

CITY OF ALVARADO
104 W. COLLEGE
June 21, 2010
6:30 P.M.

AGENDA

The City Council of the City of Alvarado will meet in a Regular Session on Monday, June 21, 2010 at 6:30 p.m. in the Council Chambers at City Hall. Up to the first thirty minutes of the meeting will be a public work session for staff briefing of the Council on agenda items listed below.

CALL TO ORDER- Roll Call

Page No.

INVOCATION

PLEDGE OF ALLEGIANCE

PUBLIC HEARINGS

1. Public hearing regarding rezoning of a part of Tract 20, 22, and 34 of the A.Spiva Survey, Abstract 770, by issuance of a Specific Use Permit to accommodate detention facilities in an M-1 (Light Industrial) Zone. 1
2. Public hearing regarding the adoption of an ordinance amending Division 11 of the Zoning Ordinances, by adding Section 42-474 regarding special masonry requirements in the CBD (Central Business District) Zone. 20
3. Public hearing regarding the creation of a Tax Increment Financing Reinvestment Zone Number Two for the Highway 67 East area of Alvarado, Texas. 21

CONSENT AGENDA:

- A. Minutes, Regular Meeting May 17, 2010. 55
- B. Resolution authorizing continued participation with the Steering Committee of Cities served by Oncor. 61

OLD BUSINESS

NEW BUSINESS

4. Consideration and action to regarding an ordinance for the rezoning of a part of Tracts 20, 22 and 34 of the A. Spiva Survey, Abstract 770, by issuance of a Specific Use Permit to accommodate detention facilities in an M-1(Light Industrial) Zone. 67
5. Consideration and action regarding an ordinance designating and describing the boundaries of a Tax Increment Financing Reinvestment Zone No. 2 for the Highway 67 East area of Alvarado, Texas; establishing the duration of the zone; establishing a Board of Directors for the Tax Increment Financing Reinvestment Zone. 73
6. Consideration and action regarding a resolution appointing three members to the Board of Directors of Tax Increment Financing Reinvestment Zone Number Two (TIF#2), City of Alvarado, Texas, appointing one member of the board to serve as Chairman for the ensuing year and providing for other matters relating to such board. 84
7. Consideration and action regarding the adoption of an ordinance amending Division 11 of the Zoning Ordinances, by adding Section 42-474 regarding special masonry requirements in the CBD (Central Business District) Zone. 87
8. Consideration and action regarding the approval of expenses for the Johnson County Old Settlers Reunion event out of the Hotel Occupancy Tax Fund. 91
9. Consideration and action regarding renewal of terms for members of the Alvarado Planning and Zoning Commission. 107
10. Consideration and action to approve a contract for architectural services on new City Hall to Quorum Architects, Fort Worth, Texas. 108
11. Consideration and action regarding adoption of a resolution adopting new fees for paying by credit card for the City of Alvarado Fee policy. 127

12. Consideration and action regarding adoption of an Interlocal Agreement with Johnson County Precinct #3 for the rebuilding of Reunion Drive in Alvarado.

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EXECUTIVE SESSION

Pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, the City Council may convene in Executive Session to deliberate regarding the following matters.

a. §551.071 Consultation with Attorney. The City Council may convene in Executive Session to conduct a private consultation with its Attorney on any legally posted agenda item, when the City Council seeks the advice of its Attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the Attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provision of Chapter 551, including the following items:

1. Any posted agenda item.

b. §551.072 Deliberations regarding Real Property. A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

c. §551.074 Deliberation regarding Personnel Matters. A governmental body may conduct a closed meeting to discuss or deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee.

1. City Manager.

13. Consider possible action resulting from items posted and legally discussed in Executive Session.

PUBLIC COMMENTS

The City Council invites citizens to speak on any topic.

Unless the item is specifically noted on this agenda, the City Council is required under the Texas Open Meetings Act to limit its response to one of the following:

- * **Responding with a statement of specific factual information or reciting the City's existing policy on that issue; or**
- * **Directing the person making the inquiry to visit with City Staff about the issue. (No Council deliberation is permitted.)**

CITY MANAGER'S REPORT

COUNCIL COMMENTS

Pursuant to LGC Section 551.0415, City Council Members may make a report about items of Community interest during a meeting of the governing body without having given notice of the report. Items of community interest include:

- * Expressions of thanks, congratulations, or condolence;
- * Information regarding holiday schedules;
- * An honorary or salutary recognition of a public official, public employee, or other citizen, except that a discussion regarding a change in the status of the person's public office of public employment is not an honorary or salutary recognition for purposes of this subdivision;
- * A reminder about an upcoming event organized or sponsored by the governing body;
- * Information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and
- * Announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda.

14. Adjourn

ACCESSIBILITY STATEMENT

The Alvarado City Hall and Council Chamber are wheelchair accessible. The exit and parking ramps are located in the front of the building. 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 City Secretary's Office at 817-790-3351, FAX: 817-783-7925, e-mail: thomasd@cityofalvarado.org. Please call at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

NON-DISCRIMINATION STATEMENT

The City of Alvarado does not discriminate on the basis of race, color, national origin, sex, religion, or disability in the employment or the provision of services. I, the undersigned authority do hereby certify that the above Agenda was posted on the bulletin board in the City Hall of the City of Alvarado, Texas, a place convenient and readily accessible to the general public at all times and said Agenda was posted on June 18, 2010 at 4:00 P.M. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

Debbie Thomas, TRMC
City Secretary