

AGENDA



City Council Meeting

Tuesday, June 13, 2023 at 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 June 13, 2023 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: 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 Spring 2023 Neighbor Academy Graduates. (Assistant to the City Manager Kimberly Winarski)

5. Work Session.

- a. Zoning Discussion - The Home Depot. (Planning Manager Lauren Mecke)
- b. Anna Senior Transit Discussion (Economic Development Coordinator Kimberly Garduno)

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 the City Council Meeting Minutes for April 23, 2023. (City Secretary Carrie Land)
- b. Review Minutes of the May 4, 2023, Joint Community Development Corporation and Economic Development Corporation Board Meetings. (Director of Economic Development Joey Grisham)
- c. Review Minutes of the May 1, 2023 Planning & Zoning Commission Meeting. (Planning Manager Lauren Mecke)
- d. Approve a Resolution regarding the Prose Town Square, Block A, Lot 1, Final Plat. (Planning Manager Lauren Mecke)
- e. Approve a Resolution regarding the Anna Station, Block A, Lot 1, Final Plat. (Planning Manager Lauren Mecke)
- f. Approve a Resolution regarding the Anna Station, Block A, Lot 1, Site Plan. (Planning Manager Lauren Mecke)
- g. Approve a Resolution regarding the extension request for the One Anna Two, Block B, Lots 1 & 2, Final Plat. (Planning Manager Lauren Mecke)
- h. Approve a Resolution approving the funding of Fire Department equipment needs related to SCBA replacement airpacks, in an amount not to exceed \$96,000. (Fire Chief Ray Isom)
- i. Approve a Resolution approving a contract with Valley View Consulting for Investment Advisory Services. (Finance Director Alan Guard)
- j. Approve a Resolution for THI Water Well to perform the installation of new equipment on Well 7. (Interim Director of Public Works Steven Smith).
- k. Approve a Resolution authorizing the City Manager to execute a Tower Site License Agreement by and between Towerstream Corporation and the City

of Anna, Texas for the placement of telecommunications equipment on the existing Hackberry water tower located at 2609 Hackberry Dr. (Interim Director of Public Works Steven Smith)

- I. Approve a Resolution approving an Amended Economic Development Incentive Agreement between the City of Anna and 3 Nations Brewing Co., LLC. (Director of Economic Development Joey Grisham)

7. Items For Individual Consideration.

- a. Acting as the Anna Public Facility Corporation Board of Directors, Consider/Discuss/Action on approving a Memorandum of Understanding with JPI Real Estate Acquisition II, LLC for a multifamily project and resolutions authorizing the formation of entities and approving the form and substance of the respective limited liability company agreements. (Director of Economic Development Joey Grisham)
- b. First reading of a Resolution authorizing the Anna Community Development Corporation to undertake a grant agreement with the Anna Economic Development Corporation for economic development projects. (Director of Economic Development Joey Grisham)
- c. Second reading of a Resolution authorizing the Anna Community Development Corporation to undertake a grant agreement with the Anna Economic Development Corporation for economic development projects. (Director of Economic Development Joey Grisham)
- d. Consider/Discuss/Action regarding a Resolution authorizing the Anna Community Development Corporation to undertake a grant agreement with the Anna Economic Development Corporation for economic development projects. (Director of Economic Development Joey Grisham)
- e. Consider/Discuss/Action on a Resolution approving an Agreement Regarding Services including a plan for municipal services for 2.53± acres of land generally located on the east side of future N. Standridge Boulevard, 705± feet south of W Rosamond Parkway. (Planning Manager Lauren Mecke)
- f. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to annex 2.53± acres of land generally located on the east side of future N. Standridge Boulevard, 705± feet south of W Rosamond Parkway. (Planning Manager Lauren Mecke)
- g. Conduct a Public Hearing/Consider/Discuss/Action on an Ordinance to amend a Planned Development (Ord. No. 860-2020) to incorporate an additional 2.53± acres of land generally located on the east side of future

N. Standridge Boulevard, 705± feet south of W Rosamond Parkway.
(Planning Manager Lauren Mecke)

- h. Consider/Discuss/Action on a Resolution regarding the White Rock Subdivision, Block A, Lots 1 -5, Final Plat. (Planning Manager Lauren Mecke)

- i. Slayter Creek Park, Henry Clay "Yank" Washington Park, and Natural Springs Park (Interim City Manager Ryan Henderson)

I. Consider/Discuss/Action on an Ordinance Amending the FY2023 Park Development Fund budget.

II. Consider/Discuss/Action on a Resolution awarding a construction agreement with A&C Construction for improvements to Slayter Creek Park, Henry Clay "Yank" Washington Park and Natural Springs Park.

- j. Bryant Park (Interim City Manager Ryan Henderson)

I. Consider/Discuss/Action on an Ordinance Amending the FY2023 Park Development Fund budget.

II. Consider/Discuss/Action on a Resolution authorizing the City Manager to execute a construction agreement with A New Deal, Inc. to install an irrigation system at Bryant Park.

- k. Consider/Discuss/Action on a Resolution authorizing the City Manager to sign a contract with Brinkley & Barfield for the design of a twelve-inch water line that will be constructed on FM 455 from Cowan Road to County Road 290. (CIP Manager Justin Clay)

- l. Consider/Discuss/Action authorizing the City Manager to execute a contract with BHC for the engineering design of the Highway 5 Utility Relocation Phase Two Project. (CIP Manager Justin Clay)

- m. Consider/Discuss/Action on adding local option property tax exemptions for FY2024. (Budget Manager Terri Doby)

- n. Consider/Discuss/Action on an appointment to fill a vacancy on the Parks Advisory Board. (Interview Committee)

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 Infrastructure

- 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

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 the Anna Municipal Complex bulletin board at or before 5:00 p.m. on 06/09/2023.

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 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. 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.