

AGENDA



City Council Meeting Planning and Zoning Commission Joint Meeting

Tuesday, March 8, 2022 @ 6:30 PM

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

The City Council and the Planning and Zoning Commission of the City of Anna will meet at 6:30 PM, on March 8, 2022, at the Anna ISD Board Room located at 201 E. 7th Street, Anna, Texas, 75409, to consider the following items.

Welcome to the Joint 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 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 TXDOT Meeting with Staff

5. **Work Session.**

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 the February 22, 2022, Meeting. (City Secretary Carrie Land)
- b. Review minutes of the February 7, 2022, Planning & Zoning Commission Meeting. (Director of Development Services Ross Altobelli)
- c. Review minutes of the January 24th, 2022 Parks Advisory Board Meetings. (Director of Neighborhood Services Marc Marchand)
- d. Approve an Ordinance declaring the Election to the Office of Three City Council Members and the Unopposed Candidates for Election to those offices. (City Secretary Carrie Land)
- e. Approve a Resolution regarding the Dunkin Estates, Block A, Lot 1, Development Plat. (Director of Development Services Ross Altobelli)
- f. Approve a Resolution regarding the Anna Town Center Addition, Block A, Lots 10R & 11R, Replat. (Director of Development Services Ross Altobelli)
- g. Approve a Resolution regarding the Anna Town Center Addition, Block A, Lot 11R, Site Plan. (Director of Development Services Ross Altobelli)
- h. Approve a Resolution regarding the East Foster Crossing, Block A, Lot 1, Site Plan. (Director of Development Services Ross Altobelli)
- i. Development Agreement – Anna West (Director of Development Services Ross Altobelli)

Approve a Resolution entering into a Development Agreement with Yn, LLC, to establish development and design regulations for residential and nonresidential development on 43.9± acres located on the north side of Farm-to-Market Road 455, 250± feet west of County Road 287.

- j. Development Agreement – Avery Pointe Commercial, Block A, Lot 3 (Director of Development Services Ross Altobelli)

Approve a Resolution entering into a development agreement with Anna 455 Commercial, LP to establish development and design regulations for self-storage, mini-warehouse development on 3.9± acres located on the east side of Ferguson Parkway, 314± feet north of W. White Street.

- k. Approve 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)
- l. Approve an Ordinance revising the International Property Maintenance Code and Amending Chapter 4 of the Anna City Code of Ordinances. (Neighborhood Services Director Marc Marchand)

7. **Items For Individual Consideration.**

- a. Planned Development Amendment, Avery Point Commercial, Block A, Lots 1R & 3 (Director of Development Services Ross Altobelli)

1) Conduct a Joint Public Hearing with the Planning and Zoning Commission regarding a request to amend Permitted Uses and General Conditions in

Ordinance No. 179-2005 as modified by Ord. No. 226-2005, Ord. No. 709-2015, and Ord. No. 955-2022 within Avery Pointe Commercial, Block A, Lots 1R & 3.

2) Planning & Zoning Commission - Consider/Discuss/Action on a recommendation regarding the request to amend Permitted Uses and General Conditions in Ordinance No. 179-2005 as modified by Ord. No. 226-2005, Ord. No. 709-2015, and Ord. No. 955-2022 within Avery Pointe Commercial, Block A, Lots 1R & 3.

3) City Council - Consider/Discuss/Action on a recommendation from the Planning and Zoning Commission and Ordinance to amend Permitted Uses and General Conditions in Ordinance No. 179-2005 as modified by Ord. No. 226-2005, Ord. No. 709-2015, and Ord. No. 955-2022 within Avery Pointe Commercial, Block A, Lots 1R & 3.

4) Planning & Zoning Commission - Consider/Discuss/Action on a recommendation regarding the Avery Pointe Commercial, Block A, Lot 3, Concept Plan.

5) City Council - Consider/Discuss/Action on a recommendation from the Planning and Zoning Commission and Resolution regarding the Avery Pointe Commercial, Block A, Lot 3, Concept Plan.

6) Planning & Zoning Commission - Adjourn

b. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance amending Appendix 2. Schedule of Uses within Article 9.04 Zoning Ordinance of Chapter 9 Planning & Development Regulations of the City of Anna Code of Ordinances. (Director of Development Services, Ross Altobelli)

c. Annexation - Anna West (Director of Development Services Ross Altobelli)

1) Consider/Discuss/Action on a Resolution approving an Agreement regarding services including a plan for municipal services regarding 43.9± acres located on the north side of Farm-to-Market Road 455, 250± feet west of County Road 287.

2) Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to annex 43.9± acres located on the north side of Farm-to-Market Road 455, 250± feet west of County Road 287.

d. Zoning - Anna West (Director of Development Services Ross Altobelli)

1) Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to establish zoning for 43.9± acres located on the north side of Farm-to-Market Road 455, 250± feet west of County Road 287. Currently zoned: Extraterritorial Jurisdiction (ETJ).

2) Consider/Discuss/Action on a Resolution regarding the Anna West, Block A, Lot 1, Concept Plan.

e. Consider/Discuss/Action on a Resolution regarding the Nelson Ranch, Block A, Lots 1-6 & Block B, Lot 1, Final Plat.

f. Approve a Resolution setting a public hearing under Section 372.009 of the Texas Local Government Code on the advisability of the creation of a public improvement district and improvements within the City of Anna, Texas, for the

AnaCapri development and authorizing the issuance of notice by the City Secretary of Anna, Texas, regarding the public hearing. (Director of Economic Development Joey Grisham)

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 exception

- 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). Annexation Petition.
- 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 and officers of Anna Economic Development Corporations and Anna Community Development Corporation.

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 Friday, March 4, 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.