



CITY OF GAINESVILLE
NOTICE OF REGULAR CALLED CITY COUNCIL MEETING
Tuesday, August 20, 2024 6:30 P.M.
MUNICIPAL BUILDING, 200 SOUTH RUSK, GAINESVILLE, TEXAS

Tommy Moore, Mayor

Councilmember, Ward 1

Dakota Nichols, Councilmember, Ward 2

Randy Jones, Councilmember, Ward 3

Ken Keeler, Councilmember, Mayor Pro Tem

Jeff Johnson, Councilmember, Ward 5

Mary Jo Dollar, Councilmember, Ward 6

AGENDA

1. **CALL TO ORDER.....Mayor Tommy Moore**
2. **INVOCATION**
3. **PLEDGE TO THE FLAG**
4. **RECOGNITIONS/PROCLAMATIONS**
5. **REPORTS**
Report on Gainesville Emergency Services Radio Project...Chief Kevin Phillips
Semi-Annual Report on the Capital Improvements Plan and Implementation of Impact Fees in the City of Gainesville.....Barry Sullivan, City Manager.
6. **CITIZEN COMMENTS**
7. **CONSENT AGENDA**
 - A. Approve Minutes of August 6, 2024 City Council Meeting.
 - B. Consideration of and action on a Resolution making appointments to the Gainesville Economic Development Corporation Board of Directors of the City of Gainesville, Texas
 - C. Consideration of and action on a Resolution appointing a Council Member for Ward 1 on the Gainesville City Council; said appointee to hold office until the General Election of City Officers on May 3, 2025.
 - D. Consideration of and action on a Supplemental Ordinance of the City Council of the City of Gainesville, Texas approving the 2024 Annual Assessment Plan and Assessment Roll for the Liberty Pointe Public Improvement District including the collection of the 2024 Annual Installments; waiving the requirement of three separate readings per Section 3.13 of the Charter of the City of Gainesville.
 - E. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas, approving a negotiated settlement between the Atmos Cities Steering Committee ("ACSC") and Atmos Energy 2024 Rate Review Mechanism Filing; declaring existing rates to be unreasonable; adopting tariffs that reflect rate adjustments consistent with the negotiated settlement; finding the rates just and reasonable and in the public interest; approving an attachment establishing a benchmark for pensions and retiree medical benefits; requiring the company to reimburse ACSC's reasonable ratemaking expenses; determining that this Resolution was passed in accordance with the requirements of the Texas Open Meetings Act; adopting a savings clause; declaring an effective date; and requiring delivery of this Resolution to the company and the ACSC's Legal Counsel.

8. Consideration of and action on an Ordinance granting the request filed by Mesa Real Estate Partners, L.P., to annex 40.263 acres of land to the City of Gainesville, Texas and declaring that said 40.263 acres shall hereafter be a part of the City of Gainesville, Texas.
9. Consideration of and action on an Ordinance amending Ordinance 1219-12-2008; the Zoning Ordinance of the City of Gainesville, Texas authorizing the rezoning of approximately 65 acres from Commercial (C-2) Zoning District to Planned Development (PD) Zoning District and rezoning approximately 40 acres from temporary zoning of Agriculture (A) Zoning District to Planned Development (PD) Zoning District; including Cooke CAD Property IDs 146408, 146409, 9050, and 69661 all within the City of Gainesville, Cooke County, Texas and more particularly described by metes and bounds in Exhibit A attached hereto; providing for an effective date; containing a severability clause and making an open meeting finding.
10. 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 Second Amendment to the Development Agreement relating to the Elm Fork Municipal Utility District.
11. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas consenting to the addition of certain land into Elm Fork Municipal Utility District No. 1 of Cooke County or any other Municipal Utility District created as a result of the subdivision of Elm Fork Municipal Utility District No. 1 of Cooke County; and providing an effective date.
12. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas, authorizing expenditures for purchase of one (1) 2024 JCB 220X L 4F Excavator from South Star JCB of Lewisville for the Solid Waste Division.
13. Consideration of and action on a Resolution of the City Council of the City of Gainesville, Texas denying a Petition for Removal from the City's Extra-Territorial Jurisdiction (ETJ) pursuant to Senate Bill 2038.
14. Discussion on the possible expansion of the Frank Buck Zoo.

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 Alcala, 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 3:25 a.m./p.m. on August 16, 2024.


Diana Alcala

Sworn to and subscribed before me on this the 16 day of August, 2024.


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

