



CITY COUNCIL REGULAR MEETING

THE STATE OF TEXAS §
COUNTY OF GRAYSON §

TO ALL PERSONS INTERESTED:

NOTICE IS HEREBY GIVEN in accordance with V.T.C.A. Government Code, Chapter 551, that the City Council of the City of Bells, Texas will meet in a Regular Meeting to be held at 6:00 p.m., the 10th day of August 2021, in the City Council Chambers at 203 South Broadway, the following subjects to be considered:

AGENDA

1. Call to Order
2. Pledge to the United States Flag
Moment of Silence
3. **Public Hearing**
Amending the Comprehensive Zoning and Planning for zoning regulations to establish a Planned Development Zoning District Option as Article 8A Planned Development as allowed by Texas Government Code Chapter 211, to establish a Board of Adjustment and Article 20, Board of Adjustment, variances and appeals as allowed by Texas Government Code Chapter 211; providing rules for the regulation thereof; providing a penalty for violations of such ordinance and for injunctive relief to persons affected by the violation of said ordinance; confirming severability clause; providing a cumulative/repealer clause; authorizing publication; providing a savings clause; and establishing an effective date.
 - A. Citizens Comments
 - B. Commissioners Comments
4. **Citizens Forum:** *At this time, any person may address the Council regarding an item on this meeting agenda that is not scheduled for public hearing. Also, at this time any person may address the Council regarding an item that is not on this meeting agenda. Each person will be allowed up to three (3) minutes to speak. No discussion or action may be taken at this meeting on items not listed on this agenda, other than to make statements of specific factual information in response to a citizen's inquiry. (Sec. 551.042 and 551.007 of Open Meeting Act).*
5. **Reports from Department Heads.**
 - a. Fire Department
 - b. Police Department
 - c. Public Works
6. **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.*
 - a. Consider and approve monthly financial report.
 - b. Consider and approve regular session minutes on July 13, 2021, special workshop session on July 21, 2021, and budget workshop on July 27, 2021.
7. Consider and approve request for final plat for 307-399 E. Bells Blvd. known as the Crossroads of Friendliness development of 11.156 acres.

8. Consider and act on 2021-2022 Contract with Texas Vital Care.
9. Consider and accept Engagement letter from McClanahan and Holmes, Certified Accountants for the 2020-2021 Fiscal Budget Year End.
10. Consider and act on renewing contract with Texoma Broadband Services which expires September 30th, 2021.
11. Consider and act on Ordinance 08102021 amending Planning and Zoning Plan adding Planned Development Section and Article 20 as Board of Adjustments.
12. Consider and approve confirmation of the establishment of the Board of Adjustment and to appoint the City Council as the Board of Adjustment.
13. Consider and act on Ordinance 08102021A adopting Subdivision Regulations.
14. Consider and act on Ordinance 08102021B adopting regulations on Mobile Food Venders with city limits.
15. Consider and act on trees at 315 S. Broadway Street on the city's property.
16. Consider and act on bid for air conditioning unit for Police Department from Osbourn Heat and Air in the amount of \$6,587.00.
17. Consider and act on bid for flooring for City Hall and Snap Center from Aldridge All Home.
18. Consider and act on scheduling a budget workshop for August 17, 2021, at 6:00 p.m.
19. Consider and act on scheduling Septembers regular Council meeting on September 7, 2021, due to the Asbestos Abatement to the City Hall.
20. Consider and act on moving City Hall personnel to 107 E. Park Street for the duration of the Asbestos Abatement period of City Hall.
21. Consider and approve a proposed No-New-Revenue Rate (Effective Tax Rate)
22. Consider and approve Bells Community Development Corporation for payment for the following:
 - a. Support for the Bells Chamber of Commerce in the amount of \$3,000.00
 - b. Approval of bid for City Park clean up in the amount of \$7,000.00 to Shearer Express.
 - c. Assistance to the Back to School Bash in the amount of \$4,000.00
 - d. Reimbursement to City for the purchase of additional flags holders, flag poles, and flag supports in the amount of \$952.61
23. Consider and approve the request from Bells Community Development Corporation, Resolution to invest BCDC funds in the First United Bank and designating the official signatories.
24. Consider and act on motion from July 13th Council meeting in reference to the future of Cemetery Advisory Board.
25. Consider and act on contract with L & L Pest Control for extermination of City Hall/Snap Center.
26. **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):*
 - a. Mayor's Report
 - b. Council's Report
27. 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, Pam Winkler, hereby certify that the above agenda is publicly posted on/or before 4:00 p.m. on this 6th, day of August 2021.

Date

Time

Pam Winkler, City Secretary