



**REGULAR MEETING
THURSDAY, DECEMBER 2, 2021 AT 6:00 PM**

Notice is hereby given:
THE CITY COUNCIL WILL CONVENE IN A REGULAR MEETING, BY VIDEO TELEPHONE CONFERENCE AND IN PERSON, AT CITY HALL, 101 NORTH 5th STREET, NOLANVILLE, TEXAS 76559

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1. CALL TO ORDER, INVOCATION AND PLEDGES TO FLAGS

2. ANNOUNCEMENTS & PROCLAMATIONS

- Special Recognition for Kelly Ann Blanchard for contributions to Keep Nolanville Beautiful
- COVID Update
- Construction Update
- Police Department Highlight- Sgt. Davis and Officer Mora

3. CITIZENS/VISITORS' FORUM

Any person with business before the Council not scheduled on the agenda may speak to the Council. No formal action can be taken on these items at this meeting.

This is an opportunity for members of the public to suggest the addition of topics for the discussion or to address topics of interest, with presentation limited to three (3) minutes. All

speakers will conduct themselves in an orderly and lawful manner. No profane or threatening language will be tolerated. All speakers will be recognized prior to speaking and will announce their name and address for the minutes purpose.

4. **CONSENT AGENDA**

- A. Consider approval of Minutes for Regular Meeting of November 4, 2021 and Special Call Meeting of November 10, 2021.

5. **ACTION ITEMS**

- A. Public Hearing regarding **RESOLUTION NEDC 09-21** – Business Incentives for Subway in the amount of \$46,021.00 over a three-year period.
- B. Discuss and possibly approve Meyers Annexation and Zoning Requests.
 - 1.) Public Hearing
 - 2.) Staff Report
 - 3.) Motion for Annexation Request: **ORDINANCE NO. A 21-11 #1:**

AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED PROPERTY TO THE CITY OF NOLANVILLE, BELL COUNTY, TEXAS; EXTENDING THE CITY LIMITS SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN SAID CITY LIMITS; GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS; BINDING SAID INHABITANTS TO ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY NOW IN EFFECT AND TO BE HEREINAFTER ADOPTED; AND APPROVING A MUNICIPAL SERVICES AGREEMENT; FINDING THAT ALL NECESSARY AND REQUIRED LEGAL CONDITIONS HAVE BEEN SATISFIED; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE.

- 4.) Motion for Zoning Request: **ORDINANCE NO. Z 21-11 #1, MYERS PLANNED DEVELOPMENT DISTRICT:**

AN ORDINANCE OF THE CITY OF NOLANVILLE, TEXAS AMENDING THE OFFICIAL ZONING MAP TO REZONE AN APPROXIMATE APPROXIMATELY 50 ACRES, BEING ALL THE LAND ON THE NORTH SIDE SOUTH NOLAN CREEK, PART OF THE MYERS FAMILY REVOCBLE TRUST, 2519 LEVY CROSSING RD, NOLANVILLE TX 76559; PROPERTY ID 5191, ABSTRACT NO. 379, LEGAL DESCRIPTION A0379BC J HUGHS, 20-1, ACRES 111.247; IN BELL COUNTY, TEXAS AND BEING A PORTION OF THE CERTAIN TRACT DESCRIBED IN A DEED TO JAMES H. MYERS AND ANNABELLE MYERS, OF RECORD IN DOCUMENT #029154-03196 OF THE OFFICIAL PUBLIC

RECORDS OF REAL PROPERTY OF BELL COUNTY, TEXAS SAID 50 ACRE TRACT WAS SURVEY BY ALL COUNTY SURVEYING, INC FROM DEFAULT ANNEXATION ZONING OF R-1, SINGLE FAMILY RESIDENTIAL DISTRICT TO A PLANNED DEVELOPMENT DISTRICT, WITH A BASE ZONING OF M-1, LIGHT MANUFACTURING DISTRICT, AND R-1, RESIDENTIAL SINGLE FAMILY DISTRICT AND A-1, AGRICULTURAL DISTRICT AND PROVIDING FOR THE FOLLOWING: FINDINGS OF FACT; ENACTMENT; REPEALER; SEVERABILITY; CODIFICATION; EFFECTIVE DATE; AND PROPER NOTICE AND MEETING.

- C. Discuss and possibly approve **ZONING ORDINANCE REQUEST NO. 21-11#2**: Planning & Zoning Commission is seeking to amend the zoning classification of the property at: Jackrabbit Rd. (Property ID's: 126392, 70920, 442136, 459738, 448739, 18381, 198567, 205049, 99840, & 237662), Nolanville, Texas, from R-1 (Single Family) Zoning District to B-4 (General Business) Zoning District.
- 1.) Public Hearing
 - 2.) Staff Report
 - 3.) Motion for Rezoning
- D. Discuss and possibly authorize proposal for grant writing services from Grant Development Services for the submission of an Economic Development Tourism Grant for Nolan Creek Trail improvements, application fee is \$13,400 plus a 5% commission upon award utilizing unrestricted reserve.
- E. Discuss and possibly approve the following Vendors:
- 1.) Gary Engineer for Nolan Creek, Project Blue Trail-Concept Plan, funded through the Economic Development Corporation includes concept plan \$13,600.
 - 2.) Knights Security, Buy Board Number CPO-04494 for \$10,184, items license plate recognition device for patrol cars.
 - 3.) E&H Improvements for \$22,000 for canopy fabrication at City Hall utilizing Capital Outlay Funds.
 - 4.) RK Bass, TIPS Contract Number 200201, for Underpass Lighting totaling \$367,156 for materials and labor; Economic Development Corporation funding for \$170,000 and Capital Outlay for \$197,156.
 - 5.) Associated Supply Company, Buyboard Vendor 587-19 for Backhoe and attachments to facilitate road point repairs for \$91,445 utilizing Capital Outlay.
 - 6.) Cooper Equipment, Salsco Mini-Asphalt Paver for \$49,927 utilizing Capital Outlay.
 - 7.) Guest Welding for \$29,376 for fabrication of shelters, fencing and signage as shown in Nolanville Park Connectivity Project.
 - 8.) Metal Mart, Belton Feed and Whitley Supply for materials related to the construction of shelters, fencing and signage as shown in Nolanville Connectivity Project for an amount not to exceed \$40,000 in total.
- F. Discuss Central Texas Uniform Reporting Information Operating Network Niche RMS agreement with the County for changes in report management system.

- 1.) Possibly approve agreement and license fee for \$16,080.
 - 2.) Possibly authorize budget amendment to Police Department for dues and fees.
- G. Discuss and possibly approve: **RESOLUTION NO. D 21-11**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF NOLANVILLE, AUTHORIZING PARTICIPATION WITH THE STATE OF TEXAS, THROUGH THE OFFICE OF THE ATTORNEY GENERAL, IN THE GLOBAL OPIOID SETTLEMENT AND APPROVING THE TERM SHEET; AND AUTHORIZING THE CITY MANAGER TO EXECUTE ALL NECESSARY RELATED DOCUMENTS; AND PROVIDING FOR AN EFFECTIVE DATE.

- H. Discuss and possibly appoint terms to new and existing members Economic Development Corporation, Planning & Zoning Commission and Zoning Board of Adjustments.
- I. Discuss and possibly accept Personal Veterinary Care cancelled lease agreement authorize City Manager to lease 100 A-B Main Street.

6. **WORKSHOP**

- Discuss architect proposal for park grant implementation and site plan update
- Review City Official Map Revision
- Discuss progress on City Hall Improvements that were postponed due vendor rescinding their original bid including parking lot addition and mortar repairs to the building.
- BYOB Hours of Operation Review
- Discuss ONCOR vegetation schedule and outage report

7. **ADJOURNMENT**

All items on the agenda are for discussion and/or action. The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices,) and 551.086 (Economic Development).

The City of Nolanville is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal access to communications will be provided to those who provide notice to the City Secretary at (254)698-6335 at least 48 hours in advance.

Agenda Posted on Monday, Monday November 29, 2021 on or before 5:00 pm.
Posted by: Crystal Briggs, City Secretary

