



**CITY COUNCIL WORKSESSION, PUBLIC HEARING, & REGULAR MEETING
CELINA COUNCIL CHAMBERS, 302 W. WALNUT STREET**

MONDAY, MAY 09, 2011

5:00 P.M. Executive Session/Worksession / 6:30 P.M. Public Hearing/Action

MINUTES

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Mayor Lewis called the meeting to order at 5:05 p.m. Council members present were Mayor Pro Tem Sean Terry, Larry Berg, Wayne Nabors, Dewey Isham, Dick Smith and Bill Webber.

Council adjourned into executive session with City Attorney Lance Vanzant at 5:06 p.m.

II. EXECUTIVE SESSION:

City Council will convene into Executive Session pursuant to Texas Government Code Section 551.071, Consultation with Attorney, to seek the advice of the City Attorney or other legal counsel concerning pending or contemplated litigation or on a matter in which the duty of the attorney (s) to the City under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act, and 551.072, Deliberation Regarding Real Property, and 551.074 Personnel Matters.

- A. Mustang Ranch Utility Easement Acquisitions (Vanzant)
- B. Boundary Agreement with Pilot Point (Vanzant)
- C. City Manager Search (Hogan)

Council came out of executive session and back into open session at 6:05 p.m.

III. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

- A. Upper Trinity Regional Water District Presentation regarding current contract (Jason Pierce, and Tom Taylor)
- B. Water/Wastewater Rate Study Update (Bob McLain)
- C. Texas Law Enforcement Best Practices Recognition (Texas Police Chief's Association-Keller Police Chief Mark Hafner, Retired Chief Marlin Price and Retired Chief Tom Sheehan)

IV. PLEDGE OF ALLEGIANCE/INVOCATION:

Kate Lewis, a Girl Scout Gold Award Recipient, told the council about her award and achievements. Miss Lewis led the pledges of allegiance. Councilman Nabors gave the invocation.

V. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

None

VI. OPEN FORUM:

No comment received.

VII. CONSENT AGENDA:

- A. Consider and act upon approval of minutes from: 04/11/2011, 04/12/2011
- B. Consider and act upon approval of a Resolution authorizing continued participation with the ATMOS Cities Steering Committee; and authorizing the payment of five cents per capita to the ATMOS Cities Steering Committee to fund regulatory and related activities related to ATMOS Energy Corporation. (Resolution No. 2011-09R)

- C. Consider and act upon approval of 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 a tract of land situated in the Richard Alderson Survey, Abstract Number 7, in Collin County, Texas, being that same tract of land conveyed to Godwin Family Investments, Ltd., by Deed Recorded in Volume 5634, Page 3345 of the Deed Records of Collin County, Texas and being more particularly described by metes and bounds in Exhibit "A" attached hereto and incorporated herein, such tract located on County Road 6 north of FM 1461, (83.06 acres). (Ordinance No. 2011-21)
- D. Consider and act upon a Resolution of the City of Celina, Texas, authorizing the Cities Aggregation Power Project, Inc. (CAPP) to negotiate an extension to the current electric supply and necessary related services agreement with next era for a fixed price per KWH that is lower than contract rates for 2011-2013, said extension to continue until December 31, 2018; authorizing CAPP to act as an agent on behalf of the city to enter into a contract for electricity; authorizing the chairman of CAPP to execute an extension to the current electric supply agreement for deliveries of electricity effective January 1, 2011 or as soon after finalization of a contract as possible; committing to budget for energy purchases and to honor the city's commitments to purchase power through CAPP for its electrical needs through December 31, 2018. (Ordinance No. 2011-10R)
- E. Consider and act upon approval of an amended Third Amendment to the Amended and Restated Development Agreement between the City of Celina and Collin County MUD No. 1 and Forestar/RPG Land Co., LLC.

Councilman Smith moved approval of the consent agenda. Councilman Webber seconded. Motion carried. 6-yes;0-no.

VIII. PUBLIC HEARING/ACTION:

- A. The City Council will conduct a public hearing to consider testimony and take action regarding an ordinance 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 approximately 83.0619 acres, being a tract of land situated in the Richard Alderson Survey, Abstract No. 7 in Collin County, Texas, being that same tract of land conveyed to Godwin Family Investments, Ltd, by Deed recorded in Volume 5634, Page 3345 of the Deed records of the County of Collin, State of Texas, and more fully described in Exhibit "B" and shown graphically in Exhibit "A" attached hereto and incorporated herein, to be zoned "MU-2" Mixed Use Regional District".

No public comment received. Scott Norris representing the applicant (4265 Kellway Circle, Dallas) was present. Councilman Webber moved to approve the ordinance (2011-21) amending the Zoning Ordinance. Councilman Smith seconded. Motion carried. 6-yes;0-no.

- B. The City Council will conduct a public hearing to consider testimony and take action regarding an ordinance of the City Council of Celina, Texas, amending the City's Code of Ordinances, Chapter 14: Zoning; Article 14.01: General Provisions to add definitions; Article 14.03: Zoning Districts to amend existing Mixed Use Suburban (MU-1) and Mixed Use Regional (MU-2) Districts, add Single Family Residential District (SF-R), Community Facility District (CF), and Retail Office District (RO) and all pertinent regulations thereto; to declare certain zoning districts obsolete and to add the designation of active or obsolete to all zoning districts; Article 14.04: Use Regulations to amend the use charts.

Mayor Pro Tem Terry moved to approve an ordinance (2011-22) amending the City's Code of Ordinances, Chapter 14: Zoning, with the following addition: MU-2, Section 5 (B) (1) Open Space, "excluding Multiple Family Residential Units". Councilman Smith seconded. Motion carried. 6-yes;0-no.

IX. ACTION ITEMS:

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

Item A – Councilman Smith moved to authorize the city manager to take action as indicated regarding the Mustang Ranch Easement. Mayor Pro Tem Terry seconded. Motion carried. 6-yes;0-no.

B. Consider and act upon approval of a site plan for 1.163 acres located north of County Road 55 west of Preston Road, and east of Louisiana Street in Celina, Collin County, Texas and more specifically known as 516 S. Oklahoma Street. (Billick)

The applicant's were present. Councilman Isham moved to table item B. Councilman Webber seconded. Motion carried. 6-yes;0-no.

C. Consider and act upon approval of a site plan for .815 acres located north of County Road 83, east of Preston Road and south of County Road 88 in Collin County, and more specifically known as 2770 S. Preston Road. (Billick)

Applicant Scott Pendley (4725 Nall Rd., Dallas) was present. Councilman Smith moved to approve a site plan for .815 acres pending BOA approval. Councilman Nabors seconded. Motion carried. 6-yes;0-no.

D. Consider and act to appoint a Finance Committee. (Hogan)

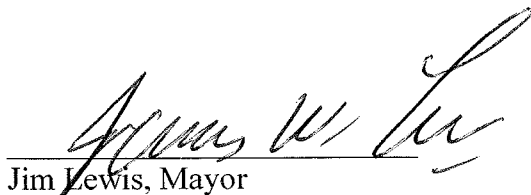
Councilman Nabors and Mayor Pro Tem Terry were named to the Finance Committee.

E. Consider and act to accept resignations, removal and/or appointment of committee members to the Board of Adjustments and Building & Standards Commission.

No action taken.

X. ADJOURNMENT:

There being no further comment, Mayor Lewis adjourned the meeting at 7:54 p.m.


Jim Lewis, Mayor


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

06/13/2011
Date Minutes Approved

