

**A QUORUM OF THE VAN ALSTYNE COMMUNITY AND ECONOMIC DEVELOPMENT  
CORPORATIONS, ARCHITECTURAL REVIEW PANEL AND PLANNING & ZONING  
COMMISSION MEMBERS MAY OR MAY NOT BE IN ATTENDANCE.  
NO ACTION BY THESE BOARDS WILL BE TAKEN AT THIS MEETING.**

**CITY OF VAN ALSTYNE**

**AGENDA**  
**City Council Meeting**  
Van Alstyne City Hall  
152 N Main Drive

**September 14, 2021**  
**6:30 P.M.**

*Citizens may appear before the City Council to address items of public interest, or items listed on the agenda not otherwise set for public hearing, in accordance with procedural rules as determined by the meeting Chair and by submitting a "Public Comment Form" to the City Clerk no later than the conclusion of Agenda Item 1 (Call to Order).*

*A "Public Comment Form" is not necessary when speaking for or against a Public Hearing item.*

*Persons with disabilities who plan to attend this meeting and who may need assistance should contact Jennifer Gould at (903) 482-5426 at least 48 hours prior to the meeting so that appropriate arrangements can be made. All persons attending shall abide by the City of Van Alstyne Public Meeting Rules of Citizen and Visitor Decorum adopted by Resolution No. 02-2010-01.*

*Pursuant to Section 551.127, Texas Government Code, one or more Councilmembers or employees may attend this meeting remotely using videoconferencing technology. The video and audio feed of the videoconferencing equipment can be viewed and heard by the public at the address posted above as the location of the meeting.*

**AGENDA**

1. Call to Order.
2. Invocation.
3. Pledges of Allegiance. (*US and Texas*)
4. Citizens Communications. (*Communications will be limited to not more than three (3) minutes each. No deliberations with Council. Council may respond with factual information only.*)
5. Presentation of Proclamation designating the week of September 17<sup>th</sup> through 23<sup>rd</sup> as Constitution Week.

**EXECUTIVE SESSION**

*In accordance with Chapter 551 of the Texas Government Code (Open Meetings Law), the City Council may meet in a closed Executive Session pursuant to applicable laws.*

6. All items below for Executive Session:

Pursuant to the following designated sections of Texas Government Code, Annotated, Subchapter 551, the Council will enter into executive session to discuss the following items:

- (a) Texas Gov't Code Section 551.071 [Legal Advice] regarding: (i) future development; (ii) formation of a City Charter Commission; and (iii) funding option for road improvements.

**OPEN MEETING**

7. Consider and take any action necessary regarding Executive Session items.

8. Consider and take action on an ordinance providing for the sale and issuance of the City of Van Alstyne, Texas Combination Tax and Revenue Certificates of Obligation, Series 2021; and ordaining other matter relating to the subject.

#### CONSENT AGENDA

*Items listed on the consent agenda allow the Council to approve all items together without discussion or individual motions. Items may be removed from the consent agenda on the request of any one member of the Council. Removed items will be discussed and action taken immediately after the consent agenda.*

9. Approval of minutes from the August 10, 2021, Special Called and regular City Council meetings and the August 10, 2021 Zoning Board of Adjustment meeting.
10. Acceptance of fiscal year 2021 quarters 1, 2 and 3 Public Funds Investment Reports.
11. Passage of a resolution appointing 15 members and 1 alternate to the City of Van Alstyne Charter Commission.
12. Passage of a resolution adopting budget policies for the City of Van Alstyne.
13. Passage of a resolution amending the City of Van Alstyne Investment Policy.
14. Passage of a resolution authorizing the City Manager to sign an interlocal agreement with Texoma Council of Governments (TCOG) for GIS Services for fiscal year 2022.
15. Approval of the purchase of a 0.313-acre tract of land legally described as G-0770 MCKINNEY JAMES & HRS A-G0770 more commonly known as 832 N Dallas Ave, Van Alstyne, Texas in the amount of \$105,000.00.
16. Authorize the Mayor to sign an interlocal agreement with Grayson County for Emergency Medical Services for fiscal year 2022.
17. Authorize the Mayor to sign an interlocal agreement with Grayson County for Fire Protection Services for fiscal year 2022.
18. Approval of an Ordinance amending the City of Van Alstyne's Code of Ordinances Section 2-183 regarding utility rates and charges.
19. Approval of an Ordinance amending Ordinance No. 912 amending the City of Van Alstyne Fiscal Year 2021 Budget.

#### PUBLIC HEARINGS / REGULAR AGENDA (NON-CONSENT)

20. Consider and take action on a resolution nominating candidates to serve as members of the Grayson Central Appraisal District Board of Directors.
21. Consider and take action on a request by an owner/agent for approval of a Revised Site Plan for Forced Performance to approve the addition of two new buildings, additional parking, and fire lanes at their location at 601 Martin Duke Rd, Van Alstyne, Texas. The 2.5-acre tract of land is situated in the S. Whitaker Survey, Abstract No. 1332, Grayson County, Texas, and generally located on the south side of Martin Duke Road approximately 2,800 feet northwest of FM 3133. (*Forced Performance Revised Site Plan*)
22. Consider and take action on a request by an owner/agent for approval of a Site Plan for the Rockhill Industrial Site, Phase 1, to approve four (4) new buildings, parking, and fire lanes. The 2.14-acre tract of land is situated in the S. Whitaker Survey, Abstract No. 1332, Grayson County, Texas, and generally located on the north side of FM 3133 and east of the DART right-of-way. (*Rockhill Industrial Site, Phase 1 Site Plan*)

23. Consider and take action on an Ordinance amending Van Alstyne Code of Ordinances, Chapter 18 “Fire Prevention and Protection”, Article I regarding fireworks and establishing regulations for open burning and outdoor fireplaces.
24. Consider and take action regarding an ordinance adopting the fiscal year 2021 – 2022 City of Van Alstyne operating budget. *[Vote must be a record vote]*
25. Consider and take action regarding ratifying, by vote, the property tax increase reflected in the budget mandated by Texas Local Government Code Section 102.007. *[Vote must be a record vote]*
26. Consider and take action on an ordinance levying taxes for the 2021 Tax Year. *[Vote must be a record vote]*
27. Consider and take any action necessary regarding (re)appointments to serve on the Community and Economic Development Corporation Boards Places 2, 4 and 6.
28. City Manager’s Report.
29. Mayor and Council Closing Comments. *Pursuant to Section 551.0415 of the Texas Government Code, the City Council may report on the following items: 1) expression of thanks, congratulation or condolences, 2) information about holiday schedules, 3) recognition of individual, 4) reminders about upcoming city events, 5) information about community events and 6) announcements involving an imminent threat to public health and safety.*
30. Adjournment.

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I certify that I, Jennifer Gould, posted this agenda on the announcements board located in front of City Hall at 144 N. Main Dr at or before 1:30 p.m. on September 10, 2021.

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Jennifer Gould, City Clerk

If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code § 551.001 et. seq., will be held by the City Council at the date, hour and place given in this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section:

- § 551.071 – Private consultation with the attorney for the City regarding any item on this agenda.
- § 551.072 – Discussing purchase, exchange, lease or value of real property.
- § 551.074 – Discussing personnel or to hear complaints against personnel.