



City Council  
City Council Regular Meeting Agenda

Monday, October 02, 2023  
5:30 PM

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Live Stream at <https://www.burlesontx.com/watchlive>

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City Hall Council Chambers, 141 W. Renfro, Burleson, TX 76028

**1. CALL TO ORDER**

Invocation - Pastor Allen Christopherson, Bethesda Baptist Church

Pledge of Allegiance to the US Flag

Texas Pledge:

*Honor the Texas Flag, I pledge allegiance to thee, Texas, one state under God; one and indivisible*

**2. PUBLIC PRESENTATIONS**

A. Proclamations

B. Presentations

C. Community Interest Items

This is a standing item on the agenda of every regular meeting of the City Council. An "item of community interest" includes the following:

- Expression of thanks, congratulations, or condolence;
- Information regarding holiday schedules;
- Honorary recognitions of city officials, employees, or other citizens;
- Reminders about upcoming events sponsored by the city or other entity that is scheduled to be attended by city official or city employee; and
- Announcements involving imminent public health and safety threats to the city.

**3. CHANGES TO POSTED AGENDA**

A. Items to be continued or withdrawn.

B. Items to be withdrawn from the Consent Agenda for separate discussion by the City Council, staff, or members of the public in attendance. Items to be added to the Consent Agenda require an official vote by the City Council.

**4. CITIZENS APPEARANCES**

Each person in attendance who desires to speak to the City Council on an item NOT posted on the agenda, shall speak during this section.

A speaker card must be filled out and turned in to the City Secretary prior to addressing the City Council. Each speaker will be allowed three (3) minutes.

Please note that City Council may only take action on items posted on the agenda. The Texas Open Meetings Act prohibits the City Council from deliberating or taking action on an item not listed on the agenda. City Council may, however, receive your comments on the unlisted item, ask clarifying questions, respond with facts, and explain policy.

Each person in attendance who desires to speak to the City Council on an item posted on the agenda, shall speak when the item is called forward for consideration.

## **5. CONSENT AGENDA**

All items listed below are considered to be routine by the City Council and will be enacted with one motion. There will be no separate discussion of the items. Approval of the consent agenda authorizes the City Manager to implement each item in accordance with staff recommendations.

- A. Consider approval of the minutes from the September 18, 2023 regular council meeting. *(Staff contact: Amanda Campos, City Secretary)*
- B. Consider approval of a resolution authorizing participation in Tarrant County's 2023- 24 HOME Investment Partnership Program to assist citizens with homeowner rehabilitation in the amount of \$9,600. *(Staff Contact: Lisa Duello, Assistant Director of Development Services)*
- C. Consider approval of a minute order authorizing the expenditure to Taylor, Olson, Adkins, Sralla, & Elam, LLP, for legal services in the amount of \$308,000. *(Staff Contact: Matt Ribitzki, Senior Deputy City Attorney/Director of Legal Services)*
- D. Consider approval of a minute order ratifying the 4A Economic Development Corporation Board's actions on the approval of a one-year services contract with the Burleson Area Chamber of Commerce. *(Staff Contact: Alex Philips, Economic Development Director)*
- E. Consider approval of a one-year services contract with the Burleson Area Chamber of Commerce in the amount of \$50,000. *(Staff Presenter: Alex Philips, Economic Development Director)*
- F. Consider approval of a minute order for the appointment of Kevin North, Assistant Director of Public Works and Engineering, as voting member and Errick Thompson, Director of Public Works and Engineering, as alternate member of the City of Fort Worth's Wholesale Water and Wastewater Customer Advisory Committee for fiscal year 2024. *(Staff Contact: Errick Thompson, Director of Public Works and Engineering)*
- G. Consider approval of a minute order establishing public hearings on November 13, 2023, to consider approvals of ordinances amending the Water and Wastewater Impact Fee Ordinance (CSO# 977-02-2019) and Roadway Impact Fee Ordinance (CSO# 1479-08-2020). *(Staff Contact: Errick Thompson, Director Public Works and Engineering)*
- H. Consider approval of an ordinance amending Article VIII "International Property Maintenance Code" of Chapter 10 "Buildings and Building Regulations" of the City of Burleson Code of Ordinances by adopting the 2021 Edition of the of the International Property Maintenance Code and providing for modifications of the code to incorporate local amendments. (Final Reading) *(Staff Contact: Lisa Duello, Assistant Director Development Services)*

- I. Consider approval of an ordinance adopting the 2021 editions of the International Building Code, the International Residential Code, the International Plumbing Code, the International Mechanical Code, the International Fuel Gas Code, the International Energy Conservation Code, the International Swimming Pool and Spa Code, the International existing Building Code and local amendments thereto; adopting the 2020 edition of the National Electric Code and local amendments. (Final Reading) *(Staff Presenter: Tony D. McIlwain, Development Services Director)*
- J. Consider approval of an ordinance amending Article V “International Fire Code” of Chapter 38 “Fire Prevention and Protection” of the City of Burleson Code of Ordinances by adopting the 2021 edition of the International Fire Code and providing for modifications of the code to incorporate local amendments. (Final Reading) *(Staff Contact: Rob Moore, Battalion Chief)*
- K. Consider approval of a minute order ratifying a five-year farm lease with Jody Land for the property for approximately 46 acres located at 2140 & 2250 SW Hulen St., Burleson, Texas. *(Staff Contact: Matt Ribitzki, Senior Deputy City Attorney)*
- L. Consider approval of a five-year farm lease with Jody Land for the property for approximately 46 acres located at 2140 & 2250 SW Hulen St., Burleson, Texas. *(Staff Contact: Matt Ribitzki, Senior Deputy City Attorney)*
- M. Consider approval of a minute order rejecting bids for ITB 2023-022 Oak Valley Park S Trail. *(Staff Contact: Jen Basham, Parks and Recreation Director)*
- N. Consider approval of a professional services contract with McCaslin Hotel Consulting, LLC to conduct a market study for a proposed hotel and convention center in Burleson, Texas in the amount of \$65,000. *(Staff Contact: Alex Philips, Economic Development Director)*

## **6. DEVELOPMENT APPLICATIONS**

- A. Liquid Stone Concrete at 255 Centre Dr (Case 22-165): Consider approval of a resolution for a site plan with waivers of Liquid Stone Concrete located at 255 Centre Dr. *(Staff Presenter: Tony McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval by a vote of 8-0) (First and Final Reading)*
- B. 255 Centre Dr (Case 22-167): Hold a public hearing and consider approval of an ordinance for a zoning change request from “A”, Agricultural to “I”, Industrial for a 0.35 acre portion of 255 Centre Dr. *(Staff Presenter: Tony McIlwain, Development Services Director) (The Planning and Zoning Commission recommended approval by a vote of 8-0) (First and Final Reading)*

## **7. GENERAL**

- A. Consider approval of a minute order requesting that the City Council pass a reimbursement resolution in an amount not to exceed \$1,800,000 for various public works projects as reflected in the Public Works five-year capital plan. *(Staff Presenter: John Butkus, Finance Director)*
- B. Consider an ordinance altering the Prima Facie Speed Limit along Greenridge Drive between Hulen Street and FM 731 and Commons Drive from Greenridge Drive and SW Wilshire Blvd. from 30 miles per hour to 35 miles per hour; directing the City Manager or designee to erect the appropriate signage; incorporating the recitals into the body of the ordinance; finding and determining that the meeting at which this ordinance is passed is open to the public as required by law; providing a cumulative clause, a severability clause, a savings clause, a penalty clause,

and an effective date. *(First and Final Reading) (Staff Presenter: Errick Thompson, Director Public Works and Engineering)*

- C. Consider approval of a resolution adopting the guidelines and criteria for the Economic Development incentives program. *(Staff Presenter: Alex Philips, Economic Development Director)*
- D. Consider approval of a resolution ratifying the 4A Economic Development Corporation Board's actions taken on the approval of a resolution between the Burleson 4A Economic Development Corporation and Fourco Development Partners, LLC, authorizing the land sale of approximately 7 acres located in Highpoint Business Park located at the corner of Vantage and Cirrus Drive in the amount of \$763,389. *(Staff Presenter: Alex Philips, Economic Development Director)*
- E. Consider approval of a resolution ratifying the 4A Economic Development Corporation Board's actions taken on the approval of a Performance Agreement between the Burleson 4A Economic Development Corporation and C&C Burleson, LLC. for a development located at 425 SW Wilshire Blvd in Burleson, Texas. *(Staff Contact: Alex Philips, Economic Development Director)*
- F. Consider approval of a resolution nominating candidates for the election of members to the Johnson County Central Appraisal District Board of Directors. *(Staff Presenter: Eric Oscarson, Deputy City Manager)*
- G. Consider approval of a resolution nominating candidates for the election of members to the Tarrant County Central Appraisal District Board of Directors. *(Staff Presenter: Eric Oscarson, Deputy City Manager)*

## **8. REPORTS AND PRESENTATIONS**

- A. Receive a report, hold a discussion, and provide staff with feedback on updates to the Water / Wastewater Masterplan and Mobility Plan and the Capital Improvements Program Advisory Committee's (CIPAC) recommendations for updates to impact fees. *(Staff Presenter: Errick Thompson, Director of Public Works and Engineering)*

## **9. CITY COUNCIL REQUESTS AND FUTURE AGENDA ITEMS AND REPORTS**

## **10. RECESS INTO EXECUTIVE SESSION**

In accordance with Chapter 551 of the Texas Government Code, the City Council may convene in Executive Session in the City Council Workroom in City Hall to conduct a closed meeting to discuss any item listed on this Agenda.

- A. **Pending or contemplated litigation or to seek the advice of the City Attorney pursuant to Section 551.071, Texas Government Code**
  - Receive a report and hold a discussion regarding Lighthouse Incident Case Number 90743858.
  - Receive a report and hold a discussion regarding Lighthouse Services anonymous hotline provider and case management system.
- B. **Discussion regarding possible purchase, exchange, lease, or value of real property pursuant to Section 551.072, Texas Government Code**
- C. **Deliberation regarding commercial or financial information received from or the offer of a financial or other incentive made to a business prospect seeking to locate, stay or expand in or near the territory of the City and with which the City is conducting**

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**economic development negotiations pursuant to Section 551.087, Texas Government Code**

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**11. ADJOURN****CERTIFICATE**

I hereby certify that the above agenda was posted on this the 27th of September 2023, by 5:30 p.m., on the official bulletin board at the Burleson City Hall, 141 W. Renfro, Burleson, Texas.



Amanda Campos

City Secretary

**ACCESSIBILITY STATEMENT**

The Burleson City Hall is wheelchair accessible. The entry ramp is located in the front of the building, accessible from Warren St. Accessible parking spaces are also available in the Warren St. parking lot. Sign interpretative services for meetings must be made 48 hours in advance of the meeting. Call the A.D.A. Coordinator at 817-426-9600, or TDD 1-800-735-2989.