CITY COUNCIL WORKSESSION, PUBLIC HEARING, & REGULAR MEETING
CELINA COUNCIL CHAMBERS
302 W. WALNUT STREET
TUESDAY, FEBRUARY 11, 2014
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 Sean Terry called the meeting to order at 5:00 p.m. Council members present were Mayor Pro Tem Carmen Roberts, George Kendrick, Wayne Nabors, Vincent Ramos, Bill Webber and Chad Anderson.

II. WORKSESSION/COMMITTEE REPORTS/STAFF REPORTS:

A. Fiscal Year 2013 Audit Presentation – *Auditor Tommy Nelson with Scott Singleton & Fincher presented highlights of the audit and announced a clean opinion.*
B. Cajun Festival, Balloon Festival, Main Street Golf Tournament, National Accreditation – *Main Street Manager Terri Wilson updated the council on events and recognitions for the program.*
C. Celina Public Library Presentation – *No presentation given at this time.*
D. Grants update – *Assistant to the City Manager Michael Montgomery updated council on grants for which the city is applying to purchase a wood chipper, waste receptacles and radios.*
E. Youth Sports update – *Parks Superintendent Cody Webb updated the council on the increased participation in youth sports and mentioned expanding adult sports and a charity tournament.*
F. Preston Streams Park structure demolition – *Parks Superintendent Cody Webb explained the need for demolition of structures due to safety concerns at this park.*
G. Engineering update – *City Engineer Gabe Johnson introduced Jeff Payne with Freese & Nichols who will be doing a roadway impact fee engineering study and roadway proportionality ordinance update for the city and explained the process involved in creating impact fees.*
H. Introduce new Code Enforcement Officer – *Director of Planning and Development Services Helen-Eve Liebman introduced William Strakos to the council.*
I. Review of an amendment to the City's signage standards – *Director of Planning and Development Services Helen-Eve Liebman presented the new standards.*

III. EXECUTIVE SESSION:

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

IV. PLEDGE OF ALLEGIANCE/INVOCATION:

Mayor Terry introduced Susan Fletcher, a candidate for Collin County Commissioner Precinct #1. Ms. Fletcher gave the invocation. Mayor Terry led the pledges of allegiance.

V. PROCLAMATIONS/PRESENTATIONS/OATHS OF OFFICE:

VI. OPEN FORUM:

Resident Sissy Miller, 1505 Brook Lane, complimented Joseph Johnson for contacting the road construction company to smooth out the intersection at FM 455 and SH 289.

VII. CONSENT AGENDA:

A. Consider and act upon approval of minutes from: 01/14/14. Faulkner

B. Consider and act upon approval of a resolution *(2014-05R)* of the City Council of the City of Celina, Texas, ordering and calling a general election for the purpose of electing a Mayor, a council member for Place 4, and a council member for Place 5 for three (3) year terms each; authorizing a joint election with the Denton County Elections Administrator and the political subdivisions located entirely or partially inside the boundaries of Denton County, Celina Independent School District Board of Trustees and Collin County Elections Administrator to be held on May 10, 2014. *(Resolucion (2014-05R) del Concilio Municipal de La Ciudad de Celina, Tejas, se ordenan y convocan las Elecciones Generales para el fin de elegir un Alcalde y un Miembro del Concilio de Lugar 4, y un Miembro del Concilio de Lugar 5 para termino de tres (3) anos cada uno: autoriza una eleccion conjunta con el Administrador de Elecciones del Condado Denton y las subdivisiones politicas ubicados total o parcialmente dentro de sus limites Condado de Denton, y el Administrador de Elecciones del Condado Collin y el Distrito Escolar Independiente de Celina que se celebrara el 10 de Mayo 2014.)* Faulkner

C. Consider and act upon approval of a resolution *(2014-06R)* of the City Council of the City of Celina, Texas, approving the sale of certain surplus property. J. Johnson

D. Consider and act upon approval of a Final Plat for Heritage Phase 3, approximately 39.416 acres out of the Hugh C. Routh Survey Abstract No. 765, Collin County, Texas, containing 109 residential lots and 2 HOA lots. Liebman

E. Consider and act upon approval of a Construction Plat for Cypress Creek Way Extension at Light Farms, approximately 2.748 acres situated in the Collin County School Land Survey #14, 167, Collin County, Texas. Liebman

F. Consider and act upon approval of a professional services contract with Freese and Nichols, Inc., for a Roadway Impact Fee Study and Rough Proportionality Ordinance update and authorizing the city manager to execute the contract. G. Johnson

G. Consider and act upon approval of an ordinance *(2014-03)* 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 35.249 acre tract of land situated in the A. Thomasson Survey, Abstract No. 1265, and the William Phillips Survey, Abstract No. 1029, Denton County, Texas, being part of a 136.413 acre tract of land described in a deed to Raymond Lee Dalton Jr., Michael Glenn Dalton, and Arthur Dalton as recorded in Volume 862, page 168, Real Property Records of Denton County, Texas, and is being more particularly described by metes and bounds in Exhibit "A" and graphically in Exhibit "B" attached herto and incorporated herein. Liebman

Mayor Terry recused himself and left the room due to a conflict of interest with an item on the consent agenda and Public Hearing and Action Item D. Mayor Pro Tem Carmen Roberts called for any discussion and vote on the consent agenda. Councilman Webber moved to approve the consent agenda. Councilman Ramos seconded. Motion carried. 6-yes;0-no.

Mayor Pro Tem Roberts opened Public Hearing Item D. Director of Planning and Development Services Helen-Eve Liebman presented the zoning application to council. Shea Kirkland represented Centurion American as the applicant and gave a short presentation on the project. No public comment was received. Mayor Pro Tem Roberts closed the hearing. Councilman Nabors moved to approve Item D (Ordinance No. 2014-04). Councilman Ramos seconded. Motion carried. 6-yes;0-no.

Mayor Terry returned to the meeting at 6:54p.m.

VIII. PUBLIC HEARING/ACTION:

A. The Celina City Council will conduct a public hearing to consider testimony regarding an involuntary annexation of 2.743 acres situated in the M.E.P. & P. RY. Survey, Abstract No. 644, and being part of a 12.625 acre tract as recorded in Volume 1331, Page 890, of the Deed Records of Collin County, Texas. The property is located at the northwest corner of County Road 56 and Utah Drive, and west of the Celina ISD Elementary School.

Mayor Terry opened the hearing. Property owner Lewis Dickerson objected to the annexation and had concerns about fees that might be assessed to his property. Mayor Terry closed the hearing.

B. The Celina City Council will conduct a public hearing to consider testimony and take action regarding an ordinance *(2014-04)* of the City Council of the City of Celina, Texas, amending Ordinance No. 2013-06, as heretofore amended, the same being the Celina Comprehensive Plan and Thoroughfare Plan Ordinance. Liebman

Director of Planning and Development Services Helen-Eve Liebman presented the amendment. Mayor Terry opened the hearing. No public comment was received. Mayor Terry closed the hearing. Councilman Webber moved to approve Item B. Mayor Pro Tem Roberts seconded. Motion carried. 6-yes;0-no.

C. The Celina City Council will conduct a public hearing to consider testimony and take action regarding Zoning Case Z-14-02, an ordinance *(2014-05)* 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 approximately 331.968 acres of land comprised of lots 14, 15, and 17 of the Collin County School Land Survey Number 14, Abstract 167, Collin County, Texas, and more fully described in exhibit "A" and shown graphically in Exhibit "B" attached hereto and incorporated herein to be zoned "PD#39" Planned Development District #39. The property is generally located west of SH 289 (Preston Road), north of Frontier Parkway (County Road 5), south and east of County Road 53. Liebman

Director of Planning and Development Services Helen-Eve Liebman presented the zoning amendment. Mayor Terry opened the hearing. No public comment was received. Mayor Terry closed the hearing. Councilman Nabors moved to approve Item C. Mayor Pro Tem Roberts seconded. Motion carried. 6-yes;0-no.

D. The Celina City Council will conduct a public hearing to consider testimony and take action regarding Zoning Case Z-14-01, 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 approximately 368.346 acres situated in the William Davenport Survey, Abstract Number 262, the F.D. Gray Survey, Abstract Number 361, Collin County, Texas, the John McKim Survey, Abstract Number 889, the WM. Phillips Survey, Abstract 1029, and the Anthony Thomasson Survey, Abstract 1265, Denton County, Texas, and more fully described in Exhibit "A" and Shown Graphically in Exhibit "B" attached hereto and incorporated herein to be zoned "PD#46" Planned Development District #46. The property is generally located north of Frontier Parkway (County Road 5), west of North Dallas Parkway, east and west of County Road 6, and south of County Road 7. Liebman

Item D was considered immediately following the Consent Agenda.

IX. ACTION ITEMS:

A. Consider and act upon appointment of Gladys Salazar to the Library Board. Shaw

Councilman Webber moved to approve the appointment of Gladys Salazar to the Library Board. Councilman Nabors seconded. Motion carried. 6-yes;0-no.

B. Consider and act upon approval of Fiscal Year 2013 Financial Audit. Toutounchian.

Councilman Nabors moved to approve the audit. Mayor Pro Tem Roberts seconded. Motion carried. 6-yes;0-no.

C. Consider and act upon approval of a Re-plat request for Homestead Court Addition at Light Farms, approximately 21.992 acres situated in the Collin County School Land Survey #14, Abstract No. 167, in Collin County, Texas. Liebman

Councilman Ramos moved to approve the re-plat request. Councilman Webber seconded. Motion carried. 6-yes;0-no.

D. Consider and act upon approval of an ordinance *(2014-07)* of the City Council of the City of Celina, Texas, providing a comprehensive revision of the City's sign ordinance by amending the City's Code of Ordinances, Chapter 3: Building Regulations; Article 3.07 Signs; to amend the City's signage standards. Liebman

Councilman Webber moved to approve Item D. Councilman Nabors seconded. Motion carried. 6-yes;0-no.

E. Consider and act upon approval of an ordinance *(2014-08)* of the City Council of the City of Celina, Texas, amending the City's Code of Ordinances, Chapter 4: Business Regulations; Article 4.04 Garage Sales; Section 4.04.004 Signs; to amend the allowed size of garage sale signage. Liebman

Director of Planning and Development Services Helen-Eve Liebman explained the need to increase the size of the signs permitted. Councilman Nabors moved to approve Item E. Councilman Ramos seconded. Motion carried. 6-yes;0-no.

F. Consider and act upon approval of a resolution *(2014-07R)* of the City Council of the City of Celina, Texas, approving the submission of a Fiscal Year 2014/2015 Project Application for implementation of the Regional Solid Waste Management Plan for North Central Texas, for the purpose of providing solid waste management facilities to the downtown square, in the total amount not to exceed $20,000.00; and authorizing the City Manager to execute all application and purchasing documents relating thereto on behalf of the City of Celina, Texas. Wilson

Councilman Webber moved to approve the grant application. Councilman Anderson seconded. Motion carried. 6-yes;0-no.

G. Consider and act upon approval for the City Manager to execute Change Order No. 4 to Texas Water Development Board Project #72149-02 authorizing Mela Contracting, Inc., to construct a canopy and equipment enclosure over and around the dewatering area of the Wastewater Treatment Plant. J. Johnson

Public Works Director Joseph Johnson presented the Change Order for $91,400.00. Councilman Nabor moved to approve the change order. Councilman Webber moved to approve. Motion carried. 6-yes;0-no.

H. Consider and act upon approval of demolition of structures in the Preston Streams Park. Webb

Councilman Anderson moved to approve Item H. Mayor Pro Tem Roberts seconded. Motion carried. 6-yes;0-no.

I. Consider and act upon approval of purchase of power spider boxes from the Celina Chamber of Commerce. Foreman

City Manager Mike Foreman stated the reduced purchase price as $7,038.78. Councilman Anderson moved to table item I. Mayor Pro Tem Roberts seconded. Motion carried. 6-yes;0-no.

J. Consider and act upon approval of a resolution of the City Council of the City of Celina, Texas, approving the submission of a Fiscal Year 2014/205 Project Application for implementation of the Regional Solid Waste Management Plan for North Central Texas, for the purpose of providing city wide debris management, in the total amount not to exceed $75,000.00; and authorizing the City Manager to execute all application and purchasing documents relating thereto on behalf of the City of Celina, Texas. Montgomery

Councilman Ramos moved to approve Item J. Mayor Pro Tem Roberts seconded. Motion carried. 6-yes;0-no.

X. ADJOURNMENT:

Mayor Terry adjourned the meeting at 7:16 p.m.

Sean Terry, Mayor

Vicki Faulkner, TRMC

THE CITY OF CELINA TEXAS

03/18/2014

Date Minutes Approved