

SPECIAL CITY COUNCIL MEETING AND WORKSHOP

JANUARY 31, 2008

6:00 P.M.

A meeting of the Terrell City Council was held on Thursday, January 31, 2008 at 6:00 p.m. in the City Council Chambers located at 201 East Nash Street, Terrell, Texas with the following members present:

COUNCILMEMBER #1	HAL RICHARDS
COUNCILMEMBER #2	TOMMY SPENCER
COUNCILMEMBER #3	RICKY JORDAN
COUNCILMEMBER #4	JACK JONES
COUNCILMEMBER #5	DON THURMAN

1. Call to order.

Mayor Hal Richards called the meeting to order.

2. Invocation.

Councilmember Don Thurman gave the opening prayer.

3. Discuss Helwig Trucking Company.

Mike Cronin representing Terrell Economic Development Corporation presented to Council for discussion Helwig Trucking Company. There was no action taken on this item.

4. Discuss Rate Adjustment for I.E.S.I.

Torry Edwards, City Manager presented to Council for discussion Rate Adjustment for I.E.S.I. There was no action taken on this item.

5. Discuss Temporary Closure of the South Alley from Delphine Street to U.S. 80.

Steve Rogers, City Engineer presented to Council for discussion Temporary Closure of the South Alley from Delphine Street to U.S. 80. There was no action taken on this item.

6. Discuss Recommendation regarding a Zone Change from Agricultural (A) and Light Industrial (LI) to Planned Development (PD) on 52.5 acres of the J.C. Hale Survey, Abstract No. 202, Kaufman County, Texas, generally located north of I-20, east of FM 148, south of Spur Hwy 557 and west of FM 2578, and being part of that 89.24 acre tract of land conveyed to Charlie Risinger and wife, Dena Risinger as recorded in Volume 2665, Page 338, Deed of Records of Kaufman County, Texas.

Terry Capehart, Director of Municipal Development presented to Council for discussion a Recommendation regarding a Zone Change from Agricultural (A) and Light Industrial (LI) to Planned Development (PD) on 52.5 acres of the J.C. Hale Survey, Abstract No. 202, Kaufman County, Texas, generally located north of I-20, east of FM 148, south of Spur Hwy 557 and west of FM 2578, and being part of that 89.24 acre tract of land conveyed to Charlie Risinger and wife, Dena Risinger as recorded in Volume 2665, Page 338, Deed of Records of Kaufman County, Texas. There was no action taken on this item.

- 7. Discuss Recommendation regarding a Zone Change from Agricultural (A) and Light Industrial (LI) to Planned Development (PD) on 36.823 acres of the J.C. Hale Survey, Abstract No. 202, Kaufman County, Texas, generally located at the Southern intersection of FM 148 and Spur 557 and being part of that 89.24 acre tract of land conveyed to Charlie Risinger and wife, Dena Risinger as recorded in Volume 2665, Page 338, Deed of Records of Kaufman County, Texas.**

Terry Capehart, Director of Municipal Development presented to Council for discussion a Recommendation regarding a Zone Change from Agricultural (A) and Light Industrial (LI) to Planned Development (PD) on 36.823 acres of the J.C. Hale Survey, Abstract No. 202, Kaufman County, Texas, generally located at the Southern intersection of FM 148 and Spur 557 and being part of that 89.24 acre tract of land conveyed to Charlie Risinger and wife, Dena Risinger as recorded in Volume 2665, Page 338, Deed of Records of Kaufman County, Texas. There was no action taken on this item.

- 8. Discuss Recommendation regarding a Replat of a certain 37,772 square feet (0.87 acre) tract of land in accordance with Chapter 212.015 of the Texas Local Government Code; located at 604 W. Moore Ave., described as Lots 1A&2A, Block 112, Western Addition, City of Terrell, Kaufman County, Texas.**

Terry Capehart, Municipal Development Director presented to Council for discussion a Recommendation regarding a Replat of a certain 37,772 square feet (0.87 acre) tract of land in accordance with Chapter 212.015 of the Texas Local Government Code; located at 604 W. Moore Ave., described as Lots 1A&2A, Block 112, Western Addition, City of Terrell, Kaufman County, Texas. There was no action taken on this item.

- 9. Discuss Recommendation regarding an Amendment to the Comprehensive Plan and Future Land Use Map to change the current land use designation from Low Density Residential Uses to Commercial Uses for property located at 604 W. Moore Ave., described as Lot 1R, Block 112, Western Addition, City of Terrell, Kaufman County, Texas.**

Terry Capehart, Municipal Development Director presented to Council for discussion a Recommendation regarding an Amendment to the Comprehensive Plan and Future Land Use Map to change the current land use designation from Low Density Residential Uses to Commercial Uses for property located at 604 W. Moore Ave., described as Lot 1R, Block 112, Western Addition, City of Terrell, Kaufman County, Texas.

- 10. Discuss Recommendation regarding a Zone Change from Two-Family (2F) to Commercial (C) on property located at 604 W. Moore Ave., described as Lots 1R, Block 112, Western Addition, City of Terrell, Kaufman County, Texas.**

Terry Capehart, Director of Municipal Development presented to Council for discussion a Recommendation regarding a Zone Change from Two-Family (2F) to Commercial (C) on property located at 604 W. Moore Ave., described as Lots 1R, Block 112, Western Addition, City of Terrell, Kaufman County, Texas. There was no action taken on this item.

- 11. Discuss Recommendation regarding approval of alternative exterior materials per Section 26-110.E.2 of the Zoning Ordinance on property located at 505 Griffith, described as Lot 2B, Block 385, Terrell Revised, City of Terrell, Kaufman County, Texas.**

Terry Capehart, Director of Municipal Development presented to Council for discussion a Recommendation regarding approval of alternative exterior materials per Section 26-110.E.2 of the Zoning Ordinance on property located at 505 Griffith, described as Lot 2B, Block 385, Terrell Revised, City of Terrell, Kaufman County, Texas. There was no action taken on this item.

- 12. Discuss Recommendation regarding approval of alternative exterior materials per Section 26-110.E.1 of the Zoning Ordinance on property located at 501 Industrial, described as Lot 2, Block 734, Terrell Revised, City of Terrell, Kaufman County, Texas.**

Terry Capehart, Director of Municipal Development presented to Council for discussion a Recommendation regarding approval of alternative exterior materials per Section 26-110.E.1 of the Zoning Ordinance on property located at 501 Industrial, described as Lot 2, Block 734, Terrell Revised, City of Terrell, Kaufman County, Texas. There was no action taken on this item.

- 13. Discuss Ordinance No. 2361 – Budget Amendment.**

Cozette Moore, Administrative Secretary presented to Council for discussion Ordinance No. 2361 – Budget Amendment. There was no action taken on this item.

- 14. Discuss Resolution No. 599 – City of Terrell Investment Policy.**

Torry Edwards, Assistant City Manager presented to Council for discussion Resolution No. 599 – City of Terrell Investment Policy. There was no action taken on this item.

- 15. Discuss and Consider Setting a Special City Council Meeting and Workshop on February 21, 2008 at 6:00 p.m.**

Torry Edwards, Assistant City Manager presented to Council for discussion and consideration Setting a Special City Council Meeting and Workshop on February 21, 2008 at 6:00 p.m. Council by consensus agreed to schedule a Special City Council meeting and Workshop on February 21, 2008 at 5:00 p.m.

16. Adjourn into Executive Session in Accordance with Section 551 of the Texas Government Code to Discuss Section 551.071 – Consultation with Attorney – Contemplated Litigation.

This item was passed.

17. Reconvene into Regular Session and Consider Action, if Any, on Item Discussed in Executive Session.

Not applicable.

18. Adjourn.

There were no other matters discussed or acted on at this meeting. There being no further business the meeting was adjourned.

Hal Richards, Mayor

Attest:

John Rounsavall, City Secretary