

**NOTICE OF REGULAR CITY COUNCIL MEETING AND AGENDA  
THE CITY OF PRINCETON, TEXAS  
September 10, 2018  
Meeting Time and Place**

The City Council of the City of Princeton will meet in Regular Session on Monday, **September 10, 2018 at 6:30 PM** at the regular meeting place, the Council Chamber in City Hall, located at 123 W. Princeton Drive in Princeton to discuss the following:

**Honorable John-Mark Caldwell,**  
*Mayor*

**Honorable Rich Hooper,**  
*Mayor Pro Tempore, Place 2*

**David Kleiber,**  
*Councilmember, Place 1*

**Mike Guillen,**  
*Councilmember Place 3*

**Vacant**  
*Place 4*

**Steven Deffibaugh,**  
*Deputy Mayor Pro Tempore, Place 5*

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**CALL TO ORDER**

**ROLL CALL**

John-Mark Caldwell \_\_\_\_\_  
David Kleiber \_\_\_\_\_  
Steven Deffibaugh \_\_\_\_\_

Rich Hooper \_\_\_\_\_  
Mike Guillen \_\_\_\_\_

**INVOCATION**

**PLEDGE OF ALLEGIANCE**

**CITIZEN APPEARANCE**

*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.*

**CONSENT AGENDA**

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 requests, 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 from the August 27, 2018 Regular City Council meeting.

## REGULAR AGENDA

**2018-175      Ordinance**

Discussion and possible action regarding Ordinance, 2018-09-10-03, municipal/personnel ordinance.

**2018-176      Crossroads**

Consideration and action on the First Addendum to Crossroads Development Agreement between the City of Princeton and IC-SB Princeton Land Partners, L.P. and other documents associated with the Crossroads Development Agreement.

**2018-177      Public Hearing**

Continuation of Public Hearing to consider proposed assessments to be levied against certain property within the Crossroads Public Improvement District.

**2018-178      Ordinance**

Consideration and action on Ordinance, 2018-09-10-04, levying assessments for the costs of certain improvements to be provided in the Princeton Crossroads Public Improvement District; fixing a charge and lien against all properties within the district, and the owners thereof; providing for the manner and method of collection of such assessments; making a finding of special benefit to property in the district and the real and true owners thereof; approving a service and assessment plan; providing a severability clause; and providing an effective date.

**2018-179      Ordinance**

Consideration and action on Ordinance, 2018-09-10-05, authorizing the issuance of the "City of Princeton, Texas, Special Assessment Revenue Bonds, Series 2018 (Crossroads Public Improvement District Major Improvement 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.

**2018-180      Ordinance-Ratify Tax Rate**

Discussion and possible action regarding Ordinance 2018-09-10, to ratify the tax rate for Fiscal Year 2018-2019.

**2018-181      Ordinance**

Discussion and possible action regarding Ordinance 2018-09-10-01, adopting the budget for Fiscal Year 2018-2019.

**2018-182**      **Ordinance**

Discussion and possible action regarding Ordinance **2018-09-10-02**, adopting the City of Princeton tax rate for Fiscal Year 2018-2019.

**2018-183**      **Public Hearing**

First public hearing for a request received from Robert E. Tesch, for a voluntary annexation of property, being a tract of land situated in the Hardin Wright Survey, Abstract No. 957, Collin County, Texas, said tract being all of a tract (Tract One) of land described in deed to Jon Jeffrey Nyberg, as recorded in Volume 5906, Page 4791, Deed Records Collin County, Texas said tract being more particularly described as containing 1,736,620 square feet or 39.87 acres of land more or less.

**2018-184**      **Public Hearing**

First public hearing for a request received from AJ Fund LLC, for a voluntary annexation of property, being a tract of land situated in the Hardin Wright Survey, Abstract No. 957, Collin County, Texas, and being a portion of those tracts of land conveyed to Niell Properties – Farm Services. LLC according to the document filed of record in Document Number 20150514000557550, Deed Records of Collin County, Texas and being more particularly described as 52.962 acres of land more or less.

**2018-185**      **Final Plat**

Discussion and possible action regarding a request from LGI Homes – Texas, LLC., for a possible final plat approval for Park Trails Phase 3, 64.778 acres in the David Cherry Survey, Abstract No. 166, City of Princeton, Collin County, Texas.

**2018-186**      **TNMPC**

Discussion and possible action regarding Resolution, **2018-09-10-R**, denial of Texas New Mexico Power Company rate increase.

**2018-187**      **Atmos Energy**

Update from City Manager Derek Borg in reference to the Atmos Energy Case.

**2018-188**      **Streets**

Update from Public Works Director Tommy Mapp on road projects including 2<sup>nd</sup> Street as requested by Mayor Pro – Tempore Hooper and Councilmember Deffibaugh.

**2018-189     SRO**

Update from Interim Police Chief Davis in reference to the School Resource Officers as requested by Councilmember Guillen.

**2018-190     Future Agenda Items**

Possible action to approve request for items to be placed on a future agenda and NOT for discussion of these requests.

**REPORT AGENDA**

City Manager

- Next Regular City Council Meeting Monday, September 24, 2018 @6:30.
- Patriot Day (911) Memorial Service, Tuesday, September 11<sup>th</sup> 7:30 a.m. to 8:00 a.m. at Princeton Fire Department.
- Downtown Vision Project Open House, Tuesday, September 11<sup>th</sup> 6:00 p.m. to 8:00 p.m.
- Movie in the Park, sponsored by the Lois Nelson Public Library, Saturday, September 22, 2018 @8:30 p.m. at the J.M. Caldwell Sr. Memorial Park/POW Camp.
- City of Princeton Community Yard Sale, Saturday, October 13<sup>th</sup> @8:00 a.m. to 3:00 p.m.
- City of Princeton is now accepting Vendor applications for the Fall Festival to be held, Saturday, October 27<sup>th</sup> @1:00 p.m. to 6:00 p.m.

City Council reports about items of community interest regarding which no action will be taken.

**EXECUTIVE SESSION**

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.

A. Municipal officers/personnel ordinance.

**ACTION PERTAINING TO EXECUTIVE SESSION**

**ADJOURNMENT**

## CERTIFICATE

I hereby certify the above Notice of Meeting was posted at the Princeton City Hall **September 7, 2018 @ 3:00 pm** and copies thereof were delivered to the Mayor, Mayor Pro-Tempore and Councilmembers.

  
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Tabatha Monk, City Secretary

## STATEMENT FOR ADA COMPLIANCE

The City of Princeton acknowledges its responsibility to comply with the Americans with Disabilities Act of 1990. Thus, in order to assist individuals with disabilities who require special services (i.e., sign interpretation services, alternative audio/visual devices, and amanuenses) for participation in or access to the City of Princeton sponsored public programs, services and/or meetings, the City requests the individuals make requests for these services forty-eight (48) hours ahead of the scheduled program, service and/or meeting. To make arrangements, contact Tabatha Monk, City Secretary, or other designated official at 972-734-2416. The City council reserves the right to consult in executive session with its attorney and to receive legal advice regarding any item listed on this agenda pursuant to Section 551.071(b).