

AGENDA

City Council Meeting



Tuesday, May 24, 2022 @ 6:30 PM

**Anna High School Auditorium
1107 Rosamond Parkway
Anna, Texas 75409**

The City Council of the City of Anna will meet at 6:30 PM, on May 24, 2022, at the Anna High School Auditorium located at 1107 Rosamond Parkway, Anna, Texas, 75409, to consider the following items.

Welcome to the City Council meeting. Please sign the Sign-In Sheet as a record of attendance. If you wish to speak on an Open Session agenda item, please fill out the Opinion/Speaker Registration Form and turn it in to the City Secretary before the meeting starts.

1. Call to Order, Roll Call, and Establishment of Quorum.

2. Invocation and Pledge of Allegiance.

3. Neighbor Comments.

At this time, any person may address the City Council regarding an item on this meeting Agenda that is not scheduled for public hearing. Also, at this time, any person may address the City Council regarding an item that is not on this meeting Agenda. Each person will be allowed up to three (3) minutes to speak. No discussion or action may be taken at this meeting on items not listed on this Agenda, other than to make statements of specific information in response to a citizen's inquiry or to recite existing policy in response to the inquiry.

4. Reports.

Receive reports from Staff or the City Council about items of community interest.

Items of community interest include: expressions of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen (but not including a change in status of a person's public office or public employment); a reminder about an upcoming event organized or sponsored by the governing body; information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the Agenda.

- a. Update on visit to the North Texas Municipal Water District. (City Manager Jim Proce)

- b. Update on Summer Recreation Programs and Events. (Recreation Manager Jeff Freeth)
- 5. **Work Session.**
 - a. Update on Municipal Complex. (Director of Public Works Greg Peters, P.E.)
- 6. **Consent Items.**

These items consist of non-controversial or "housekeeping" items required by law. Items may be considered individually by any Council Member making such request prior to a motion and vote on the Consent Items.

 - a. Approve City Council Meeting Minutes from May 10, 2022. (City Secretary Carrie Land)
 - b. Review Minutes of the March 3, 2022, and April 7, 2022, Joint Community Development Corporation Board and Economic Development Corporation Board Meetings. (Director of Economic Development Joey Grisham)
 - c. Review Minutes of the April 18, 2022, Parks Advisory Board Meeting. (Director of Neighborhood Services Marc Marchand)
 - d. Approve the Quarterly Investment Report for the Period Ending March 31, 2022. (Director of Finance Alan Guard)
 - e. Monthly Financial Report for the Month Ending April 30, 2022. (City Manager Jim Proce)
 - f. Approve a Resolution making revisions to the Investment Policy. (Management Analyst Kimberly Winarski)
- 7. **Items For Individual Consideration.**
 - a. Consider/Discuss/Action on a Resolution entering into a development agreement with Hagar Trust to establish timelines and development and design regulations for a multiple-family residence and commercial developments on 30.1± acres located on the west side of County Road 423, 1,410± feet north of State Highway 5. (Director of Development Services Ross Altobelli)
 - b. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to rezone 30.1± acres located on the west side of County Road 423, 1,410± feet north of State Highway 5 from SF-E Single-Family Residential - Large Lot to Planned Development-MF-2 Multiple-Family Residential – High Density/C-2 General Commercial with modified development standards and SF-20 Single-Family Residence. (Planning Manager Lauren Mecke)
 - c. Consider/Discuss/Action on a Resolution regarding Hager Ranch, Concept Plan. (Planning Manager Lauren Mecke)
 - d. Consider/Discuss/Action on a Resolution regarding the Pruitt's Place, Block A, Lots 1 & 2, Minor Plat. (Director of Development Services Ross Altobelli)
 - e. Consider/Discussion/Action on a Resolution entering into a development agreement with Cross Point Church Anna to establish timelines and development and design regulations for a self-storage, mini-warehouse development on 4.9± acres generally located on the west side of S. Powell Parkway, 909± feet south of W. White Street. (Director of Development Services Ross Altobelli)
 - f. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to rezone 4.9± acres generally located on the west side of S. Powell Parkway, 909± feet south of W. White Street from C-2 General Commercial (C-2) and SF-1 Single-Family Residential District (SF-1) to Planned Development-I-1 Light Industrial

(PD-I-1) with modified development standards for a self-storage; mini-warehouse facility. (Director of Development Services Ross Altobelli)

- g. Consider/Discuss/Action on a Resolution regarding the Blacklock Storage, Block A, Lot 1, Concept Plan. (Director of Development Services Ross Altobelli)
- h. Consider/Discussion/Action on a Resolution entering into a development agreement with Anna Town Square Partners I, LLC, to establish timelines and development and design regulations for a commercial and multiple-family residence development on 11.0± acres located at the northeast corner of Finley Boulevard and Sharp Street. (Director of Development Services Ross Altobelli)
- i. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to amend adopted and existing standards for multiple-family development within portions of Subdistrict I, F, & D of the existing Planned Development on one lot on 11.0± acres located at the northeast corner of Finley Boulevard and Sharp Street. (Director of Development Services Ross Altobelli)
- j. Consider/Discuss/Action on a Resolution regarding Serenity at the Square, Block A, Lot 1, Concept Plan. (Director of Development Services Ross Altobelli)
- k. Consider/Discussion/Action on a Resolution entering into a development agreement with Anna 1340 Holdings, LLC to establish timelines and development and design regulations for a multiple-family residence development on 16.2± acres located on the south side of County Road 1106, 175± feet east of State Highway 5. (Director of Development Services Ross Altobelli)
- l. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to rezone 16.2± acres located on the south side of County Road 1106, 175± feet east of State Highway 5 from SF-E Single-Family Residential – Large Lot to Planned Development-MF-1 Multiple-Family Residential Medium Density with modified development standards. (Director of Development Services Ross Altobelli)
- m. Consider/Discuss/Action on a Resolution regarding the District Community, Block A, Lot 1, Concept Plan. (Director of Development Services Ross Altobelli)
- n. Consider/Discussion/Action on a Resolution entering into a development agreement with Anna 51 Joint Venture to modify existing development and design regulations for a multiple-family residence development on 65± acres located on the south side of W. White Street, 1,315± feet west of Oak Hollow Lane. (Planning Manager Lauren Mecke)
- o. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to amend adopted multiple-family residence development standards on one lot on 65± acres located on the south side of W. White Street, 1,315± feet west of Oak Hollow Lane. (Planning Manager Lauren Mecke)
- p. Consider/Discuss/Action on a Resolution regarding the Villages of Waters Creek, Block B, Lot 3, Concept Plan. (Planning Manager Lauren Mecke)
- q. Conduct a Public Hearing and Consider/Discuss/Action on an Ordinance approving an amendment to the Comprehensive Plan for updates to the Master Thoroughfare Plan for the City of Anna, Texas. (Director of Public Works Greg Peters, P.E.)
- r. Consider/Discuss/Action the appointment of a neighbor residing in the Extraterritorial Jurisdiction of the City of Anna to the Capital Improvement Advisory Council as required by State Law for the review and consideration of proposed amendments to the City of Anna 10-year Capital Improvement Plan

and Impact Fees. (Director of Public Works Greg Peters, P.E.)

- s. Consider/Discuss/Action approving a Resolution appointing a Greater Texoma Utility Authority (GTUA) Board Member to Place 8. (Interview Committee)
- t. Consider/Discuss/Action on appointments/liaisons to the Planning and Zoning Commission (Interview Committee)
- u. Consider/Discuss/Action on appointments/liaisons to the Board of Adjustments. (Interview Committee)
- v. Consider/Discuss/Action on appointments/liaisons to the EDC/CDC Boards. (Interview Committee)
- w. Consider/Discuss/Action on appointments/liaisons to the Parks Advisory Board. (Interview Committee)
- x. Consider/Discuss/Action on appointments/liaisons to the Diversity and Inclusion Advisory Commission. (Interview Committee)
- y. Consider/Discuss/Action on appointment of a Mayor Pro Tem. (City Council)
- z. Consider/Discuss/Action on appointment of a Deputy Mayor Pro Tem. (City Council)
- aa. Consider/Discuss/Action on appointments to the Anna Housing Finance Corporation Board of Directors.
- bb. Consider/Discuss/Action on appointments to the Anna Public Facilities Corporation Board of Directors.
- cc. Acting as the Anna Housing Finance Corporation Board of Directors, consider/discuss/action on appointment of officer positions.
- dd. Acting as the Anna Public Facilities Corporation Board of Directors, consider/discuss/action on appointment of officer positions.

8. Closed Session (Exceptions).

Under Tex. Gov't Code Chapter 551, the City Council may enter into Closed Session to discuss any items listed or referenced on this Agenda under the following exceptions:

- a. Consult with legal counsel regarding pending or contemplated litigation and/or on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code (Tex. Gov't Code §551.071). Public Facilities.
- b. Discuss or deliberate the purchase, exchange, lease, or value of real property (Tex. Gov't Code §551.072).
- c. Discuss or deliberate Economic Development Negotiations: (1) To discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the territory of the City of Anna and with which the City is conducting economic development negotiations; or (2) To deliberate the offer of a financial or other incentive to a business prospect described by subdivision (1). (Tex. Gov't Code §551.087).
- d. Discuss or deliberate personnel matters (Tex. Gov't Code §551.074). Boards and Commissions; GTUA Board of Directors.

The Council further reserves the right to enter into Executive Session at any time throughout any duly noticed meeting under any applicable exception to the Open Meetings Act.

9. Consider/Discuss/Action on any items listed on any agenda - work session, regular meeting, or closed session - that is duly posted by the City of Anna for any City Council meeting occurring on the same date as the meeting noticed in this agenda.
10. **Adjourn.**

This is to certify that I, Carrie L. Land, City Secretary, posted this Agenda on the City's website (www.annatexas.gov) and at a place readily accessible to the public at the Anna City Hall and on the City Hall bulletin board at or before 5:00 p.m. on May 19, 2022.

Carrie L. Land, City Secretary

1. The Council may vote and/or act upon each of the items listed in this agenda.
2. The Council reserves the right to retire into executive session concerning any of the items listed on this agenda, whenever it is considered necessary and legally justified under the Open Meeting Act.
3. Persons with a disability who want to attend this meeting who may need assistance should contact the City Secretary at 972 924-3325 two working days prior to the meeting so that appropriate arrangements can be made.