

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

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

Crandall, Texas 75114

Monday ~ August 17, 2020

at 7:00 p.m.

**Mayor – Danny Kirbie**

**Council Member – Tim Atkins**

**Council Member – Ron Lanier**

**Council Member – Shannon Barnes**

**Council Member – David Lindsey**

**Council Member – Caleb Allen**

**City Manager – Jana Shelton**

**REGULAR MEETING**

1. Open Meeting, Invocation, Pledge of Allegiance.
2. Roll Call
3. Citizen Comments: Three (3) minutes 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 the consideration of each item on the agenda provided that a speaker request form has been received by the City Secretary prior to 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 Local Government Code.
5. Presentations by Members of the Council.
6. Update by the City Manager:
  - \* City Manager Meetings
  - \* Mabrey Discussion – Crandall Pump Station

- \* Update on Rose Hill portion of the Kaufman 4-1
- \* Staff

**CONSENT AGENDA: ACTION**

7. Approval of City Council Minutes: August 3, 2020  
August 6, 2020
8. Approval of Resolution No. 081720RA, a Resolution of the City of Crandall, Texas ordering a General City Election to be held on the 3<sup>rd</sup> day of November 2020. For the purpose of electing three (3) Council Members, to serve a term until May of 2022 each; providing for Election Officers; designating the places and manner of holding said election; providing for notice of said election and the conduct thereof; and providing for an effective date.
9. Approval of Resolution No. 081720RB, a Resolution of the City of Crandall, Texas ordering a Special City Election to be held on the 3<sup>rd</sup> day of November 2020. For the purpose of approval or rejection of a proposed City Charter; providing for Election Officers; designating the places and manner of holding said election and the conduct thereof; and providing for an effective date.
10. Approval of Resolution No. 081720RC, a Resolution of the City of Crandall, Texas ordering a Special Local Option Election for the “Legal - sale of beer and wine for off-premise consumption only in the City of Crandall, Texas” to be held on November 3, 2020; providing for Election Officers; designating the places and manner of holding said election; providing for notice of said election and the conduct thereof; and providing for an effective date.
11. Approval of Resolution No. 081720RD, a Resolution of the City of Crandall, Texas ordering a Special Local Option Election for the “Legal - sale of Mixed Beverages in restaurants by food and beverage certificate holders in the City of Crandall, Texas” to be held on November 3, 2020; providing for Election Officers; designating the places and manner of holding said election; providing for notice of said election and the conduct thereof; and providing for an effective date.

**REGULAR AGENDA**

12. Public Hearing: To consider Ordinance No. 081720, an Ordinance of the City of Crandall, Texas, amending Ordinance No. 060120A, concerning Reinvestment Zone Number One, City of Crandall, Texas, established pursuant to Chapter 311 of the Texas Tax Code, by deleting Section 6 in its entirety and inserting a new Section 6, thereby decreasing the percentage of Ad Valorem Tax increment contributed by the City; providing a severability clause; and providing an effective date.
13. Discuss and consider Ordinance No. 081720, an Ordinance of the City of Crandall, Texas, amending Ordinance No. 060120A, concerning Reinvestment Zone Number One, City of Crandall, Texas, established pursuant to Chapter 311 of the Texas Tax Code, by deleting Section 6 in its entirety and inserting a new Section 6, thereby decreasing the percentage of Ad Valorem Tax increment contributed by the City; providing a severability clause; and providing an effective date

**Recess Regular City Council Meeting.**

**Meeting of Board of Directors of City of Crandall Tax  
Increment Reinvestment Zone**

1. Call to Order
2. Discuss and consider approval of Resolution No. TB081320R, the Final Project and Financing Plan for TIRX #1.
3. Discuss and consider approval of a Reimbursement Agreement between the City of Crandall, JWS Land, LTD and the Board of Directors Reinvestment Zone Number One.
4. Other Business.
5. Adjourn

**Reconvene Regular Council Meeting.**

14. Discuss and consider Ordinance No. 081720A, an Ordinance of the City of Crandall, Texas, approving a Final Project and Financing Plan for Tax Increment Reinvestment Zone Number One , City of Crandall, Texas; making various findings relating to such Plan; providing a severability clause; and providing for an effective date.
15. Discuss and consider Resolution No. 081720R, a Resolution of the City of Crandall, Texas approving the TIRZ No. 1 Reimbursement Number

One, City of Crandall, Texas and authorizing the Mayor to execute such documents; providing for an effective date.

16. Public Hearing: To consider a Land Study of 269 lots and seven (7) open spaces on 69.532-acre of land for Wildcat South as requested by LLJA Engineering/SOFC Development. The property is generally located between Wildcat Trail and FM 148 in the City of Crandall's ETJ, Kaufman County.
17. Discuss and consider a Land Study of 269 lots and seven (7) open spaces on 69.532-acre of land for Wildcat South as requested by LLJA Engineering/SOFC Development. The property is generally located between Wildcat Trail and FM 148 in the City of Crandall's ETJ, Kaufman County.
18. Public Hearing: For a Site Plan review as requested by Bridgett Hernandez. The property is located at 204 N. 1<sup>st</sup> Street which is in "Old Town Crandall". The purpose of the request is to build a 14 X 20, 280 square foot shed for storage purposes.
19. Discuss and consider a Site Plan review as requested by Bridgett Hernandez. The property is located at 204 N. 1<sup>st</sup> Street which is in "Old Town Crandall". The purpose of the request is to build a 14 X 20, 280 square foot shed for storage purposes.
20. Public Hearing: On a request for approval of a Final Plat for Heartland Phase 16 as requested by Huffines Communities. Phase 16 consists of 104 residential lots on 17.056 acres of land. The property is generally located south of FM 741, East of Meadowlands Lane and North of Fletcher Road, Crandall's ETJ, Kaufman County, Texas.
21. Discuss and consider a request for approval of a Final Plat for Heartland Phase 16 as requested by Huffines Communities. Phase 16 consists of 104 residential lots on 17.056 acres of land. The property is generally located south of FM 741, East of Meadowlands Lane and North of Fletcher Road, Crandall's ETJ, Kaufman County, Texas.
- 22.. Discuss and consider an exclusive Franchise Agreement between the City of Crandall and Doliver Enterprises LLC dba "Blackjack Disposal", for the collection, hauling, recycling and disposal of Municipal Solid Waste, construction and demolition waste, household hazardous waste, and recyclable materials.
23. Discuss and consider Resolution 081720RE, a Resolution of the City of Crandall, Texas, authorizing the selection of a professional service provider for the Community Development Block Grant-Mitigation (CDBG-MIT) program funded through the Texas General Land Office (GLO).

24. Discuss and consider accepting the Summary of Certified Tax Roll form Kaufman County Tax Assessor-Collector.
25. Public Hearing: to consider public comment on the proposed FY 2020-2021 Maintenance and Operating Tax Rate (M&O) of .53 and Interest and Sinking (I&S) Tax Rate of .23.
26. Public Hearing: to consider public comment on the Economic Development Corporation proposed budget for FY 2020-2021.
28. Public Hearing: to consider public comment on the proposed City of Crandall FY 2020-2021 Budget.
29. Discuss the possibility of business/retail located in the "Old Town Crandall Zone".
30. Discuss and consider the purchase of 2018 Police Dodge Charger for \$12,500.00 from Kaufman County.
31. 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 the 14<sup>th</sup> day August 2020 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

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Bobbie Jo Taylor, City Secretary