

AGENDA

City Council Meeting



Tuesday, May 10, 2022 @ 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 May 10, 2022, 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 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. Presentation of Certificates of Election and administer Oaths of Office. (City Secretary Carrie Land)

- b. Recognition of outgoing Council Member Josh Vollmer. (City Manager Jim Proce)
 - c. Proclamation Declaring May as National Building Safety Month.
 - d. Proclamation Declaring May 9 – May 13, 2022, Economic Development Week.
 - e. Proclamation Declaring May 15 – May 21, 2022, APWA National Public Works Week.
 - f. Recognition of Mayor Pike for appointment to the Regional Transportation Council. (City Manager Jim Proce)
 - g. Council Debriefing on the North Texas Municipal Water District Tour
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 for April 26, 2022, Meeting. (City Secretary Carrie Land)
 - b. Review Minutes of the April 4, 2022, Planning & Zoning Commission Meeting. (Director of Development Services Ross Altobelli)
 - c. Review Minutes of the January 4, 2022, February 1, 2022, and March 1, 2022, Diversity and Inclusion Advisory Commission meetings. (Management Analyst Kimberly Winarski)
 - d. Approve a Resolution regarding the Cedar Meadow RV Park Addition, Block A, Lot 1, Development Plat. (Director of Development Services Ross Altobelli)
 - e. Approve a Resolution regarding the City of Anna Water Storage Tank Addition, Block A, Lot 1, Final Plat. (Director of Development Services Ross Altobelli)
 - f. Approve a Resolution regarding the Coyote Meadows, Phase 1B, Final Plat. (Director of Development Services Ross Altobelli)
 - g. Approve a Resolution regarding the Affi Addition, Block A, Lot 2R, Preliminary Replat. (Director of Development Services Ross Altobelli)
 - h. Approve a Resolution regarding the Anacapri, Phases 2, 3, & 4, Preliminary Plat. (Director of Development Services Ross Altobelli)
 - i. Approve a Resolution regarding the Chambers Grove, Preliminary Plat. (Director of Development Services Ross Altobelli)
 - j. Approve a Resolution regarding the Crystal Park, Phase 1, Preliminary Plat. (Director of Development Services Ross Altobelli)
 - k. Approve a Resolution regarding the Willow Creek Addition, Phase 1B, Block G, Lot 1R, Revised Site Plan. (Director of Development Services Ross Altobelli)
 - l. Approve a Resolution amending the City of Anna Public Improvement District Policy. (Director of Economic Development Joey Grisham)
 - m. Acting as the Anna Public Facility Corporation ("APFC") Board of Directors, approve: (a) Memorandum of Understanding with Palladium USA, Inc., for the East Foster Crossing Project; (b) resolutions approving the formation of entities--along with corresponding LLC agreements-- to serve in the following capacities

in connection with the East Foster Crossing financing: (i) ground lessor, (ii) co-developer and (iii) general contractor; (c) a resolution authorizing the transfer and assignment of Palladium East Foster Crossing GP, LLC, as general partner of Palladium East Foster Crossing, Ltd; and (d) an Amended and Restated Limited Liability Company Agreement of Palladium East Foster Crossing GP, LLC. (Director of Economic Development Joey Grisham)

- n. Acting as the Anna Public Facility Corporation Board of Directors ("APFC"), approve and ratify the execution by the APFC President of that certain letter agreement between APFC and Hilltop Securities, Inc., dated May 4, 2022. (Director of Economic Development Joey Grisham)
- o. Approve a Resolution authorizing the City Manager to release portions of existing easements for temporary sanitary sewer and drainage utilities which are no longer necessary in the Anna Crossing Phase 1C Subdivision. (Director of Public Works Greg Peters, P.E.)
- p. Approve a Resolution Establishing the Project Charter for the Anna Public Library project. (Director of Public Works Greg Peters, P.E.)
- q. Approve a Resolution authorizing the City Manager to execute a professional services agreement with Project Advocates for the Anna Community Library project. (Director of Public Works Greg Peters, P.E.)
- r. Approve a Resolution authorizing the City Manager to execute a professional services agreement with 720 Design for the Anna Community Library project. (Director of Public Works Greg Peters, P.E.)
- s. Approve a Resolution consenting to the addition of 23.130 acres of land to Blue Meadow Municipal Utility District No. 1 of Collin County.

7. Items For Individual Consideration.

- a. 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.)
- b. 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.)
- c. Consider/Discuss/Action approving a Resolution appointing a Greater Texoma Utility Authority (GTUA) Board Member to Place 8. (Interview Committee)
- d. Consider/Discuss/Action on appointments to the Planning and Zoning Commission (Interview Committee)
- e. Consider/Discuss/Action on appointments to the Board of Adjustments. (Interview Committee)
- f. Consider/Discuss/Action on appointments to the EDC/CDC Boards. (Interview Committee)
- g. Consider/Discuss/Action on appointments to the Parks Advisory Board. (Interview Committee)
- h. Consider/Discuss/Action on appointments to the Diversity and Inclusion Advisory Commission. (Interview Committee)
- i. Consider/Discuss/Action on a Resolution regarding the Pruitt's Place, Block A,

Lots 1 & 2, Minor Plat. (Director of Development Services Ross Altobelli)

- j. 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, min-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)
- k. 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)
- l. Consider/Discuss/Action on a Resolution regarding the Blacklock Storage, Block A, Lot 1, Concept Plan. (Director of Development Services Ross Altobelli)
- m. 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. (Director of Development Services Ross Altobelli)

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 and related expenditures; Meeting and records procedures.
- 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; City Manager.

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 7, 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.