



City Council of Royse City, Texas

AGENDA-REGULAR COUNCIL MEETING

Tuesday, October 22, 2019 – 7:00 pm
 Police and Courts Building, 100 West Main Street
 Royse City, Texas

* Prior to the Regular Council Meeting, at 6:00 pm a quorum of Council Members may or may not attend a social gathering. No action of the City Council will take place at this gathering. Council Chambers will be open to the public.

Janet Nichol	Mayor
Mike Holder	Place 1
Clay Ellis	Mayor Pro Tem, Place 2
Bruce Bradley	Place 3
Matt Wheatley	Place 4
James Branch	Place 5
Tom Crowley	Place 6
Carl Alsabrook	City Manager
Deborah Sorensen	City Secretary
Jason Day	City Attorney

The City of Royse City reserves the right to realign order of agenda at any time prior to adjournment. If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meeting Act, Texas Government Code §551.001 et seq. (the "Act"), will be held by the City Council at the date, hour and place given in this notice or as soon after the commencement of the meeting covered by this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and all purposes permitted by the Act, including, but not limited to the following sections and purposes:

- Texas Government Code Section
- §551.071 – Private consultation with the attorney for the City of Royse City
- §551.072 – Discussing purchase, exchange, lease or value of real property
- §551.073 – Discussing gifts and donations
- §551.074 – Discussing personnel matters
- §551.087 – Discussing economic development negotiations

The Mayor and Council request that all cell phones and pagers be turned off or set to vibrate. Members of the audience are requested to step outside the Chambers to respond to a page or to conduct a phone conversation.

A. CALL TO ORDER

Announce the presence of a quorum.

B. INVOCATION AND PLEDGE OF ALLEGIANCE

C. CITIZENS PARTICIPATION

This Period is reserved for citizens to discuss items not listed on the printed agenda, (persons may have three (3) minutes to address the council) however, by law, no action or discussion may be taken on these items. Council may only respond with specific factual information, recite existing policy, direct citizen to city staff or have the item placed on a future agenda.

D. RECESS CITY COUNCIL MEETING

E. PUBLIC HEARING

1. Take testimony concerning a Specific Use Permit (SUP) regarding a craft brewery for Thirsty Bro Brewing, located on property described as, Business, Block G, Lot(s) 50 & 51, addressed as 232 E. Main Street, Royse City, Rockwall County, Texas.
2. Take testimony concerning a Specific Use Permit (SUP) regarding the use and placement of cargo containers for Thirsty Bro Brewing, located on property described as, Business, Block G, Lot 49, addressed as 230 E. Main Street, Royse City, Rockwall County, Texas, and any matters related thereto.

F. CLOSE PUBLIC HEARING

G. RECONVENE CITY COUNCIL MEETING

H. CONSENT AGENDA

All items under Consent Agenda are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

1. City Council Minutes: September 24, 2019 Regular Meeting
2. Authorize the City Manager to sign letter engaging Rutledge Crain & Company, PC as the firm to conduct the City's audit for the fiscal year ending September 30, 2019.

I. BUSINESS

1. Discussion concerning monthly revenue and expenditure report for September 2019, and any matters related thereto.
2. Consider and act concerning an Interlocal Cooperation Agreement between Rockwall County and the City of Royse City for the Provision of Emergency Dispatch Services in the amount of \$60,000, for a period of October 1, 2019 through September 30, 2020, and any matters related thereto.
3. Consider and act concerning a contract for court debt collections with Linebarger Goggan Blair & Sampson LLP, authorizing the City Manager to sign all documents related thereto, and any matters related thereto.
4. Consider and act concerning an Ordinance regarding a Specific Use Permit (SUP) regarding a craft brewery for Thirsty Bro Brewing, located on property described as, Business, Block G, Lot(s) 50 & 51, addressed as 232 E. Main Street, Royse City, Rockwall County, Texas, and any matters related thereto.
5. Consider and act concerning an Ordinance regarding a Specific Use Permit (SUP) regarding the use and placement of cargo containers for Thirsty Bro Brewing, located on property described as, Business, Block G, Lot 49, addressed as 230 E. Main Street, Royse City, Rockwall County, Texas, and any matters related thereto.
6. Consider and act concerning a Resolution Appointing a Committee Member to the Heritage Preservation Committee (term October 22, 2019 to June 30, 2021), and any matters related thereto.
7. Consider and act concerning a Resolution Appointing Two Board Members to the Zoning Board of Adjustment (term October 22, 2019 to December 31, 2020), and any matters related thereto.
8. Consider and act concerning a Resolution Appointing a Committee Member to the Impact Fee Advisory Committee (term October 22, 2019 to September 30, 2020), and any matters related thereto.

9. Discussion concerning Main Street Pumpkin Patch, Trick-or-Treat on Main Street, and any matters related thereto.

J. RECESS CITY COUNCIL MEETING

K. EXECUTIVE SESSION

Recess into Closed Session in compliance with Section §551.001 etseq. Texas Government Code, to wit:

Section §551.071 - Private consultation with the City Attorney

1. Discussion with City Attorney regarding an amendment to a Development Agreement concerning Waterscape Subdivision.
2. Discussion with City Attorney regarding a Capital Improvement Agreement and Public Improvement District (PID) with Wynne\Jackson Inc. concerning Creekshaw Subdivision.

L. CLOSE EXECUTIVE SESSION

M. RECONVENE CITY COUNCIL MEETING

1. Further discussion and possible action from Executive Session concerning an Amended and Restated Development Agreement concerning Waterscape Subdivision, and any matters related thereto.
2. Further discussion and possible action from Executive Session concerning a Capital Improvement Agreement and Public Improvement District (PID) with Wynne\Jackson Inc. concerning Creekshaw Subdivision.

N. BUSINESS

1. Consider and act concerning a Resolution Determining the Costs of Certain Authorized Improvements to be Financed which serves the Waterscape Public Improvement District (PID); Approving an Amended and Restated Service and Assessment Plan (SAP), including the Proposed Assessment Roll; Calling Public Hearing on PID Levy and Assessment; and Directing Notice of Assessment Hearing, and any matters related thereto.
2. Consider and act concerning a Resolution Calling Public Hearing Creating a Tax Increment Reinvestment Zone (TIRZ), and any matters related thereto.
3. Consider and act concerning a Resolution Setting the Date, Time, and Place for Public Hearings on Proposed Annexation of 230.6 acres of land, more or less, located along Crenshaw Road in Rockwall County, and any matters related thereto.

O. FUTURE AGENDA ITEMS

1. Consider and/or action to determine and direct City Staff in scheduling topics for discussion at future City Council Meetings, and any matters related thereto.

P. ADJOURN

CERTIFICATION

I do hereby certify that this Public Meeting Notice was posted on the outside bulletin board, at the front entrance of City Hall of the City of Royse City, Texas, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time:

Posted October 18, 2019 by 2:00 pm and remained so posted at least 72 hours before said meeting was convened.

Deborah Sorensen, TRMC, MMC City Secretary

NOTICE OF ASSISTANCE AT PUBLIC MEETINGS

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:

City Secretary's Office at (972) 524-4825 or by FAX (972) 635-2434. BRAILLE IS NOT AVAILABLE.

NOTE: The City of Royse City, Texas meets regularly on the second and fourth Tuesday night of each month at 7:00 pm. The Council follows a printed Agenda for official action. *Any individual desiring official action should submit his/her request to the office of the City Manager not later than fifteen (15) days prior to the Council Meeting.*