

**MINUTES OF THE REGULAR MEETING  
OF THE CITY COUNCIL OF  
THE CITY OF MELISSA  
June 28, 2005**

**CALL TO ORDER:**

Mayor David Dorman called the meeting to order at 7:02 p.m.

Council members present were: Stan Mercer, Bill Reynolds and Randy Kaiser. Billy Erwin and Dan Trott were not present.

Dicksey Wright gave prayer.

All in attendance gave the pledge of allegiance.

**CONSENT AGENDA**

Bill Reynolds requested that items 4 and 7 be pulled from the consent agenda so that they could be discussed further.

Motion was made by Stan Mercer and seconded by Bill Reynolds to approve consent agenda Items 1, 2, 3, 5 and 6, and move items 4 and 7 to the Regular Agenda for discussion.

Vote: 3/0/0

**REGULAR AGENDA ITEMS**

**Item #4 (pulled from Consent Agenda)**

Motion was made by Randy Kaiser and seconded by Bill Reynolds to act upon recommendation from the Planning and Zoning Board to approve the Melissa Church of God Replat consisting of 1.23 acres, more or less, and located at 1603 Harrison, Melissa, Texas.

Vote: 3/0/0

**Item #7 (pulled from Consent Agenda)**

Motion was made by Randy Kaiser and seconded by Stan Mercer to adopt a resolution designating Kelly Maberry to act on behalf of the City of Melissa in dealing with the Collin County Open Space Board to participate in the Collin County Open Space Board program certifying that the applicants are eligible to receive program assistance on project costs and elements as depicted in Schedules 2A and 2B as submitted by Mrs. Mayberry, and certifying that the applicants' matching shares are available; and dedicating the proposed sites for permanent public park and recreational uses for Hunters Ridge Park and Melissa Zadow Park.

Doug Zadow announced to Council that he would be writing the grant for the Melissa Zadow Park and that the Resolution should reflect that change. Mr. Kaiser amended his motion to state that the Resolution would be reworded to designate Kelly Maberry, or her designee, as responsible for acting on behalf of the City in connection with the Collin County Open Space Board applications.

Vote: 3/0/0

**Item #1**

Motion was made by Randy Kaiser and seconded by Bill Reynolds to adopt a Resolution expressing the intent of the City of Melissa to establish a tax increment investment zone for Tax Increment Financing pursuant to the Tax Increment Financing Act, Texas Tax Code Ann. Ch. 311, for the purpose of development of the proposed Town Center area and redevelopment of the historic downtown area of Melissa and setting a date, time and place for the Public Hearing for public comment on same.

Vote: 3/0/0

**Item #2**

Mayor Dorman opened the Public Hearing at 7:24 p.m. to hear concerns for or against a request for re-zoning 122 acres, more or less, of land from Agriculture (A) to Single Family 2 (SF-2) and Single Family 3 (SF-3) – 49.97 acres, more or less, situated in the William Sanders Survey, Abstract 867, Collin County, Texas and generally located beginning at a point approximately 4000 feet east of the intersection of FM 545 and CR 2933, then south approximately 2500 feet, then east approximately 849 feet, west back to the start point; and 72.26 acres, more or less, situated in the William Sanders Survey, Abstract 867, Collin County, Texas and generally located at a point beginning approximately 1000 feet east of the intersection of CR 2933 and FM 545, then running south approximately 821 feet, then north 960 feet and west 489 feet back to the beginning.

There being no comments for or against, the Public Hearing was closed at 7:25 p.m.

**Item #3**

Motion was made by Randy Kaiser and seconded by Bill Reynolds to adopt an Ordinance for re-zoning 122 acres, more or less, of land from Agriculture (A) to Single Family 2 (SF-2) and Single Family 3 (SF-3) – 49.97 acres, more or less, situated in the William Sanders Survey, Abstract 867, Collin County, Texas and generally located beginning at a point approximately 4000 feet east of the intersection of FM 545 and CR 2933, then south approximately 2500 feet, then east approximately 849 feet, west back to the start point; and 72.26 acres, more or less, situated in the William Sanders Survey, Abstract 867, Collin County, Texas and generally located at a point beginning approximately 1000 feet east of the intersection of CR 2933 and FM 545, then running south approximately 821 feet, then north 960 feet and west 489 feet back to the beginning.  
Vote: 3/0/0

**Item #4**

Citizen Comments

**Item #5**

Motion was made by Stan Mercer and seconded by Bill Reynolds to adjourn at 7:27 p.m.  
Vote: 3/0/0

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David Dorman, Mayor

Attest:

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Linda P. Mitchell, City Secretary