



City of Bells City Council Regular Meeting
Tuesday, June 11, 2024 6 p.m.
City of Bells City Hall
203 S. Broadway Street
Bells, Texas 75414

1 Call to Order and Announce a Quorum is Present.

2 Pledge to United State Flag and Texas Flag.

3 Invocation.

4 Public Hearing

**NOTICE OF PUBLIC HEARING REGARDING THE CREATION OF THE BELLS CROSSING
PUBLIC IMPROVEMENT DISTRICT**

Pursuant to Section 372.009 (c) and (d) of the Texas Local Government Code, as amended (the "Act"), notice is hereby given that the City Council of the City of Bells, Texas ("City"), will hold a public hearing to accept the public comments and discuss the petition (the "petition") filed by the person identified in the Petition (the "Petitioner"), requesting that the City create a public improvement district within the extraterritorial jurisdiction of the City to be referred to as the Bells Crossing Public Improvement District (the "District").

5 Workshop

- 5.1 Discussion on Bells Crossing Public Improvement District.
- 5.2 Discussion on Liberty Farms Development.
- 5.3 Discussion regarding the Employee Health Insurance for the 2024-2025 Budget year.
- 5.4 Discussion regarding the Building Permit Fees.
- 5.5 Discussion of Roles and Duties of Mayor and City Administrator.

6 Citizens' Comments.

[The City Council invites citizens to speak to the Council on any topic not on the agenda or not already scheduled for Public Hearing. Prior to the meeting, please complete a "Address the Council Card" and present it to the City Secretary. The time limit is three minutes per speaker, not to exceed a total of fifteen minutes for all speakers.]

7 Reports from Department Heads.

- 7.1 City Administrator
- 7.2 Fire Department
- 7.3 Police Department
- 7.4 Public Works

8 Consent Agenda.

[Routine Council business. Consent Agenda is approved by a single majority vote. Items may be removed for open discussion by a request from a Councilmember or member of staff.]

8.1 Consider and approve monthly financial report.

8.2 Consider and approve regular session minutes on May 14, 2024.

9 Conduct public hearing, consider and discuss creation of the Bells Crossing Public Improvement District as requested in the petition filed by WC Fieldside Bells, LLC, consider and take appropriate action on Resolution06112024 creating the Bells Crossing Public Improvement District in accordance with Chapter 372 of the Texas Local Government Code; providing for related matters; and providing an effective date.

10 Consider and approve Preliminary Plat for Bells Crossing.

11 Consider and approve Final Plat for Liberty Farms.

12 Consider and approve TML Health Care Re-Rates for budget year 2024-2025

13 Consider and approve the Building Permit fee amount.

14 Informational Reports:

[These reports are for information only. No discussion is appropriate unless there is a specific item listed below or there is a request that the item be placed on a subsequent agenda as a discussion and action item. Sec. 551.0415 of Open Meetings Act.]

14.1 Mayor

14.2 Council

15 Adjournment

The City Council of the City of Bells reserves the right to adjourn into executive session at any time during this meeting to discuss any matters that are eligible to be discussed in executive session, as authorized by Texas Government Code Sections 551.071 (Consultation with attorney), 551.072 (Deliberations about Real Property), and 551.074 (Personnel Matters).

THIS MEETING IS ACCESSIBLE TO THE DISABLED. IF YOU NEED AN INTERPRETER OR SPECIAL ASSISTANCE, CALL 903.965.7744 AT LEAST 48 HOURS PRIOR TO THE SCHEDULED MEETING.

I, Pamela Winkler, hereby certify that the above agenda is publicly posted on/or before 5:00 p.m. on this 7th day of June 2024.

Date

Time

Pamela Winkler, City Secretary