



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

MONDAY, MARCH 8, 2010

5:00 P.M. Regular Session/Work session/6:30 P.M. Public Hearing

MINUTES

REGULAR SESSION

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 Todd McCally, Brad Glendening, Wayne Nabors, Dewey Isham, Dick Smith and Sean Terry.

II. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

- A. Monthly Police Dept Report, Monthly Fire Dept Report, Monthly Public Works Dept Report, Monthly Financial Report, Monthly Development Services Report, Monthly Main Street Report, Monthly Parks Dept Report, Monthly Library Report, Monthly EDC Report and all agenda items – staff present for reports Chief Joe Williams, Chief Jerry Duffield, Joseph Johnson, Keith Billick, Matt Furr, Linda Shaw, Jay Toutounchian
- B. Update on Dallas North Tollway Phase 4B/5A by City Manager Jason Gray
- C. Downtown Square renovation update by City Manager Jason Gray

The City Council convened into executive session at 5:40 p.m. with City Attorney Lance Vanzant.

III. EXECUTIVE SESSION:

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

- A. Property located south of CR 55, north of Frontier Parkway, west of Preston Road and east of Smiley Road
- B. Property located adjacent to 601 S. Ohio
- C. Easement issues for Celina High School

City Council reconvened into open session at 6:42 p.m.

RECONVENE INTO OPEN SESSION

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

No action regarding Item A and Item C.

Item B - Mayor Pro Tem McCally moved to authorize the City Manager to execute the agreement as agreed in Executive Session. Councilman Smith seconded. Motion carried. 6-yes;0-no.

PUBLIC HEARING/ACTION ITEMS 6:30 p.m.

IV. PLEDGE OF ALLEGIANCE/INVOCATION:

Girl Scout Troup #880 led the pledge of allegiance. Steve Hardy gave the invocation.

V. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

VI. OPEN FORUM: No comment received.

VII. PUBLIC HEARING/ACTION:

Council took action from their earlier executive session before the hearing began at 6:36 p.m.

A. The Celina City Council will conduct a public hearing to consider testimony regarding an application filed with the Texas Water Development Board for financial assistance for wastewater system projects consisting of improvements to the existing wastewater treatment plant, construction of two sewer lines extending service from Carter Ranch to the new Doe Branch Regional Wastewater Treatment Plant and improvement of the Shawnee Lift Station, the potential impacts of the project and alternatives to it.

Consultant David McSwain with Essayon Engineering explained the purpose for the hearing and the scope of the projects. No comment received. Mayor Lewis closed the hearing.

B. The Celina City Council will conduct a public hearing to consider testimony regarding the annexation of:

- 1) 2.0 acres (located generally in the northwest corner of the intersection of SH 289 and Carthage Road) in Collin County, submitted by the City of Celina.

An unidentified gentleman from the audience asked about the availability of sewer for the property and asked about zoning for the property. No other comments received. Mayor Lewis closed the hearing.

- 2) 40 acres (located generally east of FM 428) in Colin County, submitted by Planetial, LP.
- 3) 40.01 acres (located in the northeast corner of CR 97 and CR 101) in Collin County, submitted by Barry Sangani.
- 4) .117 acres (located generally north of Parvin Road) in Denton County, submitted by Teel Lakes.
- 5) .205 acres (located generally north of Parvin Road) in Denton County, submitted by Teel Lakes.
- 6) 17.20 acres (located in the northeast corner of the intersection of Smiley Road and Parvin Road) submitted by Coit 49 Partners, LP.

No comments were received on items 2 through 6. Mayor Lewis closed the hearings.

C. The Celina City Council will conduct a public hearing to consider testimony and take action regarding Case No. Z10-03, a rezoning request from AG (Agriculture) to C-2

(General Commercial), for property located at 601 S. Ohio, Collin County and more commonly known as A0132 B.B.B. & C. RY. CO., TRACT 1 and containing 1.539 acres. Items C and D were taken as one item. Applicant Khalid Shabazz was present. No comments received. Councilman Glendening moved to approve the rezones from AG to C-2 (Ordinances No. 2010-04 and 2010-05) for property located at 601 S. Ohio and 605 S. Ohio. Councilman Terry seconded. Motion carried. 6-yes;0-no.

D. The Celina City Council will conduct a public hearing to consider testimony and take action regarding Case No. Z10-04, a rezoning request from AG (Agriculture) to C-2 (General Commercial), for property located at 605 S. Ohio, Collin County and more commonly known as A0132 B.B.B. & C. RY. CO., TRACT 28 and containing 1.46 acres.

See above.

E. The Celina City Council will conduct a public hearing to consider testimony and take action regarding Case No. Z10-05, a rezoning request from AG (Agriculture) to MU-2 (Mixed Use Regional), for property located at 16191 Parvin Road, Denton County and more commonly known as A0889A J. MCKIM, TR 7, 13.029 ACRES, OLD DCAD TR #6A(1) and containing 17.423 acres.

No comment received. Councilman Smith moved to table action on item E. Mayor Pro Tem McCally seconded. Motion carried. 6-yes;0-no.

VIII. CONSENT AGENDA:

A. Minute Approval-02/08/2010, 02/22/2010

B. Consider and act upon a resolution of the City Council of the City of Celina, Texas, ordering and calling an election for the purpose of electing a council member for Place 1, and a Council Member for Place 6, for three (3) year terms each; authorizing a joint election with the Celina Independent School District and Collin County Community College to be held on May 08, 2010.

C. Consider and act upon a petition for annexation of 50.9 acres in Collin County submitted by Adi and Edith Torkiya, located generally north of CR 53 and west of the BNSF railway and set public hearing dates of Monday, April 12, 2010 at 6:30 p.m., and Tuesday, April 13, 2010 at 6:00 p.m.

D. Consider and act upon approval of a services agreement by and between Tenet Frisco, Ltd., d/b/a Centennial Medical Center and the City of Celina.

E. Consider and act upon approval of a replat application RP10-01, for 205 W. Ash Street.

F. Consider and act upon approval of a replat application RP10-02, for 401 N. Texas Ave.

Councilman Isham moved to approve the consent agenda. Mayor Pro Tem McCally seconded. Motion carried. 6-yes;0-no.

IX. ACTION ITEMS:

A. Consider and act upon acceptance of Fiscal Year 2009 Audit.

Auditor Tommy Nelson with Scott, Singleton, Fincher presented the audit to council. Mayor Pro Tem McCally moved to accept the audit. Councilman Nabors seconded. Motion carried. 6-yes;0-no.

B. Consider and act upon an ordinance of the City Council of the City of Celina, Texas, amending the City's Code of Ordinances, Chapter 37: Master Fee Schedule, Section 37.01 Water and Sewer.

Councilman Terry moved to accept new water rates as presented. (Ordinance No. 2010-03) Councilman Smith seconded. Motion carried. 6-yes;0-no.

C. Consider and act upon an ordinance of the City Council of Celina, Texas, amending the City's Code of Ordinances, Chapter 156: Signs; providing for a preamble which states

among other things that the regulations contained herein shall be applicable within the City's corporate limits and within its extraterritorial jurisdiction.

Mayor Pro Tem McCally moved to approve the sign ordinance as presented. (Ordinance No. 2010-06) Councilman Glendening seconded. Motion carried. 5-yes;0-no. (Councilman Isham was out of the room)

D. Consider and act upon Case No. VAR10-01, a request for meritorious exception to Chapter 156.26(C) Commercial Signs and Appendix B: Signage Criteria (Sign, monument).

No action taken on item D.

E. Consider and act upon Case No. VAR10-02, a request for meritorious exception to Chapter 156.21(C) Illuminated Signs.

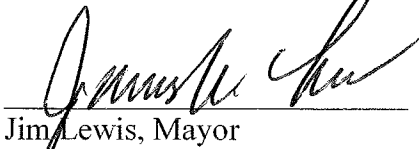
Councilman Nabors moved to approve the variance as presented. Councilman Smith seconded. Motion carried. 6-yes;0-no.

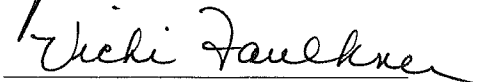
F. Consider and act upon an ordinance calling a bond election to be held in the City of Celina, Texas, making provisions for the conduct of the election and resolving other matters incident and related to such election.

City Manager Jason Gray outlined the bond committee activity and presented their recommendations. Bond Committee members Steve Hardy and Amanda Webber agreed the presentation represented the committee's intentions. Mayor Pro Tem McCally moved to approve an ordinance (2010-07) calling a bond election for May 8th. Councilman Terry seconded. Motion carried. 6-yes;0-no.

X. ADJOURNMENT:

There being no further action Councilman Smith moved to adjourn. Mayor Pro Tem McCally seconded. The meeting adjourned at 9:14 p.m.


Jim Lewis, Mayor


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

April 12, 2010
Date Minutes Approved

