



**CITY OF GAINESVILLE**  
**NOTICE OF REGULAR CALLED CITY COUNCIL MEETING**  
**Tuesday, May 18, 2021, 6:30 P.M.**  
**MUNICIPAL BUILDING, 200 SOUTH RUSK, GAINESVILLE, TEXAS**

*Carolyn Hendricks, Councilmember, Ward 1*  
*Brandon Eberhart, Councilmember, Ward 2*  
*Keith Clegg, Councilmember, Ward 3*

*Tommy Moore, Mayor*

*Ken Keeler, Councilmember, Mayor Pro Tem*  
*Councilmember, Ward 5*  
*Mary Jo Dollar, Councilmember, Ward 6*

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**AGENDA**

- 1. CALL TO ORDER .....Mayor Tommy Moore**
- 2. INVOCATION**
- 3. PLEDGE TO THE FLAG**
- 4. RECOGNITIONS/PROCLAMATIONS**
- 5. REPORTS**
- 6. CITIZEN COMMENTS**
- 7. CONSENT AGENDA**
  - A. Approve Minutes of May 4, 2021 City Council Meeting
  - B. Consideration of and action on a Resolution of the City Council of the City of Gainesville declaring a vacancy on the City Council.
8. Consideration of and action on a Resolution authorizing the purchase of autonomous mowers for the Fairview Cemetery.
9. Public Hearing on a Resolution of the City Council of the City of Gainesville, Texas, approving the Land Use Assumptions and Capital Improvements Plan relating to possible adoption of Impact Fees for the City of Gainesville and Gainesville's Extraterritorial Jurisdiction.
10. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas, approving the Land Use Assumptions and Capital Improvements Plan relating to possible adoption of Impact Fees for the City of Gainesville and Gainesville's Extraterritorial Jurisdiction.
11. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas, establishing a public hearing date to discuss the imposition of impact fees for the City of Gainesville and Gainesville's Extraterritorial Jurisdiction.

12. Public Hearing on an Ordinance amending Ordinance 1219-12-2008; the zoning ordinance of the City of Gainesville, Texas, authorizing the rezone from outdoor commercial (C-3) zoning district to moderate density multi-family (MF-1) zoning district of plus or minus 3.38 acres, located on Justice Center Boulevard, as requested by Big Ellum Properties, LLC.; providing for an amendment of the official zoning map of the City of Gainesville; providing for an effective date; containing a severability clause and making an open meeting finding.
13. Consideration of and action on an Ordinance amending Ordinance 1219-12-2008; the zoning ordinance of the City of Gainesville, Texas, authorizing the rezone from outdoor commercial (C-3) zoning district to moderate density multi-family (MF-1) zoning district of plus or minus 3.38 acres, located on Justice Center Boulevard, as requested by Big Ellum Properties, LLC.; providing for an amendment of the official zoning map of the City of Gainesville; providing for an effective date; containing a severability clause and making an open meeting finding.
14. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas, approving the Bellum Estates Preliminary Plat, being plus or minus 6.25 acres out of the W.C. Winters Survey, Abstract Number 1086, generally located on Justice Center Boulevard, within the city limits of Gainesville, Cooke County, Texas; providing for a repealing clause; and establishing an effective date.
15. Public Hearing on on a Resolution electing to become eligible to participate in Tax Abatements; amending guidelines and criteria for granting Tax Abatements in a Reinvestment Zone created within the City of Gainesville; providing a severability clause; providing an effective date; and providing an open meetings finding.
16. Consideration of and action on a Resolution electing to become eligible to participate in Tax Abatements; amending guidelines and criteria for granting Tax Abatements in a Reinvestment Zone created within the City of Gainesville; providing a severability clause; providing an effective date; and providing an open meetings finding.
17. Consideration of and action on an Ordinance of the City of Gainesville, Texas amending the provisions Chapter 19- Water and Sewers, Article III- Industrial Wastes of the City's Code of Ordinances; providing for a severability clause; providing for a Civil and Criminal Penalty; providing for codification and an effective date; and making an open meetings finding.
18. Consideration of and action on an Ordinance of the City of Gainesville, Texas amending the Chapter 13, Section V, of the Code of Ordinances of the City of Gainesville; specifically 13-100, 13-103, and 13-104 to clarify the purpose of the Ordinance; amend the definition of prohibited noises and noise producing vibrations from vehicles; and amend the exemptions granted under the Charter.

**EXECUTIVE SESSION \_\_\_\_\_**

Adjourn into closed or executive session in compliance with Vernon's Texas Codes Annotated, Government Code, Chapter 551 (Open Meetings Act), to discuss the following:

Under Government Code §551.071 Attorney-Client Matters

**RECONVENE INTO OPEN SESSION \_\_\_\_\_**

**ADJOURN**

At any time during the meeting and in compliance with the Texas Open Meetings Act, Chapter 551, Government Code, Vernon's Texas Codes, Annotated, the City Council may meet in executive session on any of the above agenda items for consultation concerning attorney-client matters (§551.071); deliberation regarding real property (§551.072); deliberation regarding prospective gift (§551.073); personnel matters (§551.074); deliberation regarding security devices (§551.076); and deliberation regarding economic development negotiations (§551.087). Any subject discussed in executive session may be subject to action during the open meeting.

- i. Citizen comments will be limited to persons who have registered with the City Secretary in advance, except by majority vote of the City Council. In accordance with the Open Meetings Act, the Council will hear comments of public interest, but any discussion shall be limited to placing the item on a future agenda for consideration.
- ii. Items on the Consent Agenda will be voted on in one motion unless request is made for separate discussion and approved by the City Council.
- iii. In order to be fair to all persons who have items on the agenda or interest in one or more of the items, the Council may impose time limitations on speakers in Public Hearings. Applicants must limit presentations to 5 minutes. The Mayor may impose other time constraints at his discretion, depending on other prevailing factors. Speakers will be notified by the Mayor Pro Tem when their time has expired.
- iv. The Council reserves the right to retire into executive session concerning any of the items listed on this Agenda, whenever it is considered necessary and legally justified under the Open Meetings Act.
- v. The Council reserves the right to suspend the Charter and adopt any ordinance without three readings.
- vi. Persons with disabilities who plan to attend this meeting and who may need assistance should contact the City Secretary at (940) 668-4500 two working days prior to the meeting so that appropriate arrangements can be made.

I, Diana Alcalá, City Secretary, posted this Agenda on the official City of Gainesville bulletin board in the Municipal Building, 200 S. Rusk Street, Gainesville, Texas 76240, which is accessible to the public twenty-four hours each day at 1:15 a.m. 6 p.m. on May 14, 2021.

*Diana Alcalá*  
Diana Alcalá

Sworn to and subscribed before me on this the 14 day of May, 2021.

*Cathy Huddleston*  
Notary Public, State of Texas

My Commission expires: 11-7-2024

