

Minutes

The City of Princeton

Regular City Council Meeting of September 27, 2021

The City Council of the City of Princeton, Texas, met in regular session in the Council Chamber of City Hall on September 27, 2021 at 6:30 p.m.

The following Councilmembers were present: Mayor Brianna Chacon, Mayor Pro Tempore Steve Deffibaugh, Councilmember Bryan Washington, Councilmember David Kleiber, Councilmember Mike Robertson and Councilmember Keven Underwood. The following Staff Members were present: City Manager Derek Borg, Assistant City Manager Lesia Gronemeier, Acting City Secretary Amber Anderson, Director of Development Service Shawn Fort, Lieutenant Rodriguez, Special Events Coordinator Stephanie O'Brien, Director of Community Engagement Tenishea Turner, Director of Finance Carron Prigmore, Permit Tech Beck Inge, City Attorney David Overcash, Officer Rizzo, Planner Manager Craig Fisher, Director of Public Works Tommy Mapp, Engineers Joe Helmberger and Brittany Shake.

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

Mayor **Chacon** called roll, present were Mayor Pro Tempore **Deffibaugh**, Mayor **Chacon**, Councilmember's **Washington, Kleiber, Robertson** and **Underwood.**

Mayor **Chacon** asked Pastor Dustin Allen to lead the Council and audience in the invocation.

Mayor **Chacon** then led the audience in the **Pledge of Allegiance.**

Mayor **Chacon** then announced she would be taking some items out of order.

Mayor **Chacon** then announced the first item under the Regular Agenda: **(2021-203)**

"Presentation of a Proclamation recognizing September as Childhood Cancer Awareness Month in the City of Princeton". No action taken.

Mayor **Chacon** then announced the second item under the Regular Agenda: **(2021-204)** "Presentation of a Proclamation recognizing September 12, 2021 as Round Up Sunday at the Cowboy Church". No action taken.

Mayor **Chacon** then announced **Citizen Appearance**. The following citizens spoke: Myrtle Pate and Karen Robertson.

Mayor **Chacon** then announced the Mayor's comments. No comments.

Mayor **Chacon** then 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. 1) Discussion and possible action regarding the minutes of the August 9, 2021 Work Session meeting. 2) Discussion and possible action regarding the minutes of the August 9, 2021 Regular City Council meeting. 3) Discussion and possible action regarding the minutes of the September 13, 2021 Regular City Council meeting. 4) Discussion and possible action regarding a request from DR Horton-Texas, Ltd. for final plat approval of Winchester Crossing, Phase 3, a 61.254-acre tract of land situated in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, 5) Discussion and possible action regarding a request from Lennar Home of Texas Land and Construction, Ltd. for final plat approval of Arcadia Farms Phase 5, a 29.414 acre tract of land situated in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, Texas. 6) Discussion and possible action regarding a request from Pacesetter Homes, LLC for final plat approval of Town Park a 30.312-acre tract situated in the Hardin Wright Survey, Abstract No. 957, City of Princeton, Collin County, Texas. 7) Discussion and possible action regarding Ordinance No. 2021-09-27-01, an ordinance of the City of Princeton abandoning portions of right-of-way, adjacent to Block "A", Lot 12, of Princeton Parks Two, and Lots 43 and 44, Block "B" of Town Park repealing all conflicting ordinances;

providing a severability clause and providing an effective date. Councilmember **Underwood made a motion to approve the consent agenda.** Mayor Pro Tempore **Deffibaugh seconded the motion.** **The motion carried unanimously.**

Mayor **Chacon** then announced the City Council would be going into Executive Session: Under terms of Chapter 551 of Texas Government Code the City Council may enter into CLOSED SESSION or Executive Session to discuss the following:

Section 551.071 (2) Texas Government Code. Consultation with the City Attorney on a matter 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 this chapter on any posted agenda items.

Section 551.087. DELIBERATION REGARDING ECONOMIC DEVELOPMENT

NEGOTIATIONS; CLOSED MEETING. (1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision.

Mayor **Chacon** adjourned into Executive Session at 7:00 PM.

Mayor **Chacon** reconvened into Regular Session at 7:30 PM.

Mayor **Chacon** then announced the third item under the Regular Agenda: **(2021-205)** "Discussion and possible action to appoint and swear in Amber Anderson as City Secretary for the City of Princeton". Mayor Pro Tempore **Deffibaugh made a motion to approve item 2021-205, City Secretary.** Councilmember **Kleiber seconded the motion.** **The motion carried unanimously.**

Mayor **Chacon** then announced the fourth item under the Regular Agenda: **(2021-206)** "Discussion and possible action regarding a First Amendment to the Eastridge Development Agreement". Councilmember **Underwood made a motion to approve**

item 2021-206, First Amendment to Eastridge Development Agreement.

Councilmember **Robertson** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the fifth item under the Regular Agenda: **(2021-207)** "Discussion and possible action of an Ordinance of the City of Princeton approving the amended and restated service and assessment plan and assessment roll for Winchester Public Improvement District". Councilmember **Underwood** made a motion to approve item **2021-207, Amended and Restated Service and Assessment Plan and Assessment Roll for Winchester Public Improvement District.** Councilmember **Washington** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the sixth item under the Regular Agenda: **(2021-208)** "Discussion and possible action of an ordinance authorizing the issuance of the "City of Princeton, Texas, Special Assessment Revenue Bonds, Series 2021 (Winchester Public Improvement District Phase 3 and 4 Project); approving and authorizing an indenture of trust, a bond purchase agreement, a continuing disclosure agreement and other agreements and documents in connection therewith; making findings with respect to the issuance of such bonds; and providing an effective date". Mayor Pro Tempore **Deffibaugh** made a motion to approve item **2021-208, Special Assessment Revenue Bonds, Series 2021 (Winchester Public Improvement District Phase 3 and 4 Project).** Councilmember **Washington** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the seventh item under the Regular Agenda: **(2021-209)** "Discussion and possible action regarding a resolution calling a mass meeting for selection of Home Rule Charter Commission members at Princeton City Hall, October 6, 2021 at 6:30 PM". Mayor Pro Tempore **Deffibaugh** made a motion to approve item **2021-209 Mass meeting Charter Commission.** Councilmember **Underwood** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the eighth item under Regular Agenda: **(2021-210)** “Conduct public hearing regarding a request received from Kings Meadow Crossing Management for a zoning of property from Multi-Family 1 “MF-1” to “PD” Planned Development, being a 10.22 tract of land out of the Jacob Snively Survey, Abstract No. 863, situated in the City of Princeton, Collin County, Texas and being all of Lots 21, 22, 30 thru 33, and a portion of Lots 25 and 26 of Section Two of Hillside Addition, a subdivision of record in Cabinet J, Page 919 of the Plat Records of Collin County, Texas, also being a portion of Hillside Circle (60’ right-of-way) as dedicated in said Hillside Addition, said Lots having been conveyed to Kings Meadow Crossing Management, LP. By deed of record in Document Number 20140306000210830 of the Official Public Records of Collin County, Texas and being more particularly described as 10.22 acres, or (445.201 square feet) of land, more or less”.

Mayor **Chacon** opened the public hearing at 7:54 PM

Myrtle Pate spoke against this item.

Mayor **Chacon** closed the public hearing at 7:55 PM

Mayor **Chacon** then announced the ninth item under Regular Agenda: **(2021-211)** “Discussion and possible action regarding Ordinance NO. 2021-09-27-02, an ordinance of the City of Princeton amending the comprehensive zoning ordinance number 2016-01-25-01 of the City of Princeton, from “MF-1” Multifamily Medium Density to “PD 24” Planned Development 24, on a portion of the Jacob Snively Survey, Abstract No. 863I Repealing all conflicting ordinances; Providing a severability clause; providing for penalty; and providing an effective date”. Mayor Pro Tempore **Deffibaugh** made a motion to approve Ordinance No. 2021-09-27-02 amending the comprehensive zoning ordinance number 2016-01-25-01 of the City of Princeton, from “MF-1” Multifamily Medium Density to “PD24” Planned Development 24. Councilmember **Robertson** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the tenth item under Regular Agenda: **(2021-212)** "Discussion and possible action regarding a resolution of the City of Princeton, Texas establishing the funding for the construction of Myrick Lane, and authorizing the City Manager to execute the agreements". Councilmember **Underwood** made a motion to approve item **2021-212 Resolution No. 2021-09-27-R (Myrick Lane Construction)**. Councilmember **Kleiber** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the eleventh item under Regular Agenda: **(2021-213)** "Discussion and possible action regarding Development Incentive Agreement (Whitewing Highgates)". Councilmember **Underwood** made a motion to approve Item **2021-213 Development Incentive Agreement (Whitewing Highgates)**. Councilmember **Washington** seconded the motion. The motion carried unanimously.

Mayor **Chacon** then announced the twelfth item under Regular Agenda: **(2021-214)** "Discussion and possible action regarding the reconstruction of San Remo Dr. and the outcome of the Town Hall meeting. Presentation by Kimley-Horn". No action taken.

Mayor **Chacon** then announced the thirteenth item under the Regular Agenda: **(2021-215)** "Possible action to approve request for items to be placed on a future agenda and NOT for discussion of these requests". Councilmember **Robertson** asked for a discussion to have the Library Board meeting at City Hall so they could be live streamed as well as an update on the sidewalks along Beauchamp Blvd. and Monte Carlo. Councilmember **Kleiber** asked for an update on the selection of an EDC Executive Director, status of the Citizens Police Academy and Citizens on Patrol.

Mayor **Chacon** then announced the first item under Report Agenda-City Manager. City Manager announced next City Council meeting would be a Special meeting on Tuesday, October 12, 2021 at 6:30 PM. And the Fall Festival on Saturday, October 23, 2 PM – 8:00 PM at the JM Caldwell Sr. Community Park.

Mayor **Chacon** then announced the second item under Report Agenda-City Council.

No items to report.

Mayor Pro Tempore **Deffibaugh** made a motion to adjourn. Councilmember **Washington** seconded the motion. The motion carried unanimously.

Mayor Chacon adjourned the meeting at 8:32 PM.

Brianna Chacon 10.14.21
Brianna Chacon, Mayor Date

ATTEST:

Amber Anderson 10.14.21
Amber Anderson, Acting City Secretary Date



