



AGENDA
JOINT WORK SESSION BETWEEN
PLANNING & ZONING COMMISSION
AND CITY COUNCIL AND
REGULAR CITY COUNCIL MEETING
MONDAY, DECEMBER 20, 2021 - 5:30 PM
CITY HALL COUNCIL CHAMBERS
209 S. WASHINGTON STREET
KAUFMAN, TEXAS 75142
AND VIA VIDEOCONFERENCE/TELECONFERENCE

**This meeting will be held using
videoconferencing/teleconferencing
technology with public access via:
WWW.ZOOM.US/JOIN OR
(888)788-0099 (TOLL FREE)
MEETING/WEBINAR ID: 839 1880 7526
PASSWORD: 708614**

CALL WORK SESSION TO ORDER

Mayor calls the Work Session to order, states the date and time, state Councilmembers present, and declares a quorum present.**

Chairman calls the Work Session to order, states the date and time, state Board Members present, and declares a quorum present.**

WORK SESSION

1. Joint work session with the Planning and Zoning Commission to review the platting and design standard issues with the current 1999 Subdivision Regulations, outline the new proposed Subdivision Regulations and design standards for public infrastructure and discuss adoption plans.

WORK SESSION ADJOURNMENT

PLEDGE OF ALLEGIANCE

CALL MEETING TO ORDER Mayor calls the Meeting to order, states the date and time, state Councilmembers present, and declares a quorum present.**

CITIZENS COMMENTS / REQUEST TO SPEAK ON AGENDA ITEMS (5 MINUTES) Comments about any of the Council agenda items may be taken into consideration at this time or during the agenda item. Comments are limited to five (5) minutes per individual unless additional time is otherwise required by law for translation. Speaking time is not transferable. Citizens may address the City Council on any subject but must first complete a Request to Speak Form so that the Mayor may call your name to speak at the appropriate time on the Agenda. Comments must be directed to the Council as a whole. **When addressing the Council, please step forward to the speaker's podium, state your name and address, and direct your comments to the Mayor and City Council.**

PRESENTATION

2. Police Department Academy Graduation Recognition Presentation and discussion.
3. Fire Department Graduation Recognition Presentation and discussion.
4. Introduction of new Human Resources Coordinator, Audrey Lewis, and discussion.

CONSENT AGENDA

5. Consider and take appropriate action on the minutes from November 15, 2021, Regular City Council meeting.
6. Consider and take appropriate action on the minutes from November 22, 2021, Joint City Council and Kaufman Economic Development Corporation meeting.
7. Consider and take appropriate action on a memorandum of understanding between Kaufman County Sheriff's Office and the City of Kaufman Fire Department regarding the use of the Kaufman County Sheriff's office tower located at 3001 South Washington St.; and authorizing the Mayor or his designee to execute necessary documents.

END OF CONSENT AGENDA

DISCUSSION/ACTION ITEM

8. Consider and take appropriate action on a Development Agreement between the City of Kaufman and SRP Development, LLC for the Prairie Creek Estates, Phase 3 Development, an approximate 17.480 acres of land located in the Thomas Beedy Survey, Abstract No. 21, City of Kaufman, Kaufman County, Texas; and authorizing the Mayor or his designee to execute necessary documents. (Prairie Creek Estates, Phase 3)

PUBLIC HEARING

9. Conduct a Public Hearing, consider, and take appropriate action on Resolution R-39-21, a Resolution of the City Council of the City of Kaufman, Texas, authorizing and creating the Kaufman Public Improvement District No. 2 to include an approximate 17.48 acres of property owned by SRP Development, LLC and generally located Southwest of FM 1836 and Melody Drive within the city limits of the City of Kaufman. (Prairie Creek Estates, Phase 3)
 - a. Presentation
 - b. Public Hearing
 - c. Consider and take appropriate action Resolution R-39-21

10. Conduct a public hearing, consider, and take appropriate action on the Preliminary Plat and Land Study of La Vega Ranch Addition and variances to the Subdivision Regulations, specifically street construction required material, private street subdivision criteria, private street subdivision criteria, cul-de-sac requirements, construction of new streets, sidewalk requirements, utilities services and screening. The property being a tract of land containing approximately 92 acres, situated in the Thomas Lowrie Survey, Abstract No. 285 and in Kaufman's Extraterritorial Jurisdiction (ETJ). The subject property is generally located at 2075 CR 4104, Crandall, Texas 75114, northeast of Star Trail (Wynchase Crossing Addition, Phase 1) (PIDs 208804, 213296, 198586, 213262, 209865, 209789, 209823, 213286, 213299, & 208803). The proposed subdivision will contain 10 lots and 1 private street. (Case No. PP-05-21)
 - a. Presentation of requested Subdivision Regulations variances and La Vega Ranch Preliminary Plat and Land Study.
 - b. Public Hearing
 - c. Consider and take appropriate action on the Subdivision Ordinance variance requests.
 - d. Consider and take appropriate action on the Preliminary Plat and Land Study of La Vega Ranch Addition.
11. Conduct a public hearing, consider, and take appropriate action on Ordinance O-54-21, an Ordinance of the City Council of the City of Kaufman, Texas, amending Ordinance No. 0-02-07 and Chapter 118, "Zoning", of the Code of Ordinances of the City of Kaufman, collectively, "The Comprehensive Zoning Ordinance and the Official Zoning Map" of the City, to approve Specific Use Permit No. forty-nine, ("SUP-49"), and its site plan, to permit light manufacturing and assembly processing of furniture and cabinetry in conjunction with a furniture office/showroom, subject to conditions, on an approximate 1.879 acre tract of land (PID 49846) zoned Commercial "C", such property being generally located at 2400 Tabor Parkway, on lot 4, Heritage Park Addition, City of Kaufman, Kaufman County, Texas; providing for the incorporation of premises; providing amendments and zoning map amendments; providing assignability and expiration/recission; providing land use regulations; providing a cumulative repealer clause; providing a severability clause; providing a penalty in an amount not to exceed two thousand dollars (\$2,000.00) for each offense, and a separate offense shall be deemed committed upon each day during or on which a violation occurs or continues; and providing for publication and an effective date.
 - a. Presentation
 - b. Public Hearing
 - c. Consider and take appropriate action on Ordinance O-54-21

DISCUSSION/ACTION ITEMS

12. Consider and take appropriate action on the revised Site Plan of the Kaufman County Justice Center, being a tract of land containing 45 acres, situated in the D. Falcon Survey, Abstract No. 151. The property is platted as Lot 1, Law Enforcement Center Addition and addressed as 1902

East Highway 175. A 24,021 square foot expansion to the Justice Center is proposed. The property is zoned Highway Commercial. (SP-07-21)

13. Consider and take appropriate action on Ordinance O-55-21, an Ordinance of the City Council of the City of Kaufman, Texas, amending Article VII "Parking" of Chapter 102 "Traffic and Vehicles" of Division 2 "Parking Control Zone" of the City's Code of Ordinances by amending Section 102-271, "Definitions; Zone Established" to adopt definitions of trailer-commercial and trailer-non-commercial and to amend the definition of vehicle to exclude trailer-non-commercial, and Section 102-273 "Parking of Trucks, Trailers, Recreational vehicles, etc. Prohibited" to exempt trailer-non-commercial as defined in section 102-271, from the prohibition of parking of such trailers within the streets and public rights of way and exempting the prohibition of parking of such trailers in areas zoned single-family residential or multi-family residential for any purpose other than loading and unloading as set forth in Section 102-273; providing a penalty in an amount not to exceed five hundred dollars (\$500.00) for each offense, and a separate offense shall be deemed committed upon each day during or on which a violation occurs or continues; and providing publication and an effective date.
14. Consider and take appropriate action on Resolution R-40-21, a Resolution of the City Council of the City of Kaufman, Texas, regarding the intent to establish the City of Kaufman Property Assessed Clean Energy ("PACE") Program within the corporate limits of the City.
15. Consider and take appropriate action on Resolution R-41-21, a resolution of the City Council of the City of Kaufman, Texas, setting a Public Hearing under Sec. 372.009 of the Texas Local Government Code for the creation of the City of Kaufman Public Improvement District Number Three within the City of Kaufman, Texas, on an approximate 25.411 acres of land generally located within the city limits of the City and as more particularly described by a metes and bounds description available at Kaufman City Hall; and authorizing the issuance of notice by the City Secretary of Kaufman, Texas regarding the Public Hearing. (Freeman Farms)
16. Consider and take appropriate action on a Chapter 380 Agreement between the City of Kaufman and Bloomfield Homes, L.P. and authorizing the City Manager or his designee to execute necessary documents.

ANNOUNCEMENTS AND REPORTS FROM CITY MANAGER

17. Receive an update and discussion regarding the following:
 - a. Water Tower Rehabilitation Update
 - b. CDBG-CV Update
 - c. Winter Storm Uri Policy Change Update
 - d. First day to file application for a place on the Ballot for the City's General Election, January 19, 2022. Last day to file application - February 18, 2022.
 - e. Council Retreat- April 14 & 15, 2022

- f. Discussion Items Report (DIR)
- g. STAR Transit Ridership Report- November 2021
- h. Careflite Compliance Report- November 2021
- i. Fire Department Monthly Report- November 2021
- j. Police Department Monthly Report- November 2021
- k. Development Services Monthly Report- November 2021
- l. Monthly Calendars Attached

EXECUTIVE SESSION

18. The City Council will recess into Executive Session pursuant to Texas Government Code for an executive session regarding the following:
- a. Texas Government Code §551.072: Deliberation regarding Real Property, to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person: County Owned Property
 - b. Texas Government Code § 551.071 (1) and (2): Consultation with Attorney. To consult with the City's 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 the Texas Open Meetings Act and for Council to seek the advice of its attorney about pending or contemplated litigation: Banking Security

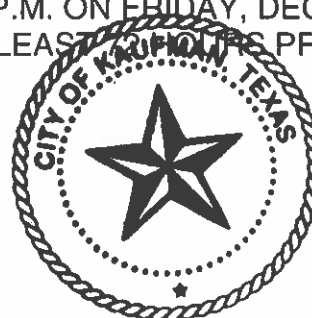
RECONVENE INTO OPEN SESSION In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session.

19. Consider and take appropriate action, if any, on matters discussed in Executive Session.

ADJOURNMENT

I, JESSIE HANKS, CITY SECRETARY, DO HEREBY CERTIFY THAT THIS NOTICE OF MEETING WAS POSTED ON THE WINDOW AT KAUFMAN MUNICIPAL COMPLEX, 209 S. WASHINGTON, KAUFMAN, TEXAS, A PLACE CONVENIENT AND READILY ACCESSIBLE TO THE GENERAL PUBLIC AT ALL TIMES AND SAID NOTICE WAS POSTED AT THE KAUFMAN MUNICIPAL COMPLEX, 209 S. WASHINGTON, KAUFMAN, TEXAS AT 4:30 P.M. ON FRIDAY, DECEMBER 17, 2021, AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 48 HOURS PRECEDING THE SCHEDULE TIME OF SAID MEETING.


JESSIE HANKS
CITY SECRETARY



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 THE TEXAS GOVERNMENT CODE. SECTION 551.071 (CONSULTATION WITH ATTORNEY).

****PURSUANT TO SECTION 551.127, TEXAS GOVERNMENT CODE, ONE OR MORE COUNCILMEMBERS OR EMPLOYEES MAY ATTEND THIS MEETING REMOTELY USING VIDEOCONFERENCING TECHNOLOGY. THE VIDEO AND AUDIO FEED OF THE VIDEOCONFERENCING EQUIPMENT CAN BE VIEWED AND HEARD BY THE PUBLIC BY ACCESSING WWW.ZOOM.US/JOIN OR (888)788-0099 (TOLL FREE) MEETING /WEBINAR ID: 839 1880 7526 PASSWORD: 708614**

THE BUILDING IN WHICH THE ABOVE MEETING WILL BE CONDUCTED IS WHEELCHAIR ACCESSIBLE AND PARKING SPACES FOR THE MOBILITY IMPAIRED ARE AVAILABLE. PERSONS WITH DISABILITIES WHO PLAN TO ATTEND THIS MEETING AND WHO MAY NEED AUXILIARY AIDS OR SERVICES SUCH AS INTERPRETERS FOR PERSONS WHO ARE DEAF OR HEARING IMPAIRED, READERS, OR LARGE PRINT ARE REQUESTED TO CONTACT THE CITY SECRETARY'S OFFICE AT 972-932-2216 AT LEAST TWO (2) WORKING DAYS PRIOR TO THE TIME OF THE MEETING SO THAT APPROPRIATE ARRANGEMENTS CAN BE MADE.