

Minutes

The City of Princeton

City Council Meeting of August 23, 2021

The City Council of the City of Princeton, Texas, met in Regular Session on August 23, 2021 at 6:30 p.m. in the City Council Chamber at City Hall, located at 123 W Princeton Dr. Princeton, Texas 75407.

The following Councilmembers were present: Councilmember David Kleiber, Councilmember Mike Robertson, Councilmember Bryan Washington, Councilmember Keven Underwood, Mayor Pro-Tempore Steve Deffibaugh and Mayor **Chacon**.

The following Staff Members were present: City Manager Derek Borg, Assistant City Manager Lesia Gronemeier, Director of Development Services Shawn Fort, Director of Community Engagement Tenishea Turner, Public Works Director Tommy Mapp, City Attorney David Overcash, Lieutenant Rodriguez, Sergeant Cabrera and Police Officer Rizzo.

Mayor **Chacon** called the City Council Meeting to order at 6:30 p.m.

Mayor **Chacon** called roll, present were Councilmembers **Mike Robertson, Bryan Washington, Keven Underwood, Steve Deffibaugh** and Mayor **Chacon**

Kelly Carr led the invocation.

Mayor **Chacon** then announced the Pledge of Allegiance.

Mayor **Chacon** then announced Citizen Appearance: The following is a list of Citizens who spoke in order under Citizens Appearance: David Sprawls, John Kusterbeck and Mary Harris.

Mayor **Chacon** announced Mayors Comments: Mayor **Chacon** asked everyone to please note that we do not have a City Secretary and asked to please extend grace and patience to us as we move forward.

Mayor **Chacon** announced the Consent Agenda: All consent agenda items listed are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember so request, in which event the item will be removed from the Consent Agenda and

considered in its normal sequence on the agenda. Items on the **Consent Agenda** were: Final Plat (TexExpress) FP20201380 Discussion and Possible action regarding a request from MCG Construction, Inc. for final plat approval of Lots 1R1, 3R and 5R, Block "A", of Lost Highway Addition situated in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, TX;

**Preliminary Plat (Monticello Park Phases 3 & 4)** PL20211246 Discussion and Possible action regarding a request from Starlight Homes of Texas, LLC for preliminary plat approval of a 125.549 acre tract of land in the David Cherry Survey, Abstract No. 166, City of Princeton, Collin County, Texas;

**Preliminary Plat (Oncor Substation)**

PL20211270 Discussion and possible action regarding a request from Oncor for preliminary plat approval of a 4.008 acre tract of land in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, TX; **Resolution No 2021-08-23-**

**R01 Brookside PID (Phase 1-3 Projects)** Discussion and possible action regarding a Resolution of the City Of Princeton approving the 2021-22 annual update to the service and assessment plan and assessment roll for Brookside Public Improvement District (Phase 1 Project and Phase 2 and 3 Project) including the collection of the 2021-22 annual installments; **Resolution No 2021-08-23-R02 Arcadia Farms PID (Phases 8 and 9**

**Project)**

Discussion and possible action regarding a Resolution of the City Of Princeton approving the 2021-22 annual update to the service and assessment plan and assessment roll for Arcadia Farms Public Improvement District (Phases 8 and 9 Project) including the collection of the 2021-22 annual installments;

**Resolution No 2021-08-23-R03 Arcadia Farms PID (Phases 3 and 4 Project)**

Discussion and possible action regarding a Resolution of the City Of Princeton

approving the 2021-22 annual update to the service and assessment plan and assessment roll for Arcadia Farms Public Improvement District (Phases 3 and 4 Project) including the collection of the 2021-22 annual installments; **Resolution No 2021-08-**

**23-R04 Arcadia Farms PID Development Phases 1 and 2** Discussion and possible action regarding a Resolution of the City Of Princeton approving the 2021-22 annual update to the service and assessment plan and assessment roll for Arcadia Farms Public Improvement District (Phases 1 and 2 Project) including the collection of the 2021-22 annual installments;

**Resolution No 2021-08-23-R05 Crossroads PID (Major Improvements Project)**

Discussion and possible action regarding a Resolution of the City Of Princeton approving the 2021-22 annual update to the service and assessment plan and assessment roll for the Crossroads Public Improvement District Including the collection of the 2021-22 annual installments; **Resolution No 2021-08-23-R06 Whitewing Trails PID 2**

Discussion and possible action regarding a Resolution of the City Of Princeton approving the 2021-22 annual update to the service and assessment plan and assessment roll for Whitewing Trails Public Improvement District No. 2; **Resolution No**

**2021-08-23-R10 Winchester PID (Phases 1-4)**

Discussion and possible action regarding a Resolution of the City Of Princeton approving the 2021-22 annual update to the service and assessment plan and assessment roll for Winchester Public Improvement District No. 1 (Phase 1 and 2 Project and Phase 3 and 4 Project) including the collection of the 2021-22 annual installments.

Councilmember **Robertson** made a motion to approve the **Consent Agenda**. Councilmember **Kleiber** seconded the motion to approve. The motion carried unanimously.

Mayor **Chacon** then announced the first item under the Regular Agenda: **(2021-175-Acting City Secretary)** "Discussion and possible action to appoint Amber Anderson as acting City Secretary in replacing Tabatha Monk." Mayor Pro-Tempore **Deffibaugh** made a motion to appoint Amber Anderson as acting City Secretary. Councilmember **Underwood** seconded the motion. Councilmember **Robertson** made a motion to amend original motion to include the Ordinance #. Councilmember **Underwood** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the second item under the Regular Agenda: **(2021-176 Resolution No. 2021-08-23-R09) (Municipal Center Change Order)** "Discussion and possible action regarding Resolution No. 2021-08-22-R09 a resolution of the City of Princeton, Texas, Establishing additional funding for the construction and purchase of additional items related to the construction of the new Municipal Center Facility, and authorizing the City Manager to execute the contracts." Mayor Pro Tempore **Deffibaugh** made a motion to approve. Councilmember **Kleiber** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the third item under the Regular Agenda: **(2021-177 Public Hearing Planned Development)** "Public Hearing regarding a request from 380 Forest Grove Property, LP for zone map amendment from C-1 to Planned Development for a 24.80 acre tract of land in the David Cherry Survey, Abstract No. 166, City of Princeton, Collin County, Texas."

Mayor **Chacon** opened the public hearing at 6:47 p.m.

The following citizens spoke regarding this item: Mary Harris, Charlese Lee, Sherry Campbell, Karen Robertson, Brandy Kusterbeck, John Kusterbeck, Jeff Watson, Matt Krum, Yvonne Moore, Nikki Krum, Scarlett Arnold

Mayor **Chacon** closed the public hearing at 7:14 p.m.

Mayor **Chacon** then announced the fourth item under the Regular Agenda:

**(2021-178 Ordinance No. 2021-08-23-01 Planned Development)** "Discussion and Possible action regarding Ordinance No. 2021-08-23 -01 an ordinance of the City of Princeton amending the comprehensive zoning ordinance number 2016-01-25- 01 of the City of Princeton, From "C -1" Commercial to "PD 24" Planned Development 24, on a portion of the David Cherry Survey, Abstract No. 166; repealing all conflicting ordinances; providing a severability clause; providing for a penalty; and providing an effective date." Councilmember **Kleiber made a motion to deny Item# 2021-178 and to remain C1. Councilmember Underwood seconded the motion. Mayor Pro-Tempore Deffibaugh opposed, Councilmember Robertson opposed, and Councilmember Washington agreed with the motion. The motion carried 3-2.**

Mayor **Chacon** then announced the fifth item under the Regular Agenda: **(2021-179) City Wide Communications Plan** "Presentation and discussion regarding the progress on the development of the City Wide Communications Plan presented by Kimley-Horn." No action.

Mayor **Chacon** then announced the sixth item under the Regular Agenda:

**(2021-180) Ordinance 2021-08-23 Certificate of Obligation** "Consider and act on an ordinance

authorizing the issuance and sale of City of Princeton, Texas, Combination Tax and

Surplus Revenue Certificates of Obligation, Series 2021." Mayor Pro-Tempore **Deffibaugh** made a motion to table. Councilmember **Washington** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the seventh item under the Regular Agenda: **(2021-181) FY 21-22 Proposed Budget** "Discussion and possible action regarding the FY 21-22 proposed budget and setting a date and time for public hearing." Mayor Pro-Tempore **Deffibaugh** made a motion to approve. Councilmember **Robertson** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the eighth item under the Regular Agenda: **(2021-182 Resolution No 2021-08-23-R07) (Proposed Tax Rate)** "Discussion and possible action regarding a resolution of the City of Princeton, Texas naming the proposed tax rate the council may adopt for the 2021 tax year and setting the dates and times for public hearings on the tax rate." Mayor Pro-Tempore **Deffibaugh** made a motion to approve. Councilmember **Underwood** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the ninth item under the Regular Agenda: **(2021-183 Resolution No. 2021-08-23-R08) (IPO#144 36" Sewer Line)** Discussion and possible action regarding Resolution No. 2021-08-23-R08 a resolution of the City of Princeton Authorizing Individual Project Order #144 for the Civil Engineering and Design of the Myrick Lane 36-Inch Sewer Extension, Authorizing the Funding, and Authorizing the City Manager to execute the agreements." Councilmember **Robertson** made a motion. Councilmember **Washington** seconded the motion to approve. The motion carried unanimously.

Mayor **Chacon** then announced the tenth item under the Regular Agenda: **(2021-184 Municipal Center Construction Update)** Discussion and possible action regarding and update on the Construction of the Municipal Center. No action

Mayor **Chacon** then announced the eleventh item under the Regular Agenda: **(2021-185 Future Agenda Items)**: Mayor Pro-Tempore **Deffibaugh** asked for update on Teakwood Rd. and Councilmember **Kleiber** asked for information regarding a stable economic growth, and a position to bring jobs to the city employed by the EDC.

Mayor **Chacon** then announced Executive Session: City Council did not go into executive session.

Mayor **Chacon** then announced the Report Agenda: City Manager: **Derek Borg** spoke on the following items: Next Regular City Council Meeting, Monday, September 13, 2021 @ 6:30 p.m.

Mayor **Chacon** then announced the City Council reports about items of community interest regarding which no action will be taken: Mayor **Chacon** asked Shawn Fort to look into the construction @ Godwin as to why they are not using the construction entrance.

Mayor **Chacon** asked for a motion of adjournment of the meeting. Councilmember **Robertson** a motion to adjourn. Mayor Pro-Tempore **Deffibaugh** seconded the motion. The motion carried unanimously.

The meeting adjourned at 8:54 p.m.

Brianna Chacon 9/14/21

ATTEST:

Brianna Chacon, Mayor

Date

Amber Anderson 9/15/21  
Amber Anderson, Acting City Secretary Date

