



REGULAR CITY COUNCIL MEETING

City Hall Council Chambers, 298 West Washington Street
Tuesday, November 02, 2021 at 5:30 PM

AGENDA

CALL TO ORDER

PLEDGES OF ALLEGIANCE

INVOCATION

PROCLAMATIONS AND RECOGNITIONS

1. Proclamation in Recognition of TubaChristmas

CITIZENS GENERAL DISCUSSION

PLANNING AND ZONING COMMISSION

Steve Killen, Director of Development Services

2. PUBLIC HEARING

Case No.: RZ2021-015 & RP2021-007

Applicant is Requesting a Rezoning of the Properties Located at 1083 West Frey and 1065 West Frey, Being Parcel Nos. R32260 and R32261, legally described as Block 5, Lot 1 and Block 5, Lot 2 (pt of) of the Kight Second Addition, respectively, of the City of Stephenville, Erath County, Texas, from Single Family Residential District (R-1) to Integrated Housing District (R-2.5), with a Simultaneous Replat as Allowed by City of Stephenville Code of Ordinances, Section 155.4.03

3. Consider Approval of an Ordinance Rezoning the Properties Located at 1083 West Frey and 1065 West Frey, Being Parcel Nos. R32260 and R32261, legally described as Block 5, Lot 1 and Block 5, Lot 2 (pt of) of the Kight Second Addition, respectively, of the City of Stephenville, Erath County, Texas, from Single Family Residential District (R-1) to Integrated Housing District (R-2.5), with a Simultaneous Replat as Allowed by City of Stephenville Code of Ordinances, Section 155.4.03

4. PUBLIC HEARING

Case No.: RZ2021-016

Applicant is Requesting a Rezone of a Property Located at 110 Clark Lane, Being Parcel No. R63366, Legally Described as Block 85, Lot 1 & 2A of the City Addition of the City of Stephenville, Erath County, Texas, from Multiple Family Residential District (R-3) to Integrated Housing District (R-2.5)

5. Consider Approval of an Ordinance Rezoning the Property Located at 110 Clark Lane, Being Parcel No. R63366, Legally Described as Block 85, Lot 1 & 2A of the City Addition of the City of Stephenville, Erath County, Texas, from Multiple Family Residential District (R-3) to Integrated Housing District (R-2.5)

6. PUBLIC HEARING

Case No.: RZ2021-017

Applicant is Requesting a Rezone of the Property Located at 683 W Tarleton, Being Parcel No. R29685, Legally Described as Block 3, Lots 1B and 2B (pts of), Park Place Addition and Block 69, Lot 4B (pt of),

City Addition of the City of Stephenville, Erath County, Texas, from Retail and Commercial Business District (B-2) to Multiple Family Residential District (R-3)

7. Consider Approval of an Ordinance Rezoning the Property Located at 683 W Tarleton, Being Parcel No. R29685 and Legally Described as Block 3, Lots 1B and 2B (pts of), Park Place Addition and Block 69, Lot 4B (pt of), City Addition of the City of Stephenville, Erath County, Texas, from Retail and Commercial Business District (B-2) to Multiple Family Residential District (R-3)

8. PUBLIC HEARING

Case No.: PD2021-002

Applicant is Requesting a Rezone of a Property Located at 525 W Collins, Being Parcel No. R33237 and Legally Described as Block 6, Lots 1 and 2 of the Shapard & Collins Addition, and A0032 of the John Blair Survey of the City of Stephenville, Erath County, Texas, from Industrial District (I) to Planned Development District (PD)

9. Consider Approval of an Ordinance Rezoning the Property Located at 525 W Collins, Being Parcel No. R33237 and Legally Described as Block 6, Lots 1 and 2 of the Shapard & Collins Addition, and A0032 of the John Blair Survey of the City of Stephenville, Erath County, Texas, from Industrial District (I) to Planned Development District

10. PUBLIC HEARING

Amendments to the City of Stephenville Code of Ordinances, Chapter 154 *Sign Regulations*, as it Relates to Murals

11. Consider Approval of an Ordinance Amending the City of Stephenville Code of Ordinances, Chapter 154 *Sign Regulations*, as it Relates to Murals

TOURISM AND VISITORS BUREAU COMMITTEE

LeAnn Durfey, Chair

12. Committee Report - October 19, 2021

DEVELOPMENT SERVICES COMMITTEE

Brandon Huckabee, Chair

13. Committee Report - October 19, 2021
14. Consider Approval of an Ordinance Amending the City of Stephenville Code of Ordinances, Section 155.1.09 *Extraterritorial Jurisdiction (ETJ)*

NOMINATIONS COMMITTEE

Gerald Cook, Chair

15. Committee Report - November 2, 2021
16. Consider Approval of Request for Allocation of Funds for Seasonal and Special Event Items for Downtown

PERSONNEL COMMITTEE

Ricky Thurman, Chair

17. Committee Report - October 26, 2021

PUBLIC HEALTH AND SAFETY COMMITTEE

Brady Pendleton, Chair

18. Committee Report - October 19, 2021
19. Consider Approval of a Memorandum of Understanding with Stephenville ISD for School Resource Officers for 2021-2022

FINANCE COMMITTEE

Justin Haschke, Chair

20. Finance Committee Report - October 19, 2021
21. Consider Approval of the Purchase of a Pre-Owned Ambulance

FINANCIAL REPORTS

Monica Harris, Director of Finance

22. Monthly Budget Report and Quarterly Investment Report for the Period Ending September 30, 2021

STEPHENVILLE ECONOMIC DEVELOPMENT AUTHORITY REPORT

Jeff Sandford, Executive Director

CONSENT

23. Approve Minutes - October 4, 2021 Regular City Council Meeting
24. Approve Request to Sell City Property via Online Auction
25. Authorize Expenditure for Annual Microsoft Licensing Fees
26. Approval of EMS Billing and Collection Services by Specialized Billing and Collections Systems of Texas
27. Authorize Expenditure for Incode 10 Software Maintenance
28. Authorize Expenditure for Online and Voice Response Transaction Fees for Utility Billing and Court Payments
29. Authorize Expenditure for Purchase of Skid Steer for Street Department
30. Authorize Expenditure for Purchase of a Compact Excavator for Water Department
31. Authorize Expenditure for Purchase of Aqua Metric Meter Reading Software
32. Authorize Payment to Upper Leon River Municipal Water District for FY2021-2022 Raw Water Charges
33. Approve Amendment No. 10 with Freese and Nichols, Inc. for Development Review Services
34. Approve Resolution Authorizing the Financing and Purchase of a Tractor, Mowers, and Related Equipment

COMMENTS BY CITY MANAGER

- *Council Committee Meetings - Tuesday, November 16
- *Nominations Committee Meeting - Tuesday, November 30
- *Regular City Council Meeting - Tuesday, December 7
- *Arts, Crafts, and Gift Show - Friday and Saturday, November 5-6
- *Farmer's Market - Saturday, November 6
- *Applications for Citizen Boards and Commissions due Friday, November 19 by 5:00 p.m.
- *City Offices Closed Thursday and Friday, November 25 and 26 for Thanksgiving
- *ChristmasVille Parade - Saturday, November 27

COMMENTS BY COUNCIL MEMBERS

EXECUTIVE SESSION

In compliance with the provisions of the Texas Open Meetings Law, Subchapter D, Government Code, Vernon's Texas Codes, Annotated, in accordance with

35. **Section 551.087 *Deliberation Regarding Economic Development Negotiations*** - Project Blue

- 36. Section 551.072 Deliberation Regarding Real Property** - to deliberate the purchase, exchange, lease, or value of real property, to wit: 291 Clinton
- 37. Section 551.072 Deliberation Regarding Real Property** - to deliberate the purchase, exchange, lease, or value of real property, to wit: 2 acres out of the JS Riggs Survey
- 38. Section 551.071 Consultation with Attorney - Pending or Contemplated Litigation**

ACTION TAKEN ON ITEMS DISCUSSED IN EXECUTIVE SESSION, IF NECESSARY

ADJOURN

Note: The Stephenville City Council may convene into Executive Session on any matter related to any of the above agenda items for a purpose, such closed session allowed under Chapter 551, Texas Government Code.

In accordance with the Americans with Disabilities Act, persons who need accommodation to attend or participate in this meeting should contact City Hall at 254-918-1287 within 48 hours prior to the meeting to request such assistance.