



CITY OF ANNA AGENDA NOTICE – CITY COUNCIL WORKSHOP

August 12, 2014

6:30 p.m. – Anna City Hall Administration Building

The City Council of the City of Anna will meet in Workshop Session at 6:30 p.m., August 12, 2014 at the Anna City Hall Administration Building, located at 111 N. Powell Parkway (Hwy 5), regarding the following items:

1. Call to Order.
2. Roll Call and Establishment of Quorum.
3. Presentation of the American Legion Firefighter and Paramedic of the Year Award. (Council Member Dowd)
4. Briefing/Discussion regarding the City's request for proposals for Health Insurance Benefits. (Clayton Fulton)
5. Briefing/Discussion regarding North Pointe Crossing Street Names. (Maurice Schwanke)
6. **CLOSED SESSION (EXCEPTIONS):** Under Tex. Gov't Code Chapter 551, the City Council may enter into closed session to discuss any items listed or referenced on this agenda under the following exceptions:
 - a. consult with legal counsel regarding pending or contemplated litigation and/or on matters 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 Chapter 551 of the Government Code (**Tex. Gov't Code §551.071**); discussion regarding North Collin Water Supply;
 - b. discuss or deliberate the purchase, exchange, lease, or value of real property (**Tex. Gov't Code §551.072**); acquisition of right-of-way, easements, and land for municipal facilities;

1. The Council may vote and/or act upon each of the items listed in this agenda.
2. The Council reserves the right to retire into executive session concerning any of the items listed on this agenda, whenever it is considered necessary and legally justified under the Open Meeting Act.
3. Persons with a disability who want to attend this meeting who may need assistance should contact the City Secretary at 972 924-3325 two working days prior to the meeting so that appropriate arrangements can be made.

- c. discuss or deliberate Economic Development Negotiations: (1) To discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the territory of the City of Anna and with which the City is conducting economic development negotiations; or (2) To deliberate the offer of a financial or other incentive to a business prospect described by subdivision (1). (**Tex. Gov't Code §551.087**); proposed residential and retail developments;
- d. discuss or deliberate personnel matters: City Secretary Annual Review and update Update; City Manager Annual Review; Boards and Commissions. (**Tex. Gov't Code §551.074**).

The council further reserves the right to enter into executive session at any time throughout any duly noticed meeting under any applicable exception to the Open Meetings Act.

- 7. Consider/Discuss/Action on any items listed on posted agenda for August 12 2014 City of Anna City Council Regular Meeting or any Closed Session occurring during this Workshop, as necessary.
- 8. Adjourn.

This is to certify that I, Natha Wilkison, City Secretary, posted this agenda at a place readily accessible to the public at the Anna City Hall and on the City Hall bulletin board at or before 5:00 p.m., August 8, 2014.

Natha Wilkison

Natha Wilkison, City Secretary

- 1. The Council may vote and/or act upon each of the items listed in this agenda.
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**City of Anna
City Council Agenda
Staff Report**

Council Meeting: August 12, 2014

Staff Contact: Chief Gothard

Account Code #: _____

Budgeted Amount: _____

Exhibits: Yes No

AGENDA SUBJECT: American Legion Firefighter & Paramedic of the Year Award.

SUMMARY: The local American Legion Post representative Mr. Dowd asked for some local nominees for Firefighter & Paramedic of the Year awards.

Due to past performance & dedication I submitted the names of:

Firefighter Johnny Smith for Firefighter of the Year and

Captain Chuy Eaton for Paramedic of the Year.

RECOMMENDATION:



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: Clayton Fulton

Account Code #: N/A

Date Prepared: 08/07/2014

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Briefing/Discussion regarding the City's request for proposals for Health Insurance Benefits.

SUMMARY: The City recently retained the services of Wellspring Insurance Agency to solicit proposals from insurance companies to provide health, vision, dental, and life insurance products for the employees of the City of Anna.

Wellspring received proposals from Aetna, Blue Cross & Blue Shield of Texas, and United Healthcare. Upon a thorough review of the proposals and a comparison of costs to our current provider, Texas Municipal League Intergovernmental Employee Benefits Pool (TMLIEBP), no significant costs savings could be found.

Wellspring also worked with a benefits advisory committee made up of members from each City Department. The committee met to discuss their experience with our current provider including things that could be improved and things that were working well.

Wellspring has reviewed the results of all the proposals with staff and provided a full report. A summary report from Wellspring is included for your review.

Staff agrees with the findings and recommends no change to our insurance provider.

RECOMMENDED ACTION: No action by the City Council is required at this time.



**City of Anna
City Council Agenda
Staff Report**

Council Meeting: August 12, 2014

Staff Contact: Maurice Schwanke

Account Code #: N/A

Date Prepared: 08/06/14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Briefing/Discussion regarding changing the names of North Belford Circle or South Belford Circle and North Carlyle Circle or South Carlyle Circle streets in Northpointe Crossing.

SUMMARY: After discussion concerning this matter with staff and with several residents in the area it is recommended that street names be changed. The recommendation at this time would be to change the names as shown below. The naming would be consistent with the naming scheme within the Northpointe Crossing Subdivision. Once approved signs would be placed accordingly.



Hopefully this solution of changing the street names will better serve the community and eliminate confusion now and in the future. The new street names would include Quinlin Street, Finley Street, Stratford Street, and Vernon Street.

RECOMMENDED ACTION: Direct staff to bring these street name changes in ordinance form to the Council for approval.



CITY OF ANNA AGENDA NOTICE – CITY COUNCIL REGULAR MEETING

August 12, 2014

7:30 p.m. – Anna City Hall Administration Building

The City Council of the City of Anna will meet in Regular Session at 7:30 p.m., August 12, 2014, at the Anna City Hall Administration Building, located at 111 North Powell Parkway (Hwy 5), to consider the following items.

Welcome to the City Council Meeting. Please sign the Sign-In-Sheet as a record of attendance. If you wish to speak on an open-session agenda item please fill out the Opinion/Speaker Registration Form and turn it in to the City Secretary before the meeting starts.

1. Call to Order.
2. Invocation and Pledge of Allegiance.
3. Citizen comments. *Citizens are allowed 3 minutes to speak. The Council is unable to respond to or discuss any issues that are brought up during this section that are not on the agenda, other than to make statements of specific factual information in response to a citizen's inquiry or to recite existing policy in response to the inquiry.*
4. Receive reports from Staff or the City Council about items of community interest. *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 (but not including a change in status of a person's public office or public employment); 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.*

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5. Consent Items. *These items consist of non-controversial or “housekeeping” items required by law. Items may be considered individually by any Council member making such request prior to a motion and vote on the Consent Items.*
 - a. Approve a Resolution regarding “Hopewell Addition” Development Plat. (Maurice Schwanke)
 - b. Approve a Resolution “Anna Crossing PH 3A & 3B” preliminary plat. (Maurice Schwanke)
6. Public Hearing: For City Council to hear public comment on the proposed Fiscal Year 2014 – 2015 Budget. (Clayton Fulton)
7. Consider/Discuss/Action regarding a Proposed Tax Rate for 2014-2015 Fiscal Year. (Clayton Fulton)
8. Consider/Discuss/Action regarding a resolution authorizing distribution of contingency appropriation. (Clayton Fulton)
9. (a) Public Hearing: To consider public comments regarding an ordinance amending the Anna Code of Ordinances by amending Part III-C (Zoning Ordinance), Section 35 by adding Section 35.05(f)(5) (Masonry Content). (Maurice Schwanke)

(b) Consider/Discuss/Action regarding an ordinance amending the Anna Code of Ordinances by amending Part III-C (Zoning Ordinance), Section 35 by adding Section 35.05(f)(5) (Masonry Content). (Maurice Schwanke)
10. (a) Conduct a public hearing regarding an Ordinance amending the Anna City Code of Ordinances by amending Part III-A (Subdivision Regulations), Article 1 (General Provisions), Section 5.02 (Exemptions). (Maurice Schwanke)

(b) Consider/Discuss/Action regarding an Ordinance amending the Anna City Code of Ordinances by amending Part III-A (Subdivision Regulations), Article 1 (General Provisions), Section 5.02 (Exemptions). (Maurice Schwanke)
11. Consider/Discuss/Action regarding a Resolution approving the Anna Town Center Concept Plan and “Walmart Development Site Plan.” (Maurice Schwanke)
12. Consider/Discuss/Action regarding appointments /reappointments to the Park Advisory Board. (City Council)
13. Consider/Discuss/Action regarding appointments/reappointments to the Board of Adjustments. (City Council)

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- b. discuss or deliberate the purchase, exchange, lease, or value of real property (**Tex. Gov't Code §551.072**); acquisition of right-of-way; easements; and land for municipal facilities;
- c. discuss or deliberate Economic Development Negotiations: (1) To discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the territory of the City of Anna and with which the City is conducting economic development negotiations; or (2) To deliberate the offer of a financial or other incentive to a business prospect described by subdivision (1). (**Tex. Gov't Code §551.087**); proposed residential and retail developments;
- d. discuss or deliberate personnel matters: City Secretary Annual Review and Update; City Manager Annual Review; Boards and Commissions. (**Tex. Gov't Code §551.074**).

The council further reserves the right to enter into executive session at any time throughout any duly noticed meeting under any applicable exception to the Open Meetings Act.

15. Consider/Discuss/Action on any items listed on posted agenda for August 12, 2014 Workshop Session or any closed session occurring during this Regular Meeting, as necessary.

16. Adjourn.

This is to certify that I, Natha Wilkison, City Secretary, posted this agenda at a place readily accessible to the public at the Anna City Hall and on the City Hall bulletin board at or before 5:00 p.m. August 8, 2014.

Natha Wilkison

Natha Wilkison, City Secretary

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City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: Maurice Schwanke

Account Code #: N/A

Date Prepared: 08/06/14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Approve a Resolution regarding "Hopewell Addition" development plat.

SUMMARY: The development plat submitted for your review is located within the extraterritorial jurisdiction of the City. The tract is in the R. C. Ingram Survey and contains approximately 1.7250 acres of land. The property is located at 166 Road Runner Road. The owner is proposing to build a house on the tract. The plat meets the City of Anna development plat requirements.

PLANNING AND ZONING ACTION: The Planning and Zoning recommended approval of the development plat at their August 4, 2014 meeting. The vote was unanimous.

RECOMMENDED ACTION: Approval of development plat



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: Maurice Schwanke

Account Code #: N/A

Date Prepared: 08/06/14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Approve a Resolution regarding “Anna Crossing PH 3A & 3B” preliminary plat.

SUMMARY: This preliminary plat has been submitted on Phase 3A & 3B of the Anna Crossing Subdivision. The plat has been reviewed by staff and our Consulting Engineer. The comments have been addressed.

PLANNING AND ZONING ACTION: The Planning and Zoning recommended approval at their July 14, 2014 meeting of the preliminary plat with the conditions that all of staff comments are met before going to Council for final approval. The vote was unanimous.

RECOMMENDED ACTION: Approval of the Preliminary Plat



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: Clayton Fulton

Account Code #: N/A

Date Prepared: 8/06/2014

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Public Hearing for City Council to hear public comment on the proposed FY 2014-2015 Budget.

SUMMARY: The City Charter requires a public hearing be conducted prior to the adoption of the budget. Today, August 12, 2014, at 7:30 p.m. has been named as the date and time for the public hearing on the budget.



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2013

Staff Contact: Clayton Fulton

Account Code #: N/A

Date Prepared: 08/06/2013

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Consider/Discuss/Action regarding a Proposed Tax Rate for 2014-2015 Fiscal Year.

SUMMARY: Each year after properties are appraised by the Collin Central Appraisal District the Collin County Tax Office calculates both the effective tax rate and the rollback tax rate for the City of Anna as part of the service to collect taxes for the City. The following definitions are provided from the Texas Comptrollers Office:

Effective tax rate The effective tax rate is a calculated rate that would provide the taxing unit with about the same amount of revenue it received in the year before on properties taxed in both years. If property values rise, the effective tax rate will go down and vice versa.

Rollback tax rate. The rollback rate provides the taxing unit with about the same amount of tax revenue it spent the previous year for day-to-day operations, plus an extra 8 percent increase for those operations, in addition to sufficient funds to pay debts in the coming year. If a taxing unit adopts a tax rate higher than the rollback rate, voters in the taxing unit can circulate a petition calling for an election to limit the size of the tax increase.

This year the effective tax rate for the City is calculated at \$0.587582 per \$100 valuation of property. This rate will produce approximately the same amount of revenue from properties taxed in both years as was collected last year when the tax rate was \$0.650332 per \$100 valuation. The effective tax rate is lower than the current rate because the value of properties taxed in both years has increased.

The proposed budget is supported by a tax rate of \$0.649 which is less than the current rate of \$0.650332. Since the tax rate recommended to fund the

proposed budget exceeds the effective rate, the Council must vote to propose a “tax increase” at this meeting and set the times and places for the two required public hearings. The council must vote on a specific tax rate that is the highest rate that can be adopted after the required public hearings. The Council can adopt any rate lower than the rate voted on tonight, but not higher.

By proposing a rate that exceeds the effective rate, the council must also set the dates and time for the required hearings on the tax rate. Staff recommends that the hearings be held on August 26 at 7:30 PM and on September 2 at 6:30 PM.

The Rollback rate this year is \$0.649 per \$100 valuation of property. If the Council adopts a tax rate above the Rollback rate the citizens can petition for a roll back election to lower the rate. The rollback rate could be as high as \$0.824564 if all debt secured by property taxes were included in the tax rate calculation; however, a portion of outstanding debt secured by a tax pledge was issued for water & sewer improvements. These combination tax and revenue bonds are payable from excess revenues in the Utility Fund or from property taxes. The FY 15 budget does not require all combination tax and revenue bonds to be paid from property taxes; therefore the rollback rate stands at \$0.649.

This year \$0.01 in the tax rate generates approximately \$51,088 in property taxes.

RECOMMENDED ACTION: Staff recommends that the Council approves the resolution setting a maximum tax rate and naming the dates, times, and location for the public hearings on the tax rate.



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: Clayton Fulton

Account Code #: Contingency

Date Prepared: 08/07/2014

Budgeted Amount: \$59,975

Exhibits: Yes No

AGENDA SUBJECT: Consider/Discuss/Action regarding a Resolution authorizing distribution of contingency appropriation.

SUMMARY: The budget ordinance adopted in September called for 3% or \$123,127 in contingency appropriation for the FY 14 budget. As part of the FY 14 budget, the Council also committed \$435,000 of Fund Balance to the remodel of the PW facility to create space for the Planning and Development department and to remodel the PD/Customer Service building for the Finance department.

With the increased traffic that will accompany the Planning and Development operations, staff is requesting a contingency allocation to improve the parking lot, construct a security fence at the PW site, and install a security camera. The parking lot and fence was not included in the contract with for the remodel.

The parking lot is expected to cost \$50,375, the fence is expected to cost \$8,000, and the security camera system is \$1,600.

If approved, this request will leave a balance of \$25,585, or 21%, in the contingency appropriation.

RECOMMENDED ACTION: Approve the resolution authorizing the use of contingency appropriation.



**City of Anna
City Council Agenda
Staff Report**

Council Meeting: August 12, 2014

Staff Contact: Maurice Schwanke

Account Code #: N/A

Date Prepared: 08/07/14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: (a) Continuation of Public Hearing: To consider public comments regarding an ordinance amending the Anna Code of Ordinances by amending Part III-C (Zoning Ordinance), Section 35 by adding Section 35.04(f)5 (Masonry Content).

(b) Consider/Discuss/Act on recommendation regarding an ordinance amending the Anna Code of Ordinances by amending Part III-C (Zoning Ordinance), Section 35 by adding Section 35.04(f)5 (Masonry Content)

SUMMARY: This agenda item was tabled at the July 22nd council meeting and is being brought back to council for action. The front elevations of residential structures masonry content is already controlled by our zoning ordinance. However, on double frontage lots or in areas that visually abut streets rear and side elevations need to be addressed. Making rear and side elevations match the front elevations in these instances will improve the overall appearance of our City.

RECOMMENDED ACTION: Approval of Ordinance



**City of Anna
City Council Agenda
Staff Report**

Council Meeting: August 12, 2014
Account Code #: _____
Budgeted Amount: _____

Staff Contact: Maurice Schwanke
Exhibits: X Yes No

AGENDA SUBJECT: Conduct a public hearing regarding an Ordinance amending the Anna City Code of Ordinances by amending Part III-A (Subdivision Regulations), Article 1 (General Provisions), Section 5.02 (Exemptions). Consider/Discuss/Action regarding an Ordinance amending the Anna City Code of Ordinances by amending Part III-A (Subdivision Regulations), Article 1 (General Provisions), Section 5.02 (Exemptions).

SUMMARY: This proposed ordinance adds an additional exemption to the platting requirements in our Subdivision Ordinance. From time to time a developer or contractor may need to place a temporary field or sales office on a portion of a larger development project that is not under construction and that has not been previous platted. The zoning ordinance allows permits to be issued for these types of temporary facilities for up to 18 months.

RECOMMENDED ACTION: Staff recommends approval of the attached Ordinance.



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: Maurice Schwanke

Account Code #: N/A

Date Prepared: 08/7/14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Approve a Resolution adopting the revised “Anna Town Center Concept Plan” and “Walmart Development Plan”.

SUMMARY: The applicants for the Concept Plan for the Anna Town Center and the Walmart Development Plan have proposed several modifications. The first modification (north/south thoroughfare known as Throckmorton) includes the reduction of the right-of-way from 80’ that would contain a four lane divided road section to a 60’ right-of-way that contains a 40’ road section with stripped turn lanes where appropriate. The second modification is how the Throckmorton thoroughfare interfaces with the circulation near the West White Street intersection. A traffic analysis was performed on the thoroughfare that traverses the Anna Town Center site from north to south. That analysis is attached with this report and is dated July 29, 2014 prepared by Scot Johnson of Kimley-Horn and Associates. Page 12 of the report provides a summary of the findings. The staff had asked for an analysis of not just the area traversing the subject property but for the entire Throckmorton Corridor that would be impacted by changes.

After review of the documentation and justification for the road adjustments the staff is in support of making the modifications and recommend that the Anna Town Center and the Walmart Conceptual Site Plans be recommended for approval.

PLANNING AND ZONING ACTION: The Planning and Zoning Commission recommended approval their meeting August 4, 2014. The vote was approved 5 to 1.

RECOMMENDED ACTION: Approval of Resolution.



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2014

Staff Contact: City Secretary

Account Code #: N/A

Date Prepared: 8-07-14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Consider/Discuss/Action regarding reappointments and appointments to the Parks Advisory Board. (City Council)

SUMMARY: There are no vacancies on the Parks Advisory Board at this time. Places 2, and 4 are up for reappointment at this time. Council reappointed Rachel Lyon, Place 4 at the July 22, 2014 meeting. Kelly Hoggatt, Place 2 wishes to remain on the Parks Advisory Board. Council asked to place the item back on the agenda for August 12, 2014.

RECOMMENDATION: Staff recommends reappointments/appointments to the Parks Advisory Board..



City of Anna City Council Agenda Staff Report

Council Meeting: August 12, 2013

Staff Contact: Natha Wilkison

Account Code #: N/A

Date Prepared: 8-07-14

Budgeted Amount: N/A

Exhibits: Yes No

AGENDA SUBJECT: Consider/Discuss/Action regarding reappointments/appointments to the Board of Adjustment. (City Council)

SUMMARY: There is one (1) vacancy on the BOA at this time. Place 3 is vacant. Robert Simonsen, Place 2, John Houcek, Place 4, Doug Hanna Place 2A, are up for reappointments at this time. Current Board Members Jon Hendricks, Place 1, Robert Simonsen Place 2, John Houcek Place 4 and Scott Stroud Place 1A have confirmed that they wish to remain on the board. I have not received a confirmation back from LaShardar Jarvis-Wells, Place 5 or Doug Hanna, Place 2A at this time. Applications are in your packet for review.

RECOMMENDATION: Staff recommends reappointments/appointments to the BOA.