

AGENDA
City Council Meeting



Tuesday, August 26, 2025 @ 6:00 PM

Anna Municipal Complex - Council Chambers
120 W. 7th Street, Anna, Texas 75409

The City Council of the City of Anna will meet on Tuesday, August 26, 2025 at 6:00 PM, in the Anna Municipal Complex – Council Chambers, located at 120 W. 7th Street, to consider the following items.

Welcome to the City Council meeting. 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: expression 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.

5. Work Session.

- a. Discuss Framework for Developing an Anna Historic District (Acting City Manager Marc Marchand).
- b. Discuss Transportation for Seniors and the Disabled (Acting City Manager Marc Marchand)

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 for August 12, 2025. (City Secretary Carrie Land)
- b. Review Minutes of the July 7, 2025, Special Called Joint Community Development Corporation and Economic Development Corporation Board Meeting. (Director of Economic Development Joey Grisham)
- c. Review Minutes of the July 10, 2025, Joint Community Development Corporation and Economic Development Corporation Board Meeting. (Director of Economic Development Joey Grisham)
- d. Review Minutes of the July 21, 2025, Parks and Recreation Advisory Board Meetings. (Acting Director of Neighborhood Services Jeff Freeth)
- e. Review Monthly Financial Report for the Month Ending July 31, 2025. (Budget Manager Terri Doby)
- f. Approve an Ordinance of the Council of the City of Anna, Texas, approving a negotiated settlement between the Atmos Cities Steering Committee (ACSC) and Atmos Energy Corp. Mid-Tex Division regarding the Company's 2025 rate review mechanism filing (Director of Engineering Joseph Cotton).
- g. Approve a Resolution approving a negotiated settlement agreement between Atmos cities steering committee ACSC and Atmos Energy Corp.. Mid-Tex Division regarding the company's 2025 rate review mechanism filing (Director of Engineering Joseph Cotton).
- h. Approve a Resolution regarding a waiver of the Subdivision Regulations for Willoughby Three Creeks Ranch Estates, Block A, Lots 1-10, Replat (RP 25-0006) (Planning Manager Lauren Mecke)
- i. Approve an Ordinance authorizing the Issuance of the "City of Anna, Texas, Special Assessment Revenue Bonds, Series 2025 (Sherley Tract Public Improvement District No. 2 Improvement Area #1 Project)"; approving, authorizing and ratifying an Amended and Restated Indenture of Trust, a Bond Purchase Agreement, a Preliminary Official Statement, a Continuing Disclosure Agreement and other agreements and documents in connection therewith; making findings with respect to the issuance of such Bonds; and providing an effective date. (Director of Economic Development Joey Grisham)
- j. Approve an Ordinance of the City Council of the City of Anna, Texas approving an Amended and Restated Service and Assessment Plan, including a revised Assessment Roll, for Improvement Area #1 of the Sherley Tract Public Improvement District No. 2 in accordance with Chapter 372, Texas Local Government Code, as amended; and providing an effective date. (Director of Economic Development Joey Grisham)

7. Items For Individual Consideration and Public Hearings.

At the time and place of any public hearing held during this meeting, all persons who desire will have an opportunity to be heard in opposition to or in favor of the ordinance, application, or other proposed item.

- a. Consider/Discuss/Action a Resolution authorizing the Acting City Manager to approve a contract from Child's Play, Inc. for the construction of a new

playground and associated work at Slayter Creek Park (Park Planning and Development Manager Dalan Walker).

- b. Consider/Discuss/Action a Resolution authorizing the Acting City Manager to approve a Professional Services Project Order for management of civil engineering and landscape architecture services related to multiple projects at Slayter Creek Park by Project Advocates (Park Planning and Development Manager Dalan Walker).
- c. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance regarding a request to amend an existing Planned Development for the Coyote Meadows neighborhood. (PD 25-0005)(Planning Manager Lauren Mecke)
- d. Consider/Discuss/Action on a Call for a Public Hearing to amend the Zoning Ordinance. (Planning Manager Lauren Mecke)
- e. Consider/Discuss/Action to enter into an Agreement with HUITT ZOLLARS in an amount not to exceed \$1,172,900 to provide Engineering design services for the expansion of Rosamond Parkway in the City of Anna, Texas. (CIP Manager Muhamad Madhat).
- f. First Reading of a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$250,000 from the Anna Community Development Corporation to the Anna Economic Development Corporation for certain projects. (Director of Economic Development Joey Grisham)
- g. Second Reading of a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$250,000 from the Anna Community Development Corporation to the Anna Economic Development Corporation for certain projects. (Director of Economic Development Joey Grisham)
- h. Consider/Discuss/Action a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$250,000 from the Anna Community Development Corporation to the Anna Economic Development Corporation for certain projects. (Director of Economic Development Joey Grisham)
- i. First Reading of a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$75,000 in support of the City of Anna's application of the Texas Community Development Block Grant - Community Development Fund Program. (Director of Economic Development Joey Grisham)
- j. Second Reading of a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$75,000 in support of the City of Anna's application of the Texas Community Development Block Grant - Community Development Fund Program. (Director of Economic Development Joey Grisham)
- k. Consider/Discuss/Action a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$75,000 in support of the City of Anna's application of the Texas Community Development Block Grant - Community Development Fund Program. (Director of Economic Development Joey Grisham)

- l. First Reading of a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$100,000 for the demolition of structures which are located on the downtown CDC-owned properties. (Director of Economic Development Joey Grisham)
 - m. Second Reading of a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$100,000 for the demolition of structures which are located on the downtown CDC-owned properties. (Director of Economic Development Joey Grisham)
 - n. Consider/Discuss/Action a Resolution approving a project of the Anna Community Development Corporation authorizing an expenditure not to exceed \$100,000 for the demolition of structures which are located on the downtown CDC-owned properties. (Director of Economic Development Joey Grisham)
 - o. Consider/Discuss/Action on a Resolution creating a policy for interviewing and appointing board members. (City Secretary Carrie Land)
 - p. Consider/Discuss/Action on Boards and Commissions Council Liaison Appointments. (City Secretary Carrie Land)
8. **Future Agenda Items.**
9. **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). Texas Fifteenth Court of Appeals Number: 15-25-00086-CV - case style: 2020 Long Tail Trail Investments, LLC, et al. v. State of Texas, Attorney General Kenneth Paxton (in his official capacity), et. al; Emergency Service District; municipal facilities; public information requests; potential litigation; municipal ordinances and regulations.
 - 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).
- 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.
10. 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.

11. **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 the Anna Municipal Complex bulletin board at or before 5:00 p.m. on 08/22/2025.

Carrie L. Land, City Secretary

1. The Council may vote and/or act upon each of the items listed in this Agenda. Notwithstanding the foregoing or any other statement in this Agenda, the Council shall not take action on any item until after providing an opportunity for public testimony under the "Neighbor Comments" item or after any public hearing held under applicable law.
2. The Council reserves the right to retire into closed 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. In accordance with the Americans with Disabilities Act, it is the policy of the City of Anna to offer its public programs, services, and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format, or if you require any other accommodation, please contact the ADA Coordinator at least 48 working hours in advance of the event by emailing adacompliance@annatexas.gov. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility.