AGENDA
REGULAR CITY COUNCIL MEETING
SEPTEMBER 21, 2021 - 5:30 pm

The City Council will hold a regular scheduled meeting at Commerce City Hall, 1119 Alamo Street, Commerce Texas at 5:30 pm on September 21, 2021.

1. Call to Order.

2. Invocation.

3. Pledge of Allegiance.

4. Consent Agenda
   a. Acceptance of Minutes:
      - Beautification Commission Meeting Minutes- June 24, 2021
      - Parks & Recreation Advisory Board Meeting Minutes- July 14, 2021
      - Beautification Commission Meeting Minutes- July 22, 2021
      - Parks & Recreation Advisory Board Meeting Minutes- August 11, 2021
      - Commerce Economic Development Corporation Meeting Minutes- August 16, 2021
      - City Council Regular Meeting Minutes- August 17, 2021
      - City Council Special Meeting Minutes- September 7, 2021
      - Planning & Zoning Commission Meeting Minutes- September 15, 2021
   b. Consider and Take Action on:
      - A Resolution Authorizing the Approval of an Agreement for the Lease of Ground Hangar #5 at the Commerce Municipal Airport between the City of Commerce and Matthew Wood; and Authorizing the City Manager to Execute all Necessary Documentation.

5. Presentation to City Council by members of the Public. (To be conducted as close to 6:05 p.m. as possible with a three-minute limit per person. Public Comments will cease at 6:20 p.m. This period is reserved for citizens to discuss items not on the listed agenda. The response to Public Comments will be limited to: 1) A statement of fact or policy; 2) Direction to take up the issue with a city staff member; 3) An offer to place the item on a future Council Agenda.

6. Presentation of Proclamation for Constitution Week.
   - Wyman Williams, Mayor

7. ***First Reading-*** Public Hearing and Possible Action on an Ordinance Authorizing a Change in Zoning from AG (Agricultural District) to PD (Planned Development District) for Property ID: # 34145, Legal Description: A0913 RILEY I W, TRACT 15, ACRES 8.799, Property ID: 25335, Legal Description: A0388 GRILSKI, TRACT 18, ACRES 8.429, Property ID: 127763, Legal Description: A0913 RILEY I W, TRACT 15-1B, ACRES 10.678, Property ID: 112345, Legal Description: A1276 SAYLE N A, TRACT 31, ACRES 7.435, Property ID: 96043, Legal Description: A0913 RILEY I W, TRACT 15-1, ACRES 10.678, and Property ID: # 127762, Legal Description: A0913 RILEY I W, TRACT 15-1A, ACRES 3, known as 315 Oak Lane Commerce, Texas 75428.

   - Howdy Lisenbee, City Manager

8. ***First Reading-*** Public Hearing and Possible Action on an Ordinance Authorizing a Change in Zoning from AG (Agricultural District) to PD (Planned Development District) for Property ID: 34146, Legal Description: A0913 RILEY I W, TRACT 17, ACRES 26.2036.

   - Howdy Lisenbee, City Manager

9. Discussion and Possible Action on a Resolution Nominating a Representative(s) for the Hunt County Appraisal District Board of Directors.
   - Howdy Lisenbee, City Manager

10. Discussion and Possible Action on a Resolution Approving a Tax Resale Deed for the Property located at 609 N Neal St (Property ID #52900) within the City of Commerce.
    - Molly Jacobsen, Director of Administrative Services

11. Consideration of an Ordinance Amending "Ordinance No. 20-12" which Adopted the Fiscal Year 2020-2021 ('Fiscal Year 2021') Budget, providing for the adoption of amendments to the FY 2021 Budget thereto as set forth in Exhibit "A"; and providing for an effective date.
    - Jamie Campbell, Finance Director

12. Receive a Report, Conduct a Public Hearing and Action on an Ordinance Adopting the Fiscal Year 2022 Operating Budget.
    - Howdy Lisenbee, City Manager

13. Consideration and Possible Action of an Ordinance Ratifying the Property Tax Revenue Increase Reflected in the adopted Fiscal Year 2022 Operating Budget as a Result of the City requiring more revenue from Property Tax than in the Fiscal Year 2021 Budget.
    - Howdy Lisenbee, City Manager

14. Receive a Report, Conduct a Public Hearing and Possible Action on an Ordinance Adopting the Tax Rate of $0.82 per $100 of assessed valuation as of January 1, 2021 for Fiscal Year 2022.
    - Howdy Lisenbee, City Manager

15. Receive a Report, Conduct a Public Hearing, Discussion and Possible Action on an Ordinance by the City Council of the City of Commerce, Texas Accepting the Fiscal Year 2022 Capital Improvement Plan.
    - Howdy Lisenbee, City Manager

16. ***Second Reading-*** Discussion and Possible Action on an Ordinance Amending Ordinances 2021 - 08 to reflect modified City of Commerce Water and Wastewater Rates.
    - Howdy Lisenbee, City Manager

17. City Manager's Report; discussion of same.

    - Public Input Feedback
    - Finance Update
        - Property Tax August 2021
        - Detailed Sales Tax Analysis September
    - Calendar of Upcoming Events and Meetings
    - Personnel
    - Projects Update
    - Intergovernmental Events & Issues

18. Recess into Executive Session:

    - §551.071 (1) and 551.071 (2): Consultation with 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 Consultation with Attorney regarding pending or contemplated litigation.

        - *Lien Forgiveness - 1612 Live Oak Street (Property ID #210591)*
        - *Lien Forgiveness - 221 Bishop St (Property ID #28224)*
        - *Larry Calvin and Barbara Calvin v. City of Commerce, Texas and Gay L. Harrison, Cause No. 90362*

- §551.087: Discussion 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 the offer of a financial or other incentive to a business prospect described by Subdivision (1).

    - *Project East Oak Creek*

19. Reconvene into Open session: In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session to consider any action, if any, on matters discussed in Executive Session.

20. Adjourn.

If during the course of the meeting, any discussion of any item on the agenda should be held in closed session, the Council will convene in such executive or closed session in accordance with the following: 1) VTCA Government Code 551.071 - Consultations with legal counsel concerning pending or threatened litigation or matters where counsel's duty to the City conflicts with the Open Meetings Act; 2) VTCA Government Code 551.072 -Deliberations regarding the purchase, sale, lease or exchange of real property; 3) VTCA Government Code 551.073 - Deliberations regarding prospective gifts or donations; 4) VTCA Government Code 551.074 -Deliberations regarding personnel of the City; and 5) VTCA Government Code 551-076 - Deliberations regarding the deployment of security devices or the implementation of security policy.

CERTIFICATE

I certify that the above notice of meeting was posted on the bulletin board at City Hall of the City of Commerce, Texas, 1119 Alamo Street, on or before the 17th day of September, before 5:00 p.m..

Molly Jacobson, City Secretary

****Commerce City Hall is wheelchair accessible / Accessible parking spaces are available ****