

**A QUORUM OF THE VAN ALSTYNE COMMUNITY AND ECONOMIC DEVELOPMENT CORPORATIONS, ARCHITECTURAL REVIEW PANEL, PLANNING & ZONING COMMISSION, AND CITY CHARTER COMMISSION MEMBERS MAY 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

**November 9, 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.*)

**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.*

5. 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) park land donation; (iii) use of city owned buildings; and Texas Gov't Code Section 551.071 [Litigation/Settlement] regarding (i) proposed opioid litigation settlement.

**OPEN MEETING**

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

## 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.*

7. Approval of minutes from the October 12, 2021 regular meeting.
8. Acceptance of fiscal year 2021 quarter 4 Public Funds Investment Report.
9. Approval of change order no. 1 in the amount of \$87,938.16 to Machining & Valve Automation Services LLC for a state contract for the Drinking Water State Revolving Fund project funded through the Greater Texoma Utility Authority (GTUA) for the Water Distribution System Well Site and Disinfection Improvements at Water Well Site No. 1 and authorize supplemental funding in the amount of \$87,938.16 for a total contract amount of \$547,642.16.
10. Approval of a resolution authorizing the Mayor to sign a resolution casting votes to elect candidates to serve as members of the Grayson Central Appraisal District Board of Directors.
11. Approval of a resolution authorizing participation in the proposed opioid settlement of litigations brought by the State of Texas and other jurisdictions against various pharmaceutical companies for their roles in the national opioid crisis and authorizing the City Manager to execute related documents.
12. Approval of a resolution authorizing the Mayor to sign an Interlocal Agreement for the sale of 30,446,800 gallons of minimum take or pay water capacity in the amount of \$107,721.18 to the City of Anna, Texas.
13. Approval of an Ordinance amending Ordinance No. 921 amending the City of Van Alstyne Fiscal Year 2022 Budget.
14. Ratify contract for donation of real estate to the City.

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

15. Conduct a Public Hearing on a request to rezone a 4.50-acre tract of land from a PD, Planned Development Zoning District, with an underlying zoning classification of C-2, General Commercial to a PD, Planned Development Zoning District with an underlying zoning classification of MF, Multi-Family Residential. The subject property is situated in the James McKinney Survey, Abstract No. 770, Grayson County, Texas and is generally located on the south side of Blessingame Road, on the east side of future Longbow Drive. *(The Brooks Phase 2 Rezoning Request)*
16. Consider and take action on an Ordinance rezoning a 4.50-acre tract of land from a PD, Planned Development Zoning District, with an underlying zoning classification of C-2, General Commercial to a PD, Planned Development Zoning District with an underlying zoning classification of MF, Multi-Family Residential. The subject property is situated in the James McKinney Survey, Abstract No. 770, Grayson County, Texas and is generally located on the south side of Blessingame Road, on the east side of future Longbow Drive. *(The Brooks Phase 2 Rezoning Request)*
17. Conduct a Public Hearing on proposed text amendments to Chapter 46, "Zoning", by revising Article II, "Zoning Districts and Regulations", Division 2, "Current Non-Residential Districts" by adding new sections, as follows: Section 46-75, "General Non-Residential Design Regulations", Section 46-76, "Reserved", Section 46-77, "Specific Design Standards for Commercial Buildings", Section 46-78, "Specific Design Standards for Industrial Buildings" and Sections 46-79 to 46-80, "Reserved"; and by revising Article III, "Use of Land and Buildings", Division 3, "Site Plans" by

adding a new Section 46-143, “Façade Design Submittal for Non-Residential Buildings and Structures” and to renumber the remaining sections of Division 3. (*Zoning Ordinance Text Amendment: Non-Residential Architectural Standards and Site Plan Submittals*)

18. Consider and take action on an Ordinance adopting proposed text amendments to Chapter 46, “Zoning”, by revising Article II, “Zoning Districts and Regulations”, Division 2, “Current Non-Residential Districts” by adding new sections, as follows: Section 46-75, “General Non-Residential Design Regulations”, Section 46-76, “Reserved”, Section 46-77, “Specific Design Standards for Commercial Buildings”, Section 46-78, “Specific Design Standards for Industrial Buildings” and Sections 46-79 to 46- 80, “Reserved”; and by revising Article III, “Use of Land and Buildings”, Division 3, “Site Plans” by adding a new Section 46-143, “Façade Design Submittal for Non-Residential Buildings and Structures” and to renumber the remaining sections of Division 3. (*Zoning Ordinance Text Amendment: Non-Residential Architectural Standards and Site Plan Submittals*)
19. Consider and take action to cancel the December 14, 2021 regular meeting.
20. City Manager’s Report.
21. 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.*
22. 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 11:00 a.m. on November 5, 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.