

**AGENDA  
REGULAR CITY COUNCIL MEETING  
CITY OF CRANDALL, TEXAS**

Court Chambers ~ Police & Municipal Court Building ~ 104 East Trunk Crandall,

Texas 75114

Tuesday ~ July 6, 2021

At 6:00 pm.

**Mayor – David Lindsey**

**Council Member – Tim Atkins**

**Council Member – Shannon Barnes**

**Council Member – Caleb Allen**

**Council Member – Katy Vaughan**

**Council Member – Adam Holden**

**City Manager – Jana Shelton**

**WORKSHOP**

1. Open Meeting, Invocation, Pledge of Allegiance.
2. Roll Call.
3. Budget FY 2021-2022 Kick-Off
  - Presentation of 2021-2022 Draft Budget
4. Adjourn.

**REGULAR MEETING**

1. Open Meeting, Invocation, Pledge of Allegiance.
2. Roll Call
3. Citizen Comments: Three (3) minutes are allowed per speaker on any item related to the City, including items listed on the agenda. Five (5) minutes will be allowed during a Public Hearing. Comments will be allowed before considering each item on the agenda, provided that the City Secretary has received a speaker request form before the start of the meeting.

4. Announcements by the Mayor and City Council Members. At this time, reports about items of community interests on which no action will be taken may be given to the public as per Chapter 551.0415 of the Government Code.
5. Presentations by Members of the Council.
6. Update by the City Manager:
  - \* City Manager Meetings
    - Mesquite Water Line
    - NTMWD Waste-Water Infrastructure
    - FM 741 Extension
  - \* Development Update
    - Cartwright Ranch
    - Eaglecrest
    - River Ridge
    - Properties in the ETJ

**CONSENT AGENDA: ACTION**

7. Approval of City Council Minutes: June 21, 2021

**REGULAR AGENDA**

8. **Public Hearing:** On a request for annexation of Cartwright Ranch Development located at FM 148 and Highway 175, City of Crandall's Extraterritorial Jurisdiction, Kaufman County, Texas. This request is an owner-initiated annexation proceeding to hear, discuss, and take possible action on a request to enlarge and extend the boundary limits of the City of Crandall to include approximately 1356.1 acres of real property known as Cartwright Ranch. Tract 1 is 1032.9 acres of real property situated in the Samuel Gilliland Survey, Abstract No. 167, the William L. Wade Survey, Abstract No. 589, the Barksdale W. Wade Survey Abstract No. 588, the James E. Peel Survey, Abstract No. 391, the Samuel E. Peel Survey, Abstract No. 392, the Samuel W. Sheltman Survey, Abstract No. 482 and the N. N. Daugherty Survey, Abstract No. 139. Tract 2 is 323.2 acres situated in the Samuel E. Peel Survey, Abstract No. 392, the William

L. Wade Survey, Abstract No. 589 and the Samuel W. Sheltman Survey, Abstract No. 482, Kaufman County, Texas.

9. Discuss and Consider Ordinance No. 070621 an ordinance of the City of Crandall, Texas, annexing by voluntary petition approximately 1,356.1 acres in Kaufman County, Texas, situated generally one mile east of the intersection of U.S. Highway 175 and F.M. Highway 148, into the incorporated municipal boundaries of the City of Crandall, Texas; identifying the City Council's findings of fact in support of the annexation; amending the official map and boundaries of the City; adopting a service plan; granting all inhabitants of the annexed property all rights and privileges of other citizens and binding all inhabitants by all of the acts, ordinances, resolutions, and regulations of the City of Crandall, Texas; providing a severability clause; and providing an effective date.
  
10. Public Hearing: on a zoning request amending the Unified Development Code and zoning map, to rezone a 1,356.1±-acres of land known as Cartwright Ranch, in the City of Crandall, Kaufman County, Texas, from an "A" Agricultural District to a "Planned Development", a planned development district for residential uses and commercial uses. Tract 1 is 1032.9 acres of real property situated in the Samuel Gilliland Survey, Abstract No. 167, the William L. Wade Survey, Abstract No. 589, the Barksdale W. Wade Survey Abstract No. 588, the James E. Peel Survey, Abstract No. 391, the Samuel E. Peel Survey, Abstract No. 392, the Samuel W. Sheltman Survey, Abstract No. 482 and the N. N. Daugherty Survey, Abstract No. 139. Tract 2 is 323.2 acres situated in the Samuel E. Peel Survey, Abstract No. 392, the William L. Wade Survey, Abstract No. 589 and the Samuel W. Sheltman Survey, Abstract No. 482, Kaufman County, Texas.
  
11. Discuss and consider Ordinance No. 070621A an ordinance of the City of Crandall, Texas, amending the unified development code and zoning map, as amended, to rezone 1,356.1±-acres of land situated generally one mile east of the intersection of u.s. Highway 175 and f.m. highway 148, in the City of Crandall, Kaufman county, Texas, more particularly described in exhibit "a" attached hereto, from an "a" agricultural district to a "pd" planned development district for residential uses and commercial uses; approving specific pd development standards attached hereto as exhibit "b"; approving a preliminary conceptual plan attached hereto as exhibit "c"; providing a savings clause, a severability clause, and a penalty of a fine not to exceed the sum of two thousand dollars (\$2,000.00) for each offense with a separate offense to be deemed committed upon each day during or on which a violation occurs or continues; providing for publication of the caption hereof; and providing an effective date.
  
12. Discuss and consider an Interlocal Agreement with Kaufman County for

Road Maintenance.

13. Presentation by Chief of Police Forest Frierson regarding compensation and retention issues with the Police Department.
14. Presentation by the Crandall Volunteer Fire Department Chief, Allen Cousins, regarding compensation and retention issues with the CVFD Department.
15. Discuss potential Bond Projects.
16. Discuss and consider purchasing new laptops or tablets for the City Council.
17. Discuss the role of the Mayor of the City Council.
18. Adjourn into Executive Session.
19. Executive Session: Open Meetings Act, Section 551.071 Consultation with City Attorney regarding the city council rules and procedures.
20. Adjourn from Executive Session.
21. Adjourn.

## **CERTIFICATION**

This meeting will be conducted pursuant to the Texas Government Code Section 551.001 et seq. At any time during the meeting, the Council reserves the right to adjourn into executive session on any of the above-posted agenda items in accordance with the sections 551.071 [litigation and certain consultation with attorney], 551.072 [acquisition of interest in real property], 551.073 [contract for gift to City], 551.074 [certain personnel deliberations] or 551.076 [deployment/ implementation of security personnel or devices]. The City of Crandall is committed to compliance with the American with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. **Please call the City Secretary at 972/ 427-3771 Ext: 102 for information.**

I certify that the above agenda for this Meeting of the City Council of the City of Crandall, Texas, was posted on the bulletin board at City Hall, in Crandall, Texas, on July 2, 2021, by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

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Bobbie Jo Taylor, City Secretary