

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

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

Texas 75114

Monday ~ June 7, 2021

At 6:30 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**

**JOINT WORKSHOP  
CITY OF CRANDALL CITY COUNCIL  
CRANDALL ECONOMIC DEVELOPMENT CORP.**

1. Open Meeting, Invocation, Pledge of Allegiance.
2. Roll Call.
3. Update by the CEDC to the City Council.
4. Discuss and Consider a Listing Agreement with the Crandall Economic Development Corporation regarding the EDC Property located on US 175.
5. Discuss direction of the CEDC Board, targeted businesses, and industries.
6. 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 Local Government Code.
5. Presentations by Members of the Council.
6. Update by the City Manager:
  - \* City Manager Meetings
  - \* Update on the FM 148 Bridge
  - \* Bond Rating
  - \* Development Update
  - \* Siren Update

**CONSENT AGENDA: ACTION**

9. Approval of City Council Minutes: May 17, 2021 and May 24, 2021

**REGULAR AGENDA**

**RECESS CITY COUNCIL MEETING**

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

1. Open Meeting, Call to Order.
2. Roll Call.
3. Discuss and consider approval of City of Crandall Resolution No.060721R, the Final Project and Financing Plan for TIRZ No. 2.

4. Other Business.
5. Adjourn

**RECONVENE REGULAR COUNCIL MEETING**

10. Discuss and consider Ordinance No. 060721, an Ordinance of the City Council City of Crandall, Texas, authorizing the issuance and sale of City of Crandall, Texas, General Obligation Refunding Bond, Series 2021; levying an annual ad valorem tax and providing for the security for and payment of said bond; and enacting other provisions relating to the subject.
11. Public Hearing: a public hearing to consider testimony and act upon Ordinance No 060721A, an Ordinance of the City Council City of Crandall accepting and approving a Final Cartwright Ranch Public Improvement District Service and Assessment Plan, including the Improvement Area #1 assessment roll; making a finding of special benefit to property within Improvement Area #1 of the Cartwright Ranch Public Improvement District; levying special assessments against such property and establishing a lien on such property; providing for the method of assessment and the payment of the assessments levied against Improvement Area #1 assessed property in accordance with Chapter 372 of the Texas Local Government Code, as amended.
12. Public Hearing: a public hearing to consider testimony and act upon an Ordinance No 060721B, an Ordinance of the City Council City of Crandall, Texas accepting and approving a final Cartwright Ranch Public Improvement District Service and Assessment Plan, including the Major Improvement Area assessment roll; making a finding of special benefit to property within Major Improvement Area of the Cartwright Ranch Public Improvement District; levying special assessments against such property and establishing a lien on such property; providing for the method of assessment and the payment of the assessments levied against Major Improvement Area assessed property in accordance with Chapter 372 of the Texas Local Government Code, as amended.
13. Discuss and consider Ordinance No 06072A, an Ordinance of the City Council of the City of Crandall, Texas, accepting and approving a Service And Assessment Plan and Improvement Area #1 Assessment Roll for the Cartwright Ranch Public Improvement District; making a finding of special benefit to the property in Improvement Area #1 of the District; levying assessments against property within Improvement Area #1 of the District and establishing a lien on such property; providing for the method of assessment and the payment of the assessments in accordance with chapter 372, Texas Local Government Code, as amended; providing penalties and interest on delinquent assessments; providing for severability; and providing an effective date.

14. Discuss and consider Ordinance No. 060721B, an Ordinance of the City Council of the City of Crandall, Texas accepting and approving a Service And Assessment Plan and Major Improvement Area Assessment Roll for the Cartwright Ranch Public Improvement District; making a finding of special benefit to the property in the Major Improvement Area of the District; levying assessments against property within the Major Improvement Area of the District and establishing a lien on such property; providing for the method of assessment and the payment of the assessments in accordance with chapter 372, Texas Local Government Code, as amended; providing penalties and interest on delinquent assessments; providing for severability; and providing an effective date.
15. Discuss and consider Ordinance No. 060721C, an Ordinance of the City Council of the City of Crandall, Texas, authorizing the issuance of the "City Of Crandall, Texas, Special Assessment Revenue Bonds, Series 2021 (Cartwright Ranch Public Improvement District Improvement Area #1 Project)"; approving and authorizing related agreements; providing for severability; and providing an effective date.
16. Discuss and consider Ordinance No. 060721D, an Ordinance of the City Council of the City of Crandall, Texas, authorizing the issuance of the "City Of Crandall, Texas, Special Assessment Revenue Bonds, Series 2021 (Cartwright Ranch Public Improvement District Major Improvement Area Project)"; approving and authorizing related agreements; providing for severability; and providing an effective date.
17. Discuss and consider City of Crandall Ordinance No. 060721E, an Ordinance of the City of Crandall approving a Final Project and Finance Plan for TIRZ No2.
18. Discuss and consider Resolution No. 060521RR, a Resolution of the City of Crandall accepting the Petition for Annexation for the property referred to as Cartwright Ranch.
19. Discuss and consider awarding a bid for the reconstruction of Fox Run Street in the Briar Creek addition.
20. Discuss and consider the purchase of a John Deere 317G Compact Track Loader at a cost of \$19,574.00 for the Public Works Department as included in the approved Budget.
21. Discuss and consider payment of taxes on property at 500 E. May Street according to the Lease Agreement.
22. Discuss and consider setting a Budget Workshop for July 6, 2021.
23. Discuss and consider the Professional Service Agreement for Freese and Nichols to design a conceptual Plan for the extension of FM 741 to be

reimbursed by Developer, Jim Meara.

24. 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 June 4 2021 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

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Bobbie Jo Taylor, City Secretary