



City Council of Royse City, Texas

AGENDA-REGULAR COUNCIL MEETING

Tuesday, September 22, 2020 – 7:00 pm

Police and Courts Building, 100 West Main Street
Royse City, Texas

Janet Nichol	Mayor
Michael 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. PROCLAMATION

1. Hispanic Heritage Month

D. 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.

E. 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 8, 2020 Regular Meeting
2. Monthly Revenue and Expenditure Report for August 2020.
3. 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, 2020.
4. Resolution for the option to enter into the Strategic Hedge Program (SHP) with the Texas Coalition for Affordable Power, Inc. (TCAP) and execute a Professional Services Agreement for TCAP to act as an agent on behalf of the City to enter into a contract for electricity and to execute the Commercial Electricity Service Agreement with GEXA, for energy purchases for service beginning in 2023 through TCAP.
5. Amending the Code of Ordinances by amending Chapter 3 Building Regulations, Division 3. Residential Code, Adopting the 2018 Edition of the International Residential Code, with amendments.
6. Interlocal Cooperation Agreement with Royse City ISD to provide a sub-award of City of Royse City CARES Fund allocation, not to exceed \$70,000 for technology to improve distance learning for Royse City students.
7. Authorize City Manager to sign purchase orders to Dell Technologies and My Computer Guy, not to exceed \$32,000 for technology necessary to improve remote access, funded from City of Royse City CARES Fund allocation.

F. BUSINESS

1. Consider and act concerning a Resolution Approving Renovation and Expansion of the property situated at 841 Justin Road, Rockwall, Texas by the Rockwall Central Appraisal District (CAD), and any matters related thereto.
2. Consider and act concerning an Ordinance Authorizing the Issuance and Sale of City of Royse City, Texas Combination Tax and Revenue Certificates of Obligation, Series 2020; levying an annual ad valorem tax and providing for the security for and payment of said Certificates of Obligation; providing an effective date; and enacting other provisions relating to the subject, and any matters relating thereto.
3. Consider and act concerning an Ordinance Authorizing the Issuance and Sale of City of Royse City, Texas General Obligation Refunding Bonds, Series 2020; levying an annual ad valorem tax and providing for the security for and payment of said Bonds; providing an effective date; and enacting other provisions relating to the subject, and any matters related thereto.
4. Consider and act concerning an Ordinance Approving a Negotiated Settlement Regarding 2020 Atmos Mid-Tex Rate Review Mechanism (RRM) Filings, and any matters related thereto.
5. Consider and act concerning an Ordinance regarding a Preliminary Plat of Twin Pines Estates, Phase 4, involving 38.363 acres, consisting of 32 single-family lots, situated in the James Roads Survey, Abstract No. 872, Royse City, Hunt County, Texas, and any matters related thereto.
6. Consider and act concerning an Ordinance regarding a Preliminary Plat of Valor Farms, Phase 2, involving 26.124 acres, consisting of 137 single-family lots,

situated in the Joseph Prewett Survey, Abstract No. 851, Verandah Municipal Utility District, Hunt County, Texas, and any matters related thereto.

7. Consider and act concerning an Ordinance regarding a Re-Plat of the 1565 Hilltop Addition, involving 4.50 acres, consisting of 1 residential lot, situated in the Shelby County School Land Survey, Abstract No. 946, Royse City ETJ, Hunt County, Texas, and any matters related thereto.
8. Consider and act concerning a Resolution Appointing Three Commissioners to the Planning and Zoning Commission (term October 1, 2020 to September 30, 2022), and any matters related thereto.
9. Consider and act concerning approving the Community Development Corporation (CDC) Budget Amendment for FY 2020, and any matters related thereto.
10. Consider and act concerning approving the Community Development Corporation (CDC) Budget for FY 2021, and any matters related thereto.
11. Discussion concerning City Manager update: Development, and any matters related thereto.

G. RECESS CITY COUNCIL MEETING

H. 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 concerning the legal status of Bearpen Creek Municipal Utility District (MUD).

I. CLOSE EXECUTIVE SESSION

J. RECONVENE CITY COUNCIL MEETING

1. Further discussion and possible action from Executive Session concerning the legal status of Bearpen Creek Municipal Utility District (MUD), and any matters related thereto.

K. 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.

L. 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 September 18, 2020 by 12:00 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. **BRILLE 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.***