

AGENDA



City Council Meeting

Tuesday, August 24, 2021 @ 6:30 PM

Anna ISD Board Room
201 E. 7th Street, Anna, Texas 75409

The City Council of the City of Anna will meet at 6:30 PM, on August 24, 2021, at the Anna ISD Board Room, located at 201 E. 7th Street, 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 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. Recognition of the Human Resource Department from the Texas Municipal Human Resource Association (TMHRA) (Assistant City Manager Ryan Henderson)

5. **Work Session.**

- a. Discuss Preliminary Utility Rates for FY 2022. (Director of Public Works Greg Peters, P.E.)
- b. Discuss Boards and Commissions Council Liaison Assignments.

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 10, 2021. (City Secretary Carrie Land)
- b. Approve a Resolution to allow the City Manager to purchase Cyber Security/Network equipment upgrades. (Director of IT Kevin Johnson)
- c. Approve Resolution approving extension of the Agreement with Collin County for Animal Sheltering Services. (Director of Neighborhood Services Marc Marchand)
- d. Development Agreement - Anna Ranch
Approve a Resolution entering into a development agreement with Harlan Properties to establish development and design regulations for further development on 205± acres generally located at the northeast, southeast, and southwest corners of future Leonard Avenue (CR 422) and E Foster Crossing (CR 421). (Director of Development Services Ross Altobelli)
- e. Approve a Resolution approving a negotiated settlement agreement between the Atmos Cities Steering Committee and Atmos Energy Corp., Mid-Tex Division, regarding the company's 2021 Rate Review Mechanism Filing. (Director of Public Works Greg Peters, P.E.)
- f. Approve a Resolution approving the Texas Opioid Abatement Fund Council and Settlement Allocation Term Sheet and the Subdivision Settlement Participation Form. (City Attorney Clark McCoy)
- g. Approve Special Event Permit Application submitted by Elden Baker for Collin McKinney Statue Dedication on September 18, 2021. (Director of Neighborhood Services Marc Marchand)
- h. Review Minutes of the July 19, 2021, Parks Advisory Board Meeting. (Director of Neighborhood Services Marc Marchand)
- i. Approve an ordinance amending regulations related to governance and personnel procedures.

7. **Items For Individual Consideration.**

- a. Consider/Discuss/Action on a Resolution authorizing the City Manager to update the Employee Compensation Plan and Compensation Philosophy providing for a Step Plan for Police employees, a Step Plan for Fire employees, and an open range plan for all general employees and management employees. (Director of Human Resources Stephanie Beitelschies)
- b. First Reading of a Resolution approving the Fiscal Year 2021-2022 Anna Community Development Corporation Annual Budget. (Director of Economic Development Joey Grisham)
- c. Second Reading of a Resolution approving the Fiscal Year 2021-2022 Anna Community Development Corporation Annual Budget. (Director of Economic Development Joey Grisham)
- d. Consider/Discuss/Action on a Resolution approving the Fiscal Year 2021-2022 Anna Community Development Corporation Annual Budget. (Director of Economic Development Joey Grisham)

- e. Consider/Discuss/Action on a Resolution approving the Fiscal Year 2021-2022 Anna Economic Development Corporation Annual Budget. (Director of Economic Development Joey Grisham)
- f. Acting as the Anna Housing Finance Corporation Board of Directors, Consider/Discuss/Action approving a Municipal Advisory Agreement with Hilltop Securities, Inc. (Director of Economic Development Joey Grisham)
- g. Consider/Discuss/Action on a Resolution approving the Form of Articles of Incorporation for the formation of the Anna Public Facility Corporation. (Director of Economic Development Joey Grisham)
- h. Consider/Discuss/Action on resolution approving articles of incorporation and corporate bylaws to create the Anna Public Facility Corporation. (Director of Economic Development Joey Grisham).
- i. Annexation Villages of Hurricane Creek - North (Director of Development Services Ross Altobelli)
 - 1) Consider/Discuss/Act on a Resolution approving an Agreement Regarding Services including a plan for municipal services regarding 289.8± acres located at the southwest intersection of W CR 370 (Future Rosamond Pkwy) and FM 368 (Future Standridge Blvd).
 - 2) Conduct a public hearing to consider public comments regarding annexation of 289.8± acres located at the southwest intersection of W CR 370 (Future Rosamond Pkwy) and FM 368 (Future Standridge Blvd).
 - 3) Consider/Discuss/Action on an Ordinance annexing 289.8± acres located at the southwest intersection of W CR 370 (Future Rosamond Pkwy) and FM 368 (Future Standridge Blvd).
- j. Villages of Hurricane Creek North, Zoning & Concept Plan (Director of Development Services Ross Altobelli)
 - 1) Conduct a public hearing to consider public comments regarding a request to establish zoning on 289.8± acres located at the southwest intersection of W CR 370 (Future Rosamond Pkwy) and FM 368 (Future Standridge Blvd) to Planned Development Mixed-Use (PD-MU).
 - 2) Consider/Discuss/Action on an Ordinance approving the PD-MU zoning request by modifying development standards for Single-Family Residence-84 (SF-84), Single-Family Residence-72 (SF-72), Single-Family Residence-60 (SF-60), Single-Family Residence - Zero lot line homes (SF-Z), and Townhome District (SF-TH) to be in conformance with Resolution No. 2020-06-733 (Subdivision Improvement Agreement).
 - 3) Consider/Discuss/Action on a recommendation on a Resolution approving the Concept Plan, Villages of Hurricane Creek North, associated with the rezoning request.
- k. Anna Ranch, Zoning & Concept Plan (Director of Development Services Ross Altobelli)
 - 1) Conduct a public hearing to consider public comments regarding a request to amend Ordinance No. 323-2007 and rezone 205± acres consisting of multiple tracts of land generally located at the northeast, southeast, and southwest corners of future Leonard Avenue (CR 422) and E Foster Crossing (CR 421).

2) Consider/Discuss/Action on an Ordinance approving the Planned Development zoning request by modifying the existing Planned Development-Single-Family Residence (SF-60)/Restricted Commercial (C-1) with modified development standards to Planned Development-Single-Family Residence (SF-60)/Townhome District (SF-TH)/Multiple-Family Residential – High Density (MF-2)/Restricted Commercial (C-2)/Light Industrial District (I-1) with modified development standards.

3) Consider/Discuss/Action on a recommendation on a Resolution approving the Concept Plan, Anna Ranch, associated with the rezoning request.

- l. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to amend Article 9.04 Zoning Ordinance and related sections of the Development Regulations to create new residential zoning districts and associated area regulations. (Director of Development Services Ross Altobelli)
- m. Consider approval of a Resolution authorizing a project specific agreement for water well, pump, and motor services at the Collin Water Pump Station to THI Water Well, LLC. (Director of Public Works Greg Peters, P.E.)
- n. Consider an Ordinance adopting new solid waste rates for the City of Anna, Texas. (Director of Public Works Greg Peters, P.E.)
- o. Consider/Discuss/Action on a Resolution adopting the first amended and restated exclusive contract for Solid Waste Services in the City of Anna by and between the City of Anna and CARDS Dallas, Inc. (Director of Public Works Greg Peters, P.E.)
- p. Consider/Discuss/Action on a Resolution renewing the annual lease of space at the Anna Public Works Building to CARDS Dallas, Inc. (Director of Public Works Greg Peters, P.E.)
- q. Consider/Discuss/Action on the Boards and Commission Liaison Council Assignments.

8. **Closed Session (Exceptions).**

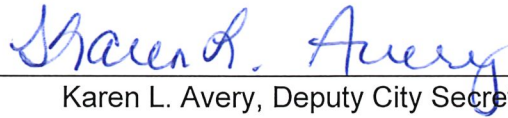
Under Texas Government Code Chapter 551, the City Council may enter into Closed Session to discuss any items listed or referenced on this Agenda under the following exceptions:

- 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). City ordinance provisions.
- 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). City Attorney annual evaluation, City Secretary annual evaluation, City Manager annual evaluation.

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, Karen L. Avery, Deputy 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 August 20, 2021.



Karen L. Avery, Deputy 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.