

## **REGULAR CITY COUNCIL MEETING AGENDA**

### **TOWN OF ANNETTA NORTH**

**DECEMBER 14, 2021**

**The Annetta North Town Council will hold a Regular City Council meeting at the Annetta Methodist Church, Fellowship Hall, 2836 FM 5, Annetta, Texas on Tuesday, December 14, 2021 at 7:00 p.m. This is an open meeting; open to the public, subject to the open meeting laws of the State of Texas.**

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

#### **Call to order**

#### **Citizens' remarks on items of interest**

(Note: unless comments are regarding a posted agenda item, Council members are prohibited by Texas laws from discussing issues raised at this time)

#### **Old Business**

1. **Public Hearing**/discussion and possible action regarding the Town of Annetta North 2022 fiscal budget

#### **Items of Community Interest**

which include expressions of thanks, or condolence; information regarding holiday schedules; honorary recognitions of city officials, employees or citizens; reminders about upcoming events sponsored by the city or other entity imminent threats to the public health and safety

#### **New Business**

1. **Public Hearing**/discussion and possible action regarding a variance request from Wade and Kathy Gear, owners of the property located at 800 Jenkins Road for the relocation of a garage and driveway
2. Discuss all matters related to Creekside Addition and Dixon Bearcat Development LLC including, but not limited to, the development agreement, municipal services agreement, annexation, preliminary plat, and zoning
3. Discussion and possible action regarding a Development Agreement between the Town of Annetta North and Dixon Bearcat Development, LLC
4. Discussion and possible action regarding a Municipal Services Agreement between the Town of Annetta North and Dixon Bearcat Development, LLC

5. **Public Hearing**/discussion and possible action regarding a proposed annexation by the Town of Annetta North of an approximate 50.525-acre tract of land out of the J. Kelsey Survey, Abstract 781, Parker County, Texas, and located southeast of the intersection of Dixon Rd. and Annetta Centerpoint Rd., contiguous to the current Town limits and within the Town's extraterritorial jurisdiction
6. **Public Hearing**/discussion and possible action regarding an ordinance amending the Zoning Ordinance of the Town of Annetta North, as amended, rezoning land generally described as approximate 50.525-acre tract of land out of the J. Kelsey Survey, Abstract 781, Annetta North, Parker County, Texas, and located southeast of the intersection of Dixon Rd. and Annetta Centerpoint Rd. from "AG" (Agricultural District) to "R-2" (Single-Family Residential District-2.0 Acre Lots)
7. Discussion and possible action regarding a preliminary plat for Creekside Estates, an Addition to the Town of Annetta North, Parker County, Texas
8. **Public Hearing**/discussion and possible action regarding increasing the minimum floor area in zoning districts "AG", "R-6", "R-4", "R-2", and "R-1" from 2,000 square feet to 3,250 square feet for single story residences and 3,500 square feet for two-story residences
9. Discussion and possible action regarding the Town of Annetta North sales tax incentive program
10. Discussion and possible action regarding Lion Wood LLC or its affiliated company to participate in the Town of Annetta Norths sales tax incentive program

### **Approval of Consent Items**

1. Approval of minutes for November 9, 2021 RM
2. Approval of financials for November 2021
3. Approval of bills paid for December 2021

### **Adjournment**

Posted in accordance with the Texas Government Code, Chapter 551, on the 10<sup>th</sup> day of December 2021 by 5:00 p.m.

**Sheila Elmore, Town Secretary** \_\_\_\_\_.

### **NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS**

The Annetta North Council Meeting Place is wheelchair accessible. Access to the building is available at the north entrance of the Fellowship Hall facing the cemetery. Persons with

disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the Town Secretary at 817-222-8405 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.