



CITY OF GAINESVILLE
NOTICE OF REGULAR CALLED CITY COUNCIL MEETING
Tuesday, April 16, 2024 6:30 P.M.
MUNICIPAL BUILDING, 200 SOUTH RUSK, GAINESVILLE, TEXAS

Keanna Franklin, Councilmember, Ward 1
Brandon Eberhart, Councilmember, Ward 2
Michael Hill, Councilmember, Ward 3

Tommy Moore, Mayor

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

AGENDA

- 1. CALL TO ORDERMayor Tommy Moore**
- 2. INVOCATION**
- 3. PLEDGE TO THE FLAG**
- 4. RECOGNITIONS/PROCLAMATIONS**
- 5. REPORTS**
- 6. CITIZEN COMMENTS**
- 7. CONSENT AGENDA**
 - A. Approve Minutes of April 2, 2024 City Council Meeting.**
- 8. Public Hearing on an Ordinance of the City of Gainesville, Cooke County, Texas repealing Ordinance 1465-10-2019; amending Appendix B – Subdivisions, Article 1 – In General of the City’s Code of Ordinances by amending Section 8 – Preliminary Plats, Section 9 – Final Plat, Section 10 – Construction Plans, and Section 11 – Final Subdivision Approval and Acceptance; and by deleting Section 9.2 – Delegation of Approval Responsibility; Amending Appendix B – Subdivisions, Article 2 – Specifications and Design Standards to City of Gainesville, Texas Subdivision Ordinance for Public Works Construction – Section 1 – General.**
- 9. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas; approving and authorizing the Mayor to execute the First Amendment to the Development Agreement relating to the Elm Fork Municipal Utility District.**
- 10. Consideration of and action on an Ordinance amending Ordinance 1219-12-2008; Appendix A, “Zoning” of the Code of Ordinances of the City of Gainesville, Texas, to amend Article III, “Use of Land or Premises.” Section 3.2, “Overlay Districts” to add Section 3.2.02 entitled “Major Corridor Overlay District”; defining district boundaries to extend along Highway 51 (California Street), Broadway Street, Interstate 35, Highway 82, FM 372 (Grand Avenue), FM 3092 (Radio Hill Road), FM 1200, FM 1201, FM 1202, and FM 1306; providing for the prohibition of Mini-Storage Facilities, Recreational Vehicle (RV) Storage Facilities, Trailer Storage Facilities, Wind Turbines, and Solar Farms in the district; providing definitions; providing for amendment of the Official**

Zoning Map of the City of Gainesville, Texas; providing for a severability clause; providing for a cumulative repealer; providing for a penalty; providing for an effective date and publication; and making an open meeting finding.

- 11. Consideration of and action on an Ordinance of the City of Gainesville, Cooke County, Texas repealing Ordinance 1465-10-2019; amending Appendix B – Subdivisions, Article 1 – In General of the City’s Code of Ordinances by amending Section 8 – Preliminary Plats, Section 9 – Final Plat, Section 10 – Construction Plans, and Section 11 – Final Subdivision Approval and Acceptance; and by deleting Section 9.2 – Delegation of Approval Responsibility; Amending Appendix B – Subdivisions, Article 2 – Specifications and Design Standards to City of Gainesville, Texas Subdivision Ordinance for Public Works Construction – Section 1 – General; providing for a Severability Clause; Providing for Cumulative Repealer; Providing for Penalty; Providing for an effective date and publication; and making an Open Meeting Finding.

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 §551.087 Economic Development

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 4:40 a.m./p.m. on April 12, 2024.

Diana Alcalá
Diana Alcalá

Sworn to and subscribed before me on this the 12 day of April, 2024.

Karley Simmons
Notary Public, State of Texas
My Commission expires: 2-20-2027

