increment Reinvestment Zone within the City of Celina, Texas generally located at the southwest corner of County Road 55 and County Road 1117 and consisting of approximately ±41.499 acres of land located in the Collin County School Land Survey #14, Abstract No. 167; authorizing the issuance of notice by the city secretary of Celina, Texas, regarding the public hearing; and directing the city to prepare a preliminary reinvestment zone financing plan. (G Bar 7 TIRZ) (Liebman)

(2016-28R)

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

- E. Consider and act upon the institution of annexation for portions of right-of-way adjacent to the annexation for the O'Donnell Tract: being a 1.315 acre strip of land in the William Stapp Survey, Abstract No. 834 (CR 128); being a 1.231 acre strip of land in the Benjamin Haile Survey, Abstract No. 397 (CR 130 – west portion); being a 1.147 acre strip of land in the Benjamin Haile Survey, Abstract No. 397 and the William Stapp Survey, Abstract No. 834 (CR 130 – east portion); being a 0.491 acre strip of land in the B.B.B. and C.R.R. Company Survey, Abstract No. 130 (CR 131); being a 1.314 acre strip of land in the Benjamin Haile Survey, Abstract No. 397 and the B.B.B. and C.R.R. Company Survey, Abstract No. 130 (CR 132); and being a 0.843 acre strip of land in the John Culwell Survey, Abstract No. 208 (CR 133). (O'Donnell ROW Institution) (Liebman)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Chad Anderson, Place 6
SECONDER:	Lori Vaden, Place 5
AYES:	Nabors, Roberts, Vaden, Anderson, Hopkins, Geiger

- F. Consider and act upon a resolution of the City Council of the City of Celina, Texas finding that a public necessity exists to acquire sanitary sewer easements in real property generally described as being part of lot 26b, Preston Hills Addition replat, Jonathan Westover survey, abstract no. 1030 as recorded in the real property records of Collin County, generally located north of Frontier Parkway (FM 1461) and east of Preston Hills Circle; providing notice of an official determination to acquire real property for sanitary sewer easements; authorizing the City Manager to obtain the necessary appraisal reports and make bona fide offers of just compensation for the easements; authorizing legal counsel to institute eminent domain proceedings on behalf of the City for the acquisition of easements on said tracts if negotiations are unsuccessful; appropriating funds from a lawful source; and providing for an effective date. (Johnson)

(2016-29R) Councilwoman Roberts moved that the City of Celina authorize the use of the power of eminent domain to acquire a sanitary sewer easement and a temporary construction easement on real property generally described as being part of Lot 26B, Preston Hills Addition Replat, Jonathan Westover Survey, Abstract No. 1030 for installation, use and maintenance of a pipeline with such appurtenant facilities as may be necessary, facilitating sewage collection, drainage, treatment, disposal, and/or emptying and other public uses. Mayor Terry called the roll for a vote.

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

- G. Consider and act to sponsor Celina Bobcat Project Graduation event for high school seniors. (Vaden)

Councilman Nabors moved to approve item G for \$500.00.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Wayne Nabors, Place 2
SECONDER:	Chad Anderson, Place 6
AYES:	Nabors, Roberts, Vaden, Anderson, Hopkins, Geiger

X. ADJOURNMENT:

There being no further comment Mayor Terry adjourned the meeting at 6:38 PM.

Sean Terry, Mayor

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

Date Minutes Approved