



CITY OF MANSFIELD

1200 East. Broad St.
Mansfield, TX 76063
www.mansfield-tx.gov

Meeting Agenda City Council

Monday, December 8, 2014

5:30 PM

Council Chambers

REGULAR MEETING AMENDED AGENDA

1. **4:00 P.M. RE-DEDICATION OF FIRE STATION NO. 2 - 1711 COUNTRY CLUB DRIVE**
2. **5:00 P.M. COUNCIL AND STAFF HOLIDAY DINNER**
3. **5:30 P.M. - CALL MEETING TO ORDER**
4. **RECESS INTO EXECUTIVE SESSION**

Pursuant to Section 551.071, Texas Government Code, the Council reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law.

A. Pending or Contemplated Litigation or to Seek the Advice of the City Attorney Pursuant to Section 551.071

Seek Advice of City Attorney Regarding Pending Litigation - Cause No. 348-270155-14

Seek Advice of City Attorney Regarding Contract to Sell Water to The Oak Preserve

Seek Advice of City Attorney Regarding Possible Lease of Private Parking Lot

Seek Advice of City Attorney Regarding Assignment of Lease with Mansfield Family Entertainment, LLC

B. Discussion Regarding Possible Purchase, Exchange, Lease, or Value of Real Property Pursuant to Section 551.072

C. Personnel Matters Pursuant to Section 551.074

Discussion Regarding the Anonymous Correspondence Questioning the Qualifications of Council Member Stephen Lindsey (Addendum to Agenda)

Appointment of Municipal Court Associate Judge

- D. **Deliberation Regarding Negotiations of the Industrial Development Corporation of an Offer of a Financial or Other Incentives to a Business Prospect Pursuant to Section 551.087**

5. **6:50 P.M. – COUNCIL BREAK PRIOR TO REGULAR BUSINESS SESSION**

6. **7:00 PM OR IMMEDIATELY FOLLOWING EXECUTIVE SESSION - RECONVENE INTO REGULAR BUSINESS SESSION**

7. **INVOCATION**

8. **PLEDGE OF ALLEGIANCE**

9. **TEXAS PLEDGE**

"Honor the Texas Flag; I Pledge Allegiance to Thee, Texas, One State Under God; One and Indivisible"

10. **PRESENTATION**

Hometown Holiday Awards - Andy Binz

Salvation Army Red Kettle Kick-Off Presentation - December 13, 2014

11. **CITIZEN COMMENTS**

Citizens wishing to address the Council on non-public hearing agenda items and items not on the agenda may do so at this time. Once the business portion of the meeting begins, only comments related to public hearings will be heard. All comments are limited to 5 minutes. Please refrain from "personal criticisms."

In order to be recognized during the "Citizen Comments" or during a Public Hearing (applicants included), please complete a blue or yellow "Appearance Card" located at the entry to the City Council Chamber and present it to the City Secretary.

12. **COUNCIL ANNOUNCEMENTS**

13. **STAFF COMMENTS**

In addition to matters specifically listed below, Staff comments may include updates on ongoing or proposed projects and address of posted agenda items.

A. **City Manager Report or Authorized Representative**

Current/Future Agenda Items

Domestic and Wildlife Activity Update - Lori Strittmatter

14. TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION**15. CONSENT AGENDA**

All matters listed under consent agenda have been previously discussed, require little or no deliberation, or are considered to be routine by the council. If discussion is desired, then an item will be removed from the consent agenda and considered separately. Otherwise, approval of the consent agenda authorizes the City Manager to implement each item in accordance with staff's recommendation.

ITEMS TO BE REMOVED FROM THE CONSENT AGENDA

[14-1147](#) Ordinance - Second Reading of an Ordinance Vacating and Abandoning a Portion of a Drainage Easement Dedicated to the City of Mansfield by H.A. and Roberta Hott (Now Known as the Hott Family Limited Partnership)

Sponsors: Steve Freeman

Attachments: [Hott - Maps and Supporting Information](#)

[Hott Ordinance - Esmt Abdn.](#)

[Hott - Ex A and B](#)

[Hott - Quitclaim Deed](#)

[14-1148](#) Ordinance -Second Reading of an Ordinance Approving a Request to Abandon Part of a 7.5-foot Utility Easement in Lot 7, Block 5, Twin Creeks Addition, Phase Five, by Thomas A. Roman and Wife, Linda Lou Roman

Sponsors: Steve Freeman

Attachments: [Ordinance with Ex A and Ex B](#)

[Maps and Supporting Information](#)

[14-1109](#) Resolution - Consider a Resolution to Approve an Agreement of Consent to Assignment of Waterpark Ground Lease and Operating Agreement with Mansfield Family Entertainment, LLC

Sponsors: Shelly Lanners

Attachments: [Resolution](#)

[Consent to Assign Agreement](#)

[14-1163](#) Minutes - Approval of the November 24, 2014 Regular City Council Meeting Minutes

Sponsors: Vicki Collins

Attachments: [11-24-14 DRAFT Meeting Minutes](#)

END OF CONSENT AGENDA**16. PUBLIC HEARING AND FIRST READING**

[14-1158](#) Ordinance - Public Hearing and First Reading on an Ordinance to

Extend the Time Limit for Gas Well Drilling and Production Activities Under Specific Use Permit Ordinance No. 1709-08 at the Debbie Lane Unit Drill Site; Edge Resources (ZC#08-015R)

Sponsors: Felix Wong

Attachments: [Ordinance](#)

[Exhibit A](#)

[14-1160](#)

Ordinance - Public Hearing and First Reading on an Ordinance Approving a Specific Use Permit for Eating Places with Drive-Through Service on Approximately 1.38 Acres Located at 1720 FM 157; Raising Cane's Restaurant, LLC (ZC#14-015)

Sponsors: Felix Wong

Attachments: [Ordinance](#)

[Exhibit A](#)

[Exhibit B](#)

[Maps and Owner Notification](#)

17. PUBLIC HEARING CONTINUATION AND SECOND READING

[14-1143](#)

Ordinance - Public Hearing Continuation and Second Reading on an Ordinance Approving Proposed Amendments of Sections 2200, 4400 and 7800 of the Zoning Ordinance Regarding Definitions; Zoning Classification and Permitted Use Regulations; Specific Use Permit Requirements; and Special Conditions Applicable to Medical Waste Product Facilities (OA #14-012)

Sponsors: Felix Wong

Attachments: [Ordinance](#)

[Exhibits A & B](#)

18. NEW BUSINESS

[14-1133](#)

Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Approving an Economic Development and Performance Agreement by and Between the Mansfield Economic Development Corporation ("MEDC") and Bannister Engineering, and Authorizing its Execution by the President of the MEDC; and Providing an Effective Date

Sponsors: Scott Welmaker

Attachments: [Resolution](#)

[Bannister ED Agreement - FINAL](#)

[14-1166](#)

Ordinance - An Ordinance of the City of Mansfield, Texas, Authorizing the Issuance and Sale of City of Mansfield, Texas, General Obligation Refunding Bonds, Series 2015; Levying a Tax in Payment Thereof; Prescribing the Form of Said Bonds; Approving Execution and Delivery of an Escrow Agreement and a Bond Purchase Agreement; Approving

the Official Statement and an Engagement Letter; and Enacting Other Provisions Relating to the Subject

Sponsors: Peter Phillis

Attachments: [Ordinance](#)

[Debt Schedule](#)

[14-1167](#)

Ordinance - An Ordinance Of The City Of Mansfield, Texas, Authorizing The Issuance And Sale Of City Of Mansfield, Texas Combination Tax And Revenue Certificates Of Obligation, Series 2015; Levying A Tax In Payment Thereof; Prescribing The Form Of Said Certificates; Approving A Purchase Agreement; Approving The Official Statement; And Enacting Other Provisions Relating To Thereto

Sponsors: Peter Phillis

Attachments: [Ordinance](#)

[Notice of Intent](#)

[Equipment List](#)

[14-1168](#)

Ordinance - An Ordinance of the City of Mansfield, Texas, Authorizing the Issuance and Sale of City of Mansfield, Texas Waterworks and Sewer Revenue Refunding Bonds, Series 2015; Providing for the Security and Payment of Said Bonds; Prescribing Form of Said Bonds; Approving Execution and Delivery of an Escrow Agreement and a Bond Purchase Agreement; Approving the Official Statement; Approving an Engagement Letter; and Enacting Other Provisions Relating Thereto

Sponsors: Peter Phillis

Attachments: [Ordinance](#)

[Preliminary Debt Schedules](#)

[14-1169](#)

Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Approving Resolutions Adopted by the Board of Directors of the Mansfield Economic Development Corporation Authorizing the Issuance of Mansfield Economic Development Corporation Sales Tax Revenue Refunding Bonds, New Series 2015 and Mansfield Economic Development Corporation New Sales Tax Revenue Refunding Bonds, Taxable New Series 2015; Approving the Issuance of the Bonds and the Plans of Financing Authorized Thereby and the Financing Documents

Sponsors: Peter Phillis

Attachments: [Resolution](#)

[MEDC Debt Schedules](#)

[MEDC Debt Schedules \(2\)](#)

[14-1172](#)

Appointment of Municipal Court Associate Judge

Sponsors: Erin Bakker

[14-1173](#)

Discussion and Action if Necessary to Address the Anonymous Correspondence Questioning the Qualifications of Council Member

Stephen Lindsey (Addendum to Agenda)

Sponsors: Allen Taylor

19. ADJOURN

CERTIFICATION

I, the undersigned authority do hereby certify that the above agenda was posted on the bulletin board next to the main entrance of the City Hall, 1200 East Broad Street, of the City of Mansfield, Texas, in a place convenient and readily accessible to the general public at all times and said Agenda was posted on the following date and time: Friday, December 5, 2014 by 5:30 p.m., and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

Vicki Collins, City Secretary

Approved as to form:

Steven A. Wood, Director of Legal Services

1. This building is wheelchair accessible. Parking spaces for disabled citizens are available. Requests for sign interpreter services must be made forty-eight (48) hours prior to the meeting. To make arrangements, call (817) 473-0211 or (TDD) 1-800-RELAY TX, 1-800-735-2989.

2. In deciding a zoning change application, the Planning and Zoning required to determine the highest and best use of the property in question. The Planning and Zoning Commission may recommend and the Council may approve a change in zoning to the category or district requested by the applicant or to any zoning category or district of lesser intensity. Notice is presumed sufficient for every district up to the intensity set forth in the zoning change application.

This public notice was removed from the official posting location at the Mansfield City Hall on the following date and time:

By: _____
City Secretary's Office