



The bluebonnet spirit of Texas

ENNIS CITY COMMISSION
REGULAR MEETING AGENDA
CITY COMMISSION CHAMBERS – CITY HALL
115 W. BROWN
ENNIS, TEXAS 75119
(972) 875-1234
www.ennistx.gov

TUESDAY, APRIL 3, 2018
6:00 P.M.

As authorized by Texas Local Government Code Section 551.071, this meeting may be convened into closed Executive Session for the purposes of seeking confidential legal advice from the City Attorney on any item on the agenda at any time during the meeting.

The City of Ennis reserves the right to re-align, recess, or reconvene the Regular Session or called Executive Session or order of business at any time prior to adjournment.

CALL TO ORDER

- Invocation
- Pledge of Allegiance
- Roll Call

PRESENTATIONS

- New Staff Recognition
- Alcohol Awareness Month Proclamation
- Bluebonnet Festival Update
- Capital Improvements Update

COMMISSIONER UPDATES

Pursuant to Texas Government Code Section 551.0415 the Mayor and Commission may report on the following items: (1) expression of thanks, congratulations or condolences; (2) information about holiday schedules; (3) recognition of individuals; (4) reminders about upcoming City Commission events; (5) information about community events; (6) announcements involving imminent threat to public health and safety.

CITIZENS PUBLIC COMMENT PERIOD

Presentations by citizens, with or without prior notification, shall be limited to three minutes, allowing discretion of the chair to reasonably extend those limits.

CONSENT AGENDA

The following may be acted upon in one motion. A City Commissioner may request items be removed from the Consent Agenda for individual consideration.

1. Approval of the March 20, 2018 City Commission Meeting Minutes.
2. Discuss and consider Resolution No. 2018-0403-02 - authorizing City Manager to execute a development agreement between City of Ennis, Texas and the Frank and Georgie Zabochnik Life Estate, Deborah Vitovsky, Kari Dixon and Amy Hutyra, the owners of a tract of land known as Ellis CAD ID 189677, located at 225 Valek Road; and being an approximate 66.04 acre tract of land situated in the T.M. Rowe Survey, Abstract No. 890, Ellis County, Texas, and authorizing the City Manager to sign same.
3. Discuss and consider Resolution No. 2018-0403-03 - authorizing City Manager to execute a development agreement between City of Ennis, Texas and Rudolph Ozymy, Jr., the owner of a tract of land known as Ellis CAD

ID 189720, located at 717 FM 85; and being an approximate 48.87 acre tract of land situated in the T.M. Rowe Survey, Abstract No. 890 and in the G.A. Kincaid Survey, Abstract No. 602, Ellis County, Texas, and authorizing the City Manager to sign same.

PUBLIC HEARING

4. Conduct a public hearing to consider an Ordinance amending the Zoning Ordinance of the City of Ennis, Texas, from "R-10" Single Family District, "LI-PD" Light Industrial District Planned Development Standards, and "T" Transition District to "HC-PD #3" Heavy Commercial District Planned Development District #3.
5. Conduct a public hearing to consider adopting the proposed Unified Development Ordinance and Downtown Zoning Ordinance of the City of Ennis, Texas, adopting use regulations, development standards, landscaping requirements, subdivision regulations, and zoning and platting procedures.

INDIVIDUAL ITEMS FOR CONSIDERATION

6. Discuss and consider an Ordinance amending the Zoning Ordinance of the City of Ennis, Texas, from "R-10" Single Family District, "LI-PD" Light Industrial District Planned Development Standards, and "T" Transition District to "HC-PD #3" Heavy Commercial District Planned Development District #3.
7. Discuss and consider adopting the proposed Unified Development Ordinance and Downtown Zoning Ordinance of the City of Ennis, Texas, adopting use regulations, development standards, landscaping requirements, subdivision regulations, and zoning and platting procedures.
8. Discuss and consider approving a Preliminary Plat for Buc-ee's Travel Center consisting of five lots in block A, designated as Buc-ee's Ennis Addition, being a total of approximately 80.33 acres (fronting the northbound I-45 service road, south of Creechville Rd. and north of Valek Rd.)
9. Discuss and consider approving a grant close-out and final payment of a historic preservation grant for 107 S. Dallas St. in an amount of \$118,568.35.
10. Discuss and consider directing the City Manager to enter into a contract with Gary R Traylor & Associates for administration services related to the TCF-CDBG for infrastructure improvements in support of Buc-ee's if awarded.
11. Discuss and consider directing the City Manager to enter into a contract with Schaumburg & Polk for engineering services related to the TCF-CDBG infrastructure improvements in support of Buc-ee's if awarded.
12. Discuss and consider directing the City Manager to enter into a contract with Gary R Traylor & Associates for administration services related to the TCF-CDBG for infrastructure improvements in support of Dalegip if awarded.
13. Discuss and consider directing the City Manager to enter into a contract with Schaumburg & Polk for engineering services related to the TCF-CDBG for infrastructure improvements in support of Dalegip if awarded.
14. Discuss and consider updates and changes to the scope of the Welcome Center project.

EXECUTIVE SESSION

The City Commission will recess into closed Executive Session pursuant to Texas Government Code:

- a. Section 551.072 – Deliberation regarding real property
15. Take any action necessary as a result of the Executive Session

ADJOURNMENT

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in accordance with the regulations of the Texas Open Meetings Act on the bulletin board located at the entrance to the City of Ennis City Hall, a place convenient and readily accessible to the general public, as well as to the City's website www.ennistx.gov and said Notice was posted prior to the following date and time: Thursday, March 29, 2018 at 5:00 P.M. and remained posted for at least two hours after said meeting was convened.



ANGIE WADE, TRMC
City Secretary

City of Ennis City Council meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at (972) 875-1234 or write to: PO Box 220, Ennis, TX 75120, at least 48 hours in advance of the meeting.

- PURSUANT TO SECTION 30.07, PENAL CODE (TRESPASS BY LICENSE HOLDER WITH AN OPENLY CARRIED HANDGUN), A PERSON LICENSED UNDER SUBCHAPTER H, CHAPTER 411, GOVERNMENT CODE (HANDGUN LICENSING LAW), MAY NOT ENTER THIS MEETING ROOM WITH A HANDGUN THAT IS CARRIED OPENLY.

- CONFORMIDAD CON LA SECCION 30.07 CODIGO PENAL (PREVARICACION POR EL TITULAR DE LA LICENCIA CON UNA ARMA DE MANO LLEVADA ABIERTAMENTE), UNA PERSONA CON LICENCIA BAJO EL SUBCAPITULO H, CAPITULO 411, CODIGO DE GOBIERNO (LEY DE LICENCIAS ARMA DE MANO), NO PUEDE ENTRAR A LA SALA DE REUNION CON UNA ARMA DE MANO QUE ES LLEVADO ABIERTAMENTE.

- PURSUANT TO SECTION 30.06, PENAL CODE (TRESPASS BY HOLDER OF LICENSE TO CARRY A CONCEALED HANDGUN), A PERSON LICENSED UNDER SUB-CHAPTER H, CHAPTER 411, GOVERNMENT CODE (CONCEALED HANDGUN LAW), MAY NOT ENTER THIS PROPERTY WITH A CONCEALED HANDGUN

- ACUERDO CON LA SECCION 30.06 CODIGO PENAL (PREVARICACION POR EL TITULAR DE LA LICENCIA PARA LLEVAR UNA ARMA OCULTA), UNA PERSONA CON LICENCIA BAJO EL SUBCAPITULO H, CAPITULO 411 CODIGO DEL GOBIERNO (LEY ARMAS OCULTAS), NO PUEDE ENTRAR A ESTA PROPIEDAD CON UN ARMA OCUL TA
