

**MINUTES  
CITY OF MELISSA CITY COUNCIL  
REGULAR MEETING  
AUGUST 22, 2017  
6:00 p.m.**

**REGULAR MEETING**

Mayor Greer called the meeting to order at 6:01 p.m.

Council members present were: Stacy Jackson, Chad Taylor, Craig Ackerman, Nicco Warren, Jay Northcut and Anthony Figueroa,

Prayer was given by Stacy Piyakhun, Melisa United Methodist Church.

All in attendance gave the Pledge of Allegiance.

**CONSENT AGENDA ITEMS**

Motion was made by Jay Northcut and seconded by Anthony Figueroa to approve the following Consent Agenda items:

1. Consider and act upon approval of the minutes from the August 8, 2017 regular meeting and work session.

Vote: 7/0/0

**REGULAR AGENDA**

**ITEM #1**

Citizen Comments: No Comments

**ITEM #2**

Mayor Greer presented a Proclamation declaring September 6, 2017 as Helen Browning Day in the City of Melissa.

Councilman Figueroa was called out of the meeting at 6:04 p.m.

**ITEM #3**

Motion was made by Craig Ackerman and seconded by Chad Taylor to open a Public Hearing at 6:09 p.m. to hear comments regarding the City of Melissa FY 2017-18 Budget.

Vote: 6/0/0 Mr. Figueroa was not present for the vote

Mr. Figueroa returned to the Council Chambers at 6:11 p.m.

Motion was made by Craig Ackerman and seconded by Chad Taylor to close the Public Hearing at 6:14 p.m.

Vote: 7/0/0

**ITEM #4**

Motion was made Craig Ackerman and seconded by Chad Taylor to open a Public Hearing at 6:14 p.m. to hear comments regarding the City of Melissa FY 2017 Tax Rate.

Vote: 7/0/0

Motion was made by Craig Ackerman and seconded by Chad Taylor to close the Public Hearing at 6:15 p.m.

Vote: 7/0/0

**ITEM #5**

Councilman Nicco Warren recused himself from this item due to conflict of interest. Paperwork was filed with the City secretary and Mr. Warren left the chambers at 6:15 p.m.

Motion was made by Craig Ackerman and seconded by Anthony Figueroa to open a Public Hearing at 6:16 p.m. to hear comments, for or against, the proposed voluntary annexation by the City of Melissa of the area of land consisting of 6.000± acres in the David E.W. Babb Survey, Abstract No. 33, Collin County, Texas and generally located on the west side of McKinney Street approximately .30 mile north of the intersection of McKinney Street and Pennsylvania Avenue, Melissa, Collin County, Texas. Applicant: Melissa United Methodist Church.

Vote: 7/0/0

Motion was made by Chad Taylor and seconded by Anthony Figueroa to close the Public Hearing at 6:18 p.m.

Vote: 7/0/0

Mr. Warren returned to the council chambers at 6:18 p.m.

**ITEM #6**

Motion was made by Anthony Figueroa and seconded by Jay Nortchut to act upon the recommendation from Planning and Zoning Commission to approve the request for Engineering Site Plan facade plan revisions - North Creek Elementary, 11.5 acres more or less, Lot 1, Block A situated in the D.E.W. Babb Survey, Abstract No 33, City of Melissa, Collin County, Texas and generally located approximately 1,500 feet south and east of the intersection of State Highway 5 and Throckmorton Road, Melissa, Texas.

Vote: 7/0/0

**ITEM #7**

Motion was made by Chad Taylor and seconded by Craig Ackerman to act upon the recommendation from Planning and Zoning regarding approving the request for Liberty, Phase 5 Preliminary Plat, 183 residential lots and 7 common areas, being 57.36 acres more or less out of the D. Babb Survey, Abstract No. 33, in the City of Melissa, Collin County, Texas and generally located north and west

of the intersection of Patton Drive and Liberty Way, Melissa, Texas. Applicant: Spiars Engineering, Inc.

Vote: 7/0/0

### **ITEM #8**

Motion was made by Craig Ackerman and seconded by Chad Taylor to act upon the recommendation from Planning and Zoning regarding approval of the request for Liberty, Phase 5 - Final Plat, 183 residential lots and 7 common areas, being 57.36 acres more or less out of the D. Babb Survey, Abstract No. 33, in the City of Melissa, Collin County, Texas and generally located north and west of the intersection of Patton Drive and Liberty Way, Melissa, Texas. Applicant: Spiars Engineering, Inc.

Vote: 7/0/0

### **ITEM #9**

Motion was made by Craig Ackerman and seconded by Anthony Figueroa to open a Public Hearing at 6:25 p.m. to hear concerns for or against a request for rezone - Agriculture ("A") to General Commercial ("C-2"): 14.07 acres more or less being a part of the D.E.W. Babb Survey, Abstract No. 33, Sheet 1, Tract 25, City of Melissa, Collin County, Texas and generally located approximately .25 miles south and east of the intersection on McKinney Street and Throckmorton Road between McKinney Street and Throckmorton Road, Melissa, Collin County Texas. Applicant: Lattimore Materials Corp.

Vote: 7/0/0

Mr. Mark Miller, Lattimore Materials Corp, 15900 Dooley Rd, Addison, TX spoke regarding Items #9-12 and requested that the Council approve a two-week continuance before acting on their items.

Motion was made by Anthony Figueroa and seconded by Chad Taylor to close the Public Hearing at 6:27 p.m.

Vote: 7/0/0

### **ITEM #10**

Motion was made by Anthony Figueroa and seconded by Chad Taylor to act upon recommendation from Planning and Zoning to adopt an Ordinance rezoning - Agriculture ("A") to General Commercial ("C-2"): 14.07 acres more or less being a part of the D.E.W. Babb Survey, Abstract No. 33, Sheet 1, Tract 25, City of Melissa, Collin County, Texas and generally located approximately .25 miles south and east of the intersection on McKinney Street and Throckmorton Road between McKinney Street and Throckmorton Road, Melissa, Collin County Texas. Applicant: Lattimore Materials Corp.

Vote: 7/0/0

### **ITEM #11**

Motion was made by Chad Taylor and seconded by Craig Ackerman to open a Public Hearing at 6:32 p.m. to hear concerns for or against a request for Specific Use Permit with underlying

Commercial (“C-2”) base zoning: 14.07 acres more or less being a part of the D.E.W. Babb Survey, Abstract No. 33, Sheet 1, Tract 25, City of Melissa, Collin County, Texas and generally located approximately .25 miles south and east of the intersection on McKinney Street and Throckmorton

Road between McKinney Street and Throckmorton Road, Melissa, Collin County Texas. Applicant: Lattimore Materials Corp.

Vote: 7/0/0

Mr. Miller with Lattimore Materials Corp confirmed that Lattimore agreed with the requirements requested by Planning and Zoning and City Council and would work with the school district and the City of Melissa to comply with those stipulations.

Motion was made by Stacy Jackson and seconded by Nicco Warren to close the Public Hearing at 6:36 p.m.

Vote: 7/0/0

#### **ITEM #12**

Motion was made by Jay Northcut and seconded by Craig Ackerman to act upon recommendation from Planning and Zoning to approve a request for Specific Use Permit with underlying Commercial (“C-2”) base zoning: 14.07 acres more or less being a part of the D.E.W. Babb Survey, Abstract No. 33, Sheet 1, Tract 25, City of Melissa, Collin County, Texas with stipulations including 1) Daily street cleaning; 2) Continuation of screening wall on south border of DART easement or living screens where needed/allowed; 3) SUP would expire on December 31, 2024.

Vote: 7/0/0

#### **ITEM #13**

City Council discussion with City Staff concerning any actions required by City Staff as a result of any item on tonight’s agenda. No action was taken.

#### **ITEM #14**

Motion was made by Anthony Figueroa and seconded by Chad Taylor to adjourn at 6:45 p.m.

Vote: 7/0/0

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Reed Greer, Mayor

ATTEST:

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Linda Bannister, City Secretary