

**Regular City Council Meeting
Meeting Minutes**



Tuesday, November 9, 2021 @ 6:30 PM

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

The City Council of the City of Anna met at 6:30 PM, on November 9, 2021, at the Anna ISD Board Room, located at 201 E. 7th Street, Anna, Texas, 75409, to consider the following items.

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

Mayor Pike called the meeting to order at 6:33 PM.

All Council Members were present.

2. Invocation and Pledge of Allegiance.

Mayor Pike led the Invocation and Pledge of Allegiance.

3. Neighbor Comments.

Elden Baker spoke about the Anna Historical Society's position on the painting of the Water Tower. Mr. Baker also shared that the United States Marine Corps celebrates its 246th birthday on Wednesday, November 10, 2021, and Thursday, November 11, 2021, is observance of Veterans Day.

4. Reports.

a. Neighbor Academy Graduation. (Management Analyst Kimberly Winarski)

A graduation ceremony was held for the inaugural class of the Neighbor Academy.

Graduates are as follows:

- Elden Baker
- Latoya Grady
- Brenda Hadley
- Staci Martin
- Elijah Nelms
- Wai Ng
- Terri Ogan

- Michael Olivarez
- Jim Parrish
- Jeff Reece
- Yoshanda Sims
- Kay Stocking
- Tom Stocking
- Tamala Tucker
- Dedrick Welch

- b. Anna Community Development Corporation bond rating upgrade to Aa3. (Director of Economic Development Joey Grisham)

Staff reported on the recent upgrade to the bond rating for the CDC/EDC. The Anna Community Development Corporation has received an upgraded sales tax rating from Moody's Investors Service. The CDC earned a rating of Aa3 from A2. This is a "two-step" upgrade. Moody's recognizes our strong growing economy, economic expansion, demand for residential housing and professional staff. Our finances are healthy because of decisions by our Board and the hard work and innovation by Anna neighbors and businesses that are driving our strong economy. The CDC has been and remains committed to attracting unique projects that enhance the quality of life, attract new jobs for Anna neighbors, and bring new tax revenue to the City. Moody's said the upgraded rating to Aa3 reflects the strength of the City's economy, as well as the strong debt service coverage and healthy revenue growth despite the ongoing pandemic, demonstrating the resiliency of the rapidly growing revenue base.

5. **Work Session.**

- a. Update on Communications and Marketing. (Communications Manager Frances La Rue)

Staff provided an update on Communications and Marketing and a presentation of the Communications Strategic Plan.

The City of Anna Communications Department's mission statement is to provide consistently accurate and engaging communication to neighbors to connect and build relationships.

- b. Update on sanitary sewer infrastructure west of US 75. (Director of Public Works Greg Peters, P.E.)

The City of Anna continues to see significant growth and interest in development on the west side of US 75. The City is working on multiple key infrastructure projects which will expand sanitary sewer service for the entire area west of US 75 within the City and Extraterritorial Jurisdiction.

- c. Update on traffic studies on select locations on TxDOT roadways. (Director of Public Works, Greg Peters P.E.)

Staff provided a brief update on the status of traffic studies being procured. In order to collect traffic data to understand congestion issues better and determine what improvements are needed, if any, the City has initiated six traffic studies at key locations. The six locations are:

- Farm-to-Market 455 (F.M. 455) at U.S. Highway 75
- F.M. 455 at Throckmorton Boulevard
- F.M. 455 at Oak Hollow Lane
- F.M. 455 at Westfield Drive and Willow Creek Drive
- F.M. 455 at Finley Boulevard
- F.M. 455 at Rosamond Parkway

Once the studies are completed, staff will generate proposed solutions and work with TxDOT for funding options and the timing of improvements. The goal is to present the findings to TxDOT by March 2022.

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.

MOTION: Council Member Toten moved to approve consent Items a. through k. Council Member Miller seconded. Motion carried 7-0.

- a. Approve City Council Meeting Minutes for October 26, 2021. (City Secretary Carrie Land)
- b. Review Planning & Zoning Commission Meeting Minutes from October 4, 2021. (Director of Development Services Ross Altobelli)
- c. Approve a Resolution regarding the Lazy S Acres, Block A, Lot 1, Development Plat. (Director of Development Services Ross Altobelli)

Single-family residence on one lot on 39.2± acres located on the west side of County Road 511, 1,200± feet north of County Road 424. Located within the Extraterritorial Jurisdiction (ETJ).

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING LAZY S ACRES, BLOCK A, LOT 1, DEVELOPMENT PLAT

- d. Approve a Resolution regarding the Turner Addition, Block A, Lots 1, 2, & 3, Final Plat. (Director of Development Services Ross Altobelli)

Three lots on 5.0± acres located on the north side of County Road 424, 1,500± feet northeast of the intersection of County Road 424 and Farm-to-Market 455. Zoned: Extraterritorial Jurisdiction (ETJ).

The purpose for the Final Plat is to dedicate lot and block boundaries and easements necessary for future development.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING THE TURNER ADDITION, BLOCK A, LOTS 1, 2, & 3, FINAL PLAT.

- e. Approve a Resolution regarding The Villages of Hurricane Creek, Phase 2, Final Plat. (Director of Development Services Ross Altobelli)

267 single-family residential lots and 6 common area lots on 56.2± acres located on the west side of Standridge Boulevard, 310± feet north of Creek Meadow Drive. Zoned: Planned Development SF-84 Single-Family Residence District, SF-72 Single-Family Residence District, SF-60 Single-Family Residence District, and SF-Z Single-Family Residence District – Zero Lot Line Homes (PD-SF-84/SF-72/SF-60/SF-Z) (Ord. No. 886-2020).

The purpose for the Final Plat is to dedicate rights-of-way, lot and block boundaries, and easements necessary for the creation of a single-family residential development.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING THE VILLAGES OF HURRICANE CREEK, PHASE 2, FINAL PLAT.

- f. Approve a Resolution regarding the Vaquero DG Westminster Addition, Block A, Lot 1, Final Plat. (Director of Development Services Ross Altobelli)

Department store on one lot on 2.5± acres located at the southwest corner of State Highway 121 and Farm-to-Market Road 2862. Zoned: General Commercial (C-2).

The purpose for the Final Plat is to dedicate lot and block boundaries and easements necessary for the development of a department store.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING THE VAQUERO DG WESTMINSTER ADDITION, BLOCK A, LOT 1, FINAL PLAT.

- g. Approve a Resolution regarding the Vaquero DG Westminster Addition, Block A, Lot 1, Site Plan. (Director of Development Services Ross Altobelli)

Department store on one lot on 2.5± acres located at the southwest corner of State Highway 121 and Farm-to-Market Road 2862. Zoned: General Commercial (C-2).

The purpose of the Site Plan is to show the proposed department store development and related site improvements.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING A SITE PLAN OF VAQUERO DG WESTMINSTER ADDITION, BLOCK A, LOT 1.

- h. Approve a Resolution regarding the Anna/121 Land Holdings Addition, Block A, Lot 1, Final Plat. (Director of Development Services Ross Altobelli)

Vacant lot on 42.3± acres located at the southwest corner of State Highway 121 and County Road 526. Zoned: Extraterritorial Jurisdiction (ETJ).

The purpose for the Final Plat is to dedicate lot and block boundaries, right-of-way and easements necessary for future development.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING THE ANNA/121 LAND HOLDINGS ADDITION, BLOCK A, LOT 1, FINAL PLAT.

- i. Approve a Resolution regarding the Anna/121 Land Holdings Addition, Block B, Lot 1, Final Plat. (Director of Development Services Ross Altobelli)

Vacant lot on 25.0± acres located on the west side of State Highway 121, 765± feet south of County Road 526. Zoned: Extraterritorial Jurisdiction (ETJ).

The purpose for the Final Plat is to dedicate lot and block boundaries and easements necessary for future development.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING THE ANNA/121 LAND HOLDINGS ADDITION, BLOCK B, LOT 1, FINAL PLAT.

- j. Approve a Resolution authorizing the City Manager to execute a purchase order for street maintenance repair for County Road 419 in the City of Anna. (Director of Public Works Greg Peters, P.E.)

The City has a Street Maintenance Sales Tax program whereby a quarter cent portion of the sales tax paid on transactions in the City is dedicated to funding street maintenance projects. As the City continues to grow and expand in retail and commerce, the annual budget for street maintenance projects will increase, allowing the City to perform more major maintenance projects on our streets.

The City utilizes an interlocal agreement with Collin County to receive competitive pricing for street maintenance work by WOPAC Construction, Incorporated. WOPAC will be mobilizing soon to begin work on both Foster Crossing and Taylor Boulevard, which the City Council approved earlier this year. While they are working in Anna, staff is also seeking to have them complete a major repair of County Road 419.

There is a section of County Road 419, just north of County Road 421, which is located completely within the City of Anna and is subject to heavy truck traffic from industrial vehicles. The road has complete base failure and is becoming impassable for passenger vehicles. The proposed scope includes cement stabilization and re-mixing of base to a depth of 9-inches in order to provide a heavy duty road base. The base will then be topped with asphalt to provide a travel surface.

Staff will be returning to the City Council with additional street maintenance projects for approval shortly after the first of the year, once Taylor Boulevard, Foster Crossing, and County Road 419 are completed.

The project cost is \$73,461.25 and will be paid from Street Maintenance Tax funds.

A RESOLUTION OF THE CITY OF ANNA, TEXAS AUTHORIZING THE CITY MANAGER TO EXECUTE PURCHASE ORDERS FOR THE REHABILITATION OF COUNTY ROAD 419 TO WOPAC CONSTRUCTION, INCORPORATED IN THE AMOUNT NOT TO EXCEED SEVENTY-THREE THOUSAND FOUR HUNDRED SIXTY-ONE DOLLARS AND TWENTY FIVE CENTS (\$73,461.25); AND PROVIDING FOR AN EFFECTIVE DATE.

- k. Approve a Resolution for an Agreement for Police, Fire, and Public Works services with the Greater Anna Chamber of Commerce for the Anna Christmas Parade (Neighborhood Services Director Marc Marchand)

At the October 26, 2021, City Council meeting, the City Council approved a Resolution authorizing the City Manager to enter into an agreement with TxDOT for the temporary road closure of State Highway 5 to allow the Greater Anna Chamber of Commerce to proceed with their Christmas Parade on December 11.

The agreement before the City Council is to provide police, fire, and public works services to the Chamber of Commerce for the Christmas Parade event. As the parade route dictates the temporary road closure of Highway 5, the City will be providing first responder services to contribute to the safety and well-being of those in attendance. The agreement with the Chamber of Commerce holds the City and its officials harmless.

The estimated financial impact of providing first responder services is \$3,500.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING AN AGREEMENT FOR POLICE, FIRE, AND PUBLIC WORKS SERVICES WITH THE GREATER ANNA CHAMBER OF COMMERCE FOR THE ANNA CHRISTMAS PARADE AS AN EVENT THAT SERVES A VITAL PUBLIC SERVICE TO THE COMMUNITY AND AUTHORIZING THE CITY MANAGER TO ENTER INTO SAID AGREEMENT

7. Items For Individual Consideration.

- a. Consider/Discuss/Action on a Resolution regarding the Jurado Estates, Block A, Lots 1 & 2, Final Plat. (Director of Development Services Ross Altobelli)

Two lots on 3.9± acres located on the north side of Twin Creeks Circle, 385± feet west of Gleason Lane. Zoned: Extraterritorial Jurisdiction (ETJ).

The purpose for the Final Plat is to dedicate lot and block boundaries, and easements necessary for future development.

The applicant is requesting a waiver from the 40-foot minimum frontage on a public street requirement in Subsection 9.02.087(b) of the Subdivision Regulations. The applicant is providing 40 feet along the street for Lot 2; however, this plat would be creating a flag lot that narrows to 22 feet. The subdivision regulations recommends that irregular shaped lots, such as a flag lot, be avoided but only prohibits such lot if it "...will not be suitable or desirable for the purpose intended, which is an obvious attempt to circumvent the purpose and intent of lot configuration or lot width minimums, or which is so oddly shaped as to create a hindrance to the logical lot layout of surrounding properties." Since the regulations recommends avoiding irregularly shaped lots, it does not specify that the width of a flag lot should be maintained or be wider than the width at the street frontage to the buildable area of the lot, however, it is a typical practice which is why the applicant is requesting the waiver. Lot 1 has already been developed with a septic tank and there are state/county requirements for the distance of septic from a property line that must be maintained.

With exception to this portion of Lot 2, each lot exceeds all other Subdivision Regulations for the lot area regulations (exceeds a minimum area of one acre; lot depth of 100 feet; and lot width of 40 feet). For these reasons, staff is in support.

The Planning & Zoning Commission recommended approval per staff recommendation.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING THE JURADO ESTATES, BLOCK A, LOTS 1 & 2, FINAL PLAT.

MOTION: Council Member Atchley moved to approve. Council Member Miller seconded. Motion carried 6-0. Council Member Ussery had stepped out of the room.

- b. Conduct a Public Hearing to consider public comments regarding establishing a City of Anna Property Assessed Clean Energy (PACE) Program. (Director of Economic Development Joey Grisham).

On October 26, 2021, the City Council approved a Resolution of Intent to Establish a Property Assessed Clean Energy (PACE) Program and set the Public Hearing date.

Mayor Pike opened the Public Hearing at 7:49 PM.

There were no comments from the public.

Mayor Pike closed the Public Hearing at 7:49 PM.

- c. Consider/Discuss/Action on a Resolution to Establish a City of Anna Property Assessed Clean Energy (PACE) Program. (Director of Economic Development Joey Grisham)

On October 26, 2021, the City Council approved a Resolution of Intent to Establish a Property Assessed Clean Energy (PACE) Program. The Resolution before the City Council is to establish a PACE Program.

On October 5, 2021, the Economic Development Department was asked by a representative of Anna Villages to consider adopting a City of Anna Texas Property Assessed Clean Energy (PACE) program. This voluntary program was approved by State legislation (Chapter 399 of the Local Government Code) and is established by local governments to facilitate the use of private capital to finance water conservation and energy efficiency projects to eligible commercial, multifamily, nonprofit, and industrial property owners.

There is no financial liability to the City. Property owners choose a private sector capital provider and voluntarily request that the City place a senior lien on the property for the total cost of the project. The owner commits to the City that they will pay the assessment installments and the voluntary land-secured assessment is paid off over time. The energy and/or water savings are structured to exceed the cost of the assessment, so projects are cash flow positive. The assessment is tied to the property so the repayment obligation transfers to the next property owner if the property is sold. If the property owner fails to pay, the statute says the local government collects the payment in the same process as back taxes, but this has not happened in over 130 programs throughout the State of Texas.

There is no additional staff needed as the City would adopt a professional services agreement for a third-party to administer the program. Existing Economic Development staff would manage the agreement.

A RESOLUTION OF THE CITY OF ANNA, TEXAS ESTABLISHING A PROGRAM UNDER THE TEXAS PROPERTY ASSESSED CLEAN ENERGY ("PACE") ACT OF 2013 FOR THE CITY OF ANNA, AS PROVIDED BY TEXAS LOCAL GOVERNMENT CODE CHAPTER 399.

MOTION: Mayor Pike moved to approve. Council Member Vollmer seconded. Motion carried 7-0.

- d. Consider/Discuss/Action on a Resolution authorizing the City Manager to execute a professional services agreement with Texas PACE Authority for administration of the City of Anna's Property Assessed Clean Energy (PACE) program, with a scope of services as shown, in a form approved by the City Attorney. (Director of Economic Development Joey Grisham)

Following the creation of the City of Anna PACE Program, it is advised to select a program administrator. The Resolution presented to Council authorized City Manager Proce to execute a professional services agreement with the Texas PACE Authority.

A RESOLUTION OF THE CITY OF ANNA, TEXAS APPROVING AND AUTHORIZING THE CITY MANAGER TO EXECUTE A PROFESSIONAL SERVICES AGREEMENT BY AND BETWEEN THE CITY OF ANNA, TEXAS AND THE TEXAS PROPERTY ASSESSED CLEAN ENERGY (PACE) AUTHORITY FOR ADMINISTRATION OF A TEXAS PACE ASSESSED CLEAN ENERGY (PACE) PROGRAM AND PROVIDING FOR AN EFFECTIVE DATE.

MOTION: Mayor Pike moved to approve. Council Member Toten seconded. Motion carried 7-0

- e. Consider/Discuss/Action on a Resolution setting a Public Hearing under Section 311.003 of the Texas Tax Code for the creation of a Tax Increment Reinvestment Zone containing approximately 319.01 acres of land generally located east of US Highway 75, and south of County Road 371, being wholly located within the City of Anna, Texas corporate limits and extra territorial jurisdiction; authorizing the issuance of notice by the City Secretary of Anna, Texas regarding the Public Hearing; and directing the city to prepare a Preliminary Reinvestment Zone Financing Plan. (Director of Economic Development Joey Grisham)

The Anacabri Development Agreement was approved at the October 12, 2021, City Council Meeting. As a part of the Agreement, the City agreed to create one or more Tax Increment Reinvestment Zones (TIRZ) to facilitate the development. This TIRZ covers the single-family residential portion of Anacabri where the City agreed to dedicate 50% of the TIRZ increment over 30 years. This item sets a Public Hearing for December 14, 2021, to create the TIRZ District.

MOTION: Council Member Miller moved to approve. Council Member Toten seconded. Motion carried 7-0.

- f. Consider/Discuss/Action on a Resolution setting a Public Hearing under Section 311.003 of the Texas Tax Code for the creation of a Tax Increment Reinvestment Zone containing approximately 52.17 acres of land generally located north of County Road 370, west of Anna High School, and south of Rosamond Pkwy, being wholly located within the City of Anna, Texas, corporate limits and extra territorial jurisdiction; authorizing the issuance of notice by the City Secretary of Anna, Texas, regarding the Public Hearing; and directing the

City to prepare a Preliminary Reinvestment Zone Financing Plan. (Director of Economic Development Joey Grisham)

The Anacapri Development Agreement was approved at the October 12, 2021, City Council Meeting. As a part of the Agreement, the City agreed to create one or more Tax Increment Reinvestment Zones (TIRZ) to facilitate the development. This TIRZ covers the commercial/multifamily portion of Anacapri where the City agreed to dedicate 70% of the TIRZ increment over 30 years. This Resolution sets a Public Hearing for December 14, 2021, to create the TIRZ District.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANNA, TEXAS, SETTING A PUBLIC HEARING UNDER SECTION 311.003 OF THE TEXAS TAX CODE FOR THE CREATION OF A TAX INCREMENT REINVESTMENT ZONE CONTAINING APPROXIMATELY 52.17 ACRES OF LAND GENERALLY LOCATED NORTH OF COUNTY ROAD 370, WEST OF ANNA HIGH SCHOOL, SOUTH OF ROSAMOND PARKWAY, AND BEING WHOLLY LOCATED WITHIN THE CORPORATE LIMITS AND EXTRATERRITORIAL JURISDICTION OF THE CITY OF ANNA, TEXAS; AUTHORIZING THE ISSUANCE OF NOTICE BY THE CITY SECRETARY OF THE CITY OF ANNA, TEXAS, REGARDING THE PUBLIC HEARING; AND DIRECTING THE CITY OF ANNA, TEXAS TO PREPARE A PRELIMINARY REINVESTMENT ZONE FINANCING PLAN.

MOTION: Council Member Vollmer moved to approve. Council Member Toten seconded. Motion carried 7-0.

- g. Consider/Discuss/Action on a Resolution setting a Public Hearing under Section 311.003 of the Texas Tax Code for the creation of a Tax Increment Reinvestment Zone containing approximately 1,345.63 acres of land generally located along Powell Parkway, south of County Road 371 and north of Finley Boulevard, being wholly located within the City of Anna, Texas, corporate limits and extra territorial jurisdiction; authorizing the issuance of notice by the City Secretary of Anna, Texas regarding the Public Hearing; and directing the City to prepare a Preliminary Reinvestment Zone Financing Plan. (Director of Economic Development Joey Grisham)

Creating a vibrant Downtown District is a top priority for the City Council as a part of the Strategic Plan. Now that the Downtown Master Plan has been completed and adopted, the next step is the creation of a Downtown TIRZ. Staff is working with Petty & Associates and their findings showed that creating a Downtown TIRZ was a viable option for Anna. To initiate the process, this item sets a Public Hearing for December 14, 2021, to create a Downtown TIRZ. The consultants did a thorough review of parcels in the Downtown area and identified approximately 1,346 acres.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANNA, TEXAS, SETTING A PUBLIC HEARING UNDER SECTION 311.003 OF THE TEXAS TAX CODE FOR THE CREATION OF A TAX INCREMENT REINVESTMENT ZONE CONTAINING APPROXIMATELY 1,345.63 ACRES OF LAND GENERALLY LOCATED ALONG POWELL PARKWAY, SOUTH OF COUNTY ROAD 371, AND NORTH OF FINLEY BOULEVARD, BEING WHOLLY LOCATED WITHIN THE CORPORATE LIMITS AND EXTRATERRITORIAL

JURISDICTION OF THE CITY OF ANNA, TEXAS; AUTHORIZING THE ISSUANCE OF NOTICE BY THE CITY SECRETARY OF THE CITY OF ANNA, TEXAS, REGARDING THE PUBLIC HEARING; AND DIRECTING THE CITY OF ANNA, TEXAS TO PREPARE A PRELIMINARY REINVESTMENT ZONE FINANCING PLAN

MOTION: Council Member Miller moved to approve. Council Member Vollmer seconded. Motion carried 7-0.

- h. Consider/Discuss/Action on a Resolution entering into a professional services agreement with New Line Skateparks and authorizing the City Manager to execute the contract. (Director of Neighborhood Services Marc Marchand)

The skatepark project will be located on the east side of Slayter Creek Park along the channel that runs between the park and the Anna Middle School stadium. The project budget is \$1.5 million funded by the 2021 Bond Program. The consultant selected to design the skatepark is New Line Skateparks.

New Line Skateparks is an internationally renowned full-service municipal skatepark design team. Out of Toronto, Ontario, they have over 20 years of concrete skatepark development experience. Though their skateparks have been built all over North America, local projects include the Northeast Community Skatepark in Frisco, Vandergriff Skatepark in Arlington, Roanoke Skatepark and McKinney Skatepark. They were selected based on the quality and success of their previous projects.

City Council discussed the current needs of the City and cost of the skatepark. City Council discussion ensued and the consensus was to postpone the project at this time.

MOTION: Council Member Carver moved to take no action. Council Member Miller seconded. Motion carried 6-1. Council Member Atchley opposed.

- i. Consider/Discuss/Action on approval of a Resolution authorizing the City Manager to execute a Subdivision Improvement Agreement with Anna Independent School District for Sherley Elementary School in a form approved by the City Attorney. (Director of Public Works Greg Peters, P.E.)

Anna ISD is constructing a new elementary school at the southeast corner of County Road 425 and FM 2862. Sherley Elementary School will serve to educate students who reside in the neighborhoods north of FM 455 and east of SH 5.

The project requires the extension of sanitary sewer and water mains in order to provide the school facility with City utilities. The City is seeking to partner with Anna ISD to construct larger sized mains and extend the mains further, in an effort to increase the ability of the larger area to develop. The engineering plans for the project were prepared in-house by the Public Works Department, which saved approximately \$150,000 in design fees.

The proposed 12-inch water main will extend all the way to Rosamond Parkway, just east of SH 5. The proposed sewer main will extend along the route, and

connect to the existing Sweetwater sewer lift station. However, the sewer main is designed to work with a future regional sewer lift station which will be constructed south of the existing Sweetwater Crossing sewer lift station. This future project will allow the City to abandon the lift station in the Sweetwater Crossing subdivision and also abandon the existing sewer force main which is currently located in the rear yards of some homes in the neighborhood.

As designed, the project will benefit the new elementary school, future development in the area, and neighbors who live in Sweetwater Crossing (when the sewer lift station in their neighborhood is abandoned).

The total cost of the public improvements is \$1,329,864, which includes the construction of a 12-inch water main and a 15-inch sanitary sewer main. The funding will come from Water and Sanitary Sewer Impact Fees, which are paid to the City by developers of new developments in the City. The fund balance used to pay for the improvements will be replenished by development in the area which is currently in the early planning stages. This is consistent with the City Council's Strategic Plan goal of growth paying for growth.

A RESOLUTION OF THE CITY OF ANNA, TEXAS AUTHORIZING THE CITY MANAGER TO EXECUTE A SUBDIVISION IMPROVEMENT AGREEMENT BY AND BETWEEN THE CITY OF ANNA, TEXAS, AND ANNA INDEPENDENT SCHOOL DISTRICT FOR THE SHERLEY ELEMENTARY SCHOOL PROJECT IN A FORM APPROVED BY THE CITY ATTORNEY; AND PROVIDING FOR AN EFFECTIVE DATE.

MOTION: Council Member Miller moved to approve. Council Member Toten seconded. Motion carried

- j. Consider/Discuss/Action on the creation of the Anna Library Advisory Task Force (Director of Public Works Greg Peters, P.E.)

The \$22 million proposition, approved by voters on May 1, 2021, includes the design and construction of a library with multipurpose recreation, meeting, and classroom space. The facility will be designed with public input and the goals of the recently adopted Comprehensive Plan. The facility will be located on the northeast corner of the municipal campus complex on State Highway 5 / North Powell Parkway.

The City is working on the development of a strong team to plan, manage, design, and construct this new public facility. Anna Neighbors deserve an award-winning library facility and putting together a strong team is essential to meeting that goal.

Last month, the City Council approved a professional services agreement with Project Advocates to provide pre-design due diligence services for the City, including the development of a detailed cost plan and project charter for the project.

This agenda item will create a task force of community members who will work with Project Advocates to craft the vision for the facility, develop a project charter for City Council adoption, and assist in outreach to the community for the project.

Staff is recommending that the Anna Public Library Engagement (APLE) Task Force be comprised of the following community members, to be selected by the City Council, with the exception of the City Staff member to be selected by the City Manager:

- ☐ 2 City Council Members
- ☐ 1 EDC/CDC Board Member
- ☐ 1 Park Board Member
- ☐ 1 Planning & Zoning Board Member
- ☐ 1 Diversity & Inclusion Board Member
- ☐ 1 Friends of the Anna Community Library Board Member
- ☐ 1 Representative of Anna ISD
- ☐ 1 Member of City Staff

This nine-member task force will conduct essential work on the pre-design phase of the project and its members will be valued members of the project team.

This task force will be advisory in nature and will have no financial responsibility or authority. At the conclusion of the assigned task, the task force will be dissolved and stand down.

The task force will have a staff liaison who will serve as the project manager and will be selected by the City Manager.

MOTION: Council Member Vollmer moved to appoint

- ☐ 2 City Council Members - Kevin Toten and Danny Ussery
- ☐ 1 EDC/CDC Board Member - Kylee Kelley
- ☐ 1 Park Board Member - McKenzie Jenks
- ☐ 1 Planning & Zoning Board Member - Nick Rubits
- ☐ 1 Diversity & Inclusion Board Member - Alfredo Fernandez
- ☐ 2 Friends of the Anna Community Library Board Member - Kelly Herndon-Patterson and Alexa Swanpool
- ☐ 1 Representative of Anna ISD - Brad Duncan
- ☐ 1 Representative from the Anna Historical Society - Elden Baker

Mayor Pike seconded. Motion carried 7-0.

- k. Consider/Discuss/Action on appointment of Council Liaisons for Boards and Commissions. (City Manager Jim Proce)

MOTION: Council Member Vollmer moved to appoint Council Member Carver as the Council Liaison to the Parks Advisory Board effective immediately. Council Member Miller seconded. Motion carried 6-0. Council Member Carver abstained.

MOTION: Council Member Vollmer moved to appoint Council Member Toten as the Council Liaison and Mayor Pike as the alternate to the Planning and Zoning Commission effective immediately. Council Member Miller seconded. Motion carried 5-0. Council Member Toten and Mayor Pike abstained.

- I. Consider/Discuss/Action on a Resolution Casting Votes for the Board of Directors for the Collin County Central Appraisal District. (City Manager Jim Proce)

The City Council has fifteen votes to cast for the Board of Directors for the Collin County Central Appraisal District. The Board of Directors serve a two-year term beginning January 1, 2022.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ANNA, TEXAS
VOTING FOR A CANDIDATE OR CANDIDATES FOR THE BOARD OF
DIRECTORS, CENTRAL APPRAISAL DISTRICT OF COLLIN COUNTY

MOTION: Mayor Pike moved to cast all 15 votes for Brian Mantzy. Council Member Ussery seconded. Motion carried 7-0.

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). Municipal 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). ETJ Development
- d. Discuss or deliberate personnel matters (Tex. Gov't Code §551.074). Boards and Commissions

MOTION: Council Member Miller moved to enter Closed Session. Council Member Carver seconded. Motion carried 7-0.

Mayor Pike recessed the meeting at 9:18 PM.

Mayor Pike reconvened the meeting at 10:25 PM.

The City 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.

City Council took no action.

10. **Adjourn.**

Mayor Pike adjourned the meeting at 10:25 PM.



Approved on December 14, 2021.

Mayor Nate Pike

ATTEST:

City Secretary Carrie L. Land