NOTICE AND AGENDA
CITY COUNCIL
TUESDAY, MARCH 3, 2020 7:00 P.M.
REGULAR CITY COUNCIL MEETING

Notice is hereby given that the City of Glenn Heights City Council will hold a Regular City Council Meeting on Tuesday, March 3, 2020, beginning at 7:00 P.M. in the City Hall, City Council Chambers, located at 1938 South Hampton Road, Glenn Heights, Texas as prescribed by Vernon's Texas Civil Statutes, Government Code Section §551.041, to consider and possibly take action on the following agenda items. Items do not have to be taken in the same order as shown in this meeting Notice and Agenda.

CALL TO ORDER
INVOCATION – V.E. Dooley, Chief of Police, City of Glenn Heights
PLEDGE OF ALLEGIANCE
PUBLIC COMMENTS

PROCLAMATIONS
- Employee Appreciation Day, March 6, 2020
- Poison Prevention Week, March 15-21, 2020

EVENTS
- Parks Programming and Design Open House for Heritage Community Park, Gateway Park, and Courtney Park, March 5, 2020, 6:00 P.M. – 8:00 P.M., Glenn Heights Senior Center, 1932 South Hampton Road
- Employee Appreciation Day and Employee Birthday Celebration, March 6, 2020, 3:00 P.M. – 5:00 P.M., Glenn Heights Senior Center, 1932 South Hampton Road

CONSENT AGENDA

1. Discuss and take action to approve City Council Meeting Minutes of the February 18, 2020, City Council Meeting. (Brandi Brown, City Secretary)

2. Discuss and take action to approve a Final Plat request by Engineering Concepts and Design on behalf of Bloomfield Homes, LP for Maplewood Phase IIA. The 39.127-acre parcel is a part of a 71.045-acre property zoned PD-22 and situated in the William Rawlins Survey, Abstract No. 1205, Glenn Heights, Dallas County, Texas. The phase is proposed for a total of 134 lots. The property is currently undeveloped but proposed for single-family residential. (Brian Lockley, Deputy City Manager)

3. Discuss and take action to approve a Preliminary Plat request by Engineering Concepts and Design on behalf of Bloomfield Homes, LP for Hampton Park. The 87.718-acre parcel is zoned PD-23 and encompasses four properties described as a 47.806-acre property situated in the JS Patton Survey, Abstract No. 841, a

5.410-acre property situated in the WM C Denton Survey, Abstract No. 295, a 16.954-acre property described as Lot 1 of Williams Farm, and a 17.548-acre property described as Lot 2 of Williams Farm. This plat is proposed for a total of 290 lots. The property is currently undeveloped but proposed for single-family residential. (Brian Lockley, Deputy City Manager)

4. Discuss and take action to approve a Preliminary Plat request by Macatee Engineering on behalf of First Texas Homes for Villages at Charleston Phase III. The 19.690-acre property is zoned PD-18C and is situated in the Michael McDermott Survey, Abstract No. 743, Glenn Heights, Ellis Cunty, Texas. This phase is proposed for a total of 75 lots. The property is currently undeveloped but proposed for single-family residential. (Brian Lockley, Deputy City Manager)

5. Discuss and take action to excuse the absence of Council Member Jeremy Woods, Sr. from the March 17, 2020 City Council Meeting. (Council Member Jeremy Woods, Sr.)

AGENDA

1. Presentation of the 2019 Glenn Heights Police Department Annual Contact Report. (V.E. Dooley, Chief of Police)

2. Public hearing on a proposed Ordinance, Ordinance O-01-20, an Ordinance of the City Council of the City of Glenn Heights, Texas amending the code of Ordinances of the city of Glenn Heights, Chapter 14 "Zoning", Exhibit A "Zoning Ordinance", Article IX "Zoning Districts", Section 2 "Definitions and Purposes of Zoning District", at Subsection IX.2.6 "O – Office District" by repealing and replacing subpart F thereof, at Subsection IX.2.7 "NS – Neighborhood Services District" by repealing and replacing subpart F thereof, at subsection IX.2.8 "R – Retail District" by repealing and replacing subpart F thereof, at subsection IX.2.9 "TC – Town Center", subpart E "Design Standards for the 'TC' District", subpart 3 "Architectural elements" by repealing and replacing subpart D "Building materials" thereof, at subsection IX.2.10 "C – Commercial District" by repealing and replacing subpart F thereof, and at subsection IX.2.11 "I – Industrial District" by repealing and replacing subpart F. (Brian Lockley, Deputy City Manager)

3. Discuss and take action to approve Ordinance O-01-20, an Ordinance of the City Council of the City of Glenn Heights, Texas amending the code of Ordinances of the city of Glenn Heights, Chapter 14 "Zoning", Exhibit A "Zoning Ordinance", Article IX "Zoning Districts", Section 2 "Definitions and Purposes of Zoning District", at Subsection IX.2.6 "O – Office District" by repealing and replacing subpart F thereof, at Subsection IX.2.7 "NS – Neighborhood Services District" by repealing and replacing subpart F thereof, at subsection IX.2.8 "R – Retail District" by repealing and replacing subpart F thereof, at subsection IX.2.9 "TC – Town Center", subpart E "Design Standards for the 'TC' District", subpart 3 "Architectural elements" by repealing and replacing subpart D "Building materials" thereof, at subsection IX.2.10 "C – Commercial District" by repealing and replacing subpart F thereof, and at subsection IX.2.11 "I – Industrial District"

by repealing and replacing subpart F thereof; providing a repealing clause, providing a severability clause, and providing an effective date. (First Reading) (Brian Lockley, Deputy City Manager)

4. Public hearing on a proposed amendment to the Zoning Ordinance and Map of the City of Glenn Heights, as heretofore amended, by granting a change in zoning for a 48.830-acre property designated as all of Bridges at Little Creek, particularly described as a 16.800-acre parcel situated in the William Rawlins Survey, Abstract No. 1205, Glenn Heights, Dallas County, Texas, and 32.030 acres of the 53.366-acre parcel situated partially in the JJ Clayton Survey, Abstract No. 211 and partially in the William Rawlins Survey, Abstract No. 1205, Glenn Heights, Ellis County, Texas (the "Property") , from Single Family 1 (SF-1) to Planned Development-24/Single Family-3/ Single Family-4 ("PD-24/SF-3/SF-4") for Tract A thereof, being 48.830 acres of property, to allow for the development of not more than 110 residential lots; providing for the approval of and required development in accordance with the proposed Development Regulations and providing for approval of the Concept Plan and the Park Plan. (Brian Lockley, Deputy City Manager)

5. Discuss and take action to approve Ordinance O-02-20, an Ordinance of the City Council of the City of Glenn Heights, Texas, amending the Zoning Ordinance and Map of the City of Glenn Heights, as heretofore amended, by granting a change in zoning for a 48.830-acre property designated as all of Bridges at Little Creek, particularly described as a 16.800 acre parcel situated in the William Rawlins Survey, Abstract No. 1205, Glenn Heights, Dallas County, Texas, and 32.030 acres of the 53.366-acre parcel situated partially in the JJ Clayton Survey, Abstract No. 211 and partially in the William Rawlins Survey, Abstract No. 1205, Glenn Heights, Ellis County, Texas (the "Property") , from Single Family 1 (SF-1) to Planned Development-24/Single Family-3/Single Family-4 ("PD-24/SF-3/SF-4") for Tract A thereof, being 48.830 acres of property, more particularly described and depicted in Exhibit "A" hereto, to allow for the development of not more than 110 residential lots; provided for the approval of and required development in accordance with the Development Regulations attached hereto as Exhibit "B", providing for approval of the Concept Plan attached hereto as Exhibit "C", providing for approval of the Park Plan attached hereto as Exhibit "D"; providing a repealing clause; providing a severability clause; providing a savings clause; providing for a penalty of fine not to exceed the sum of two thousand dollars ($2,000.00) for each offends; and providing for an effective date. (First Reading) (Brian Lockley, Deputy City Manager)

6. Loop 9 Update. (Brian Lockley, Deputy City Manager)

7. January 2020 Financial Report. (Priscilla Burch-Scott, Finance Director)

EXECUTIVE SESSION

1. The City Council shall convene into Executive Session:

A. conducted pursuant to Government Code, Section 551.074, Personnel Matters, to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: City Manager.

2. The City Council shall reconvene into Open Session and take any action arising from Executive Session:

   A. conducted pursuant to Government Code, Section 551.074, Personnel Matters, to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: City Manager.

ADJOURNMENT

In accordance with the Americans with Disabilities Act, If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodations, please contact the City Secretary at least 48 hours in advance of the event at 972-223-1690 ext. 125 or email brandi.brown@glennheightstx.gov. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility.

I, Brandi Brown, City Secretary, do hereby certify that the above Meeting Notice and Agenda were posted in a place convenient to the Public at Glenn Heights City Hall, 1938 South Hampton Road, Glenn Heights, by 5:00 p.m. on Friday, February 28, 2020, Pursuant to Section 551.071 of the Texas Government Code, the City Council reserves the right to consult in closed session with its attorney at any time during the course of this meeting and to receive legal advice regarding any item listed on this agenda.

Brandi Brown

Brandi Brown, City Secretary