***** NOTICE OF PUBLIC MEETING*****  
CITY OF MELISSA CITY COUNCIL  
REGULAR MEETING & WORKSESSION  
TUESDAY, JANUARY 28, 2014

City of Melissa Municipal Building  
3411 Barker Avenue  
Melissa, TX 75454  

City Council Chambers (2nd Floor)  
Regular Meeting will begin at 6:00 p.m. or upon adjournment of the Work Session.

Work Session – 5:15 p.m. (Work Session may be continued after the adjournment of the Regular Agenda Meeting)

WORK SESSION AGENDA

1. Call to order.
2. Roll call.
3. Recess into Closed Session in compliance with Section 551.001 et. seq. Texas Government Code, to wit:
   a. Section 551.071. Meeting with City Attorney regarding a matter(s) in which the duty of the City Attorney under the Texas Disciplinary Rule of Professional Conduct of the State Bar of Texas conflict with the Open Meetings Act regarding legal issues relating to multifamily zoning.
4. Reconvene into Open Session and take any action necessary as a result of the Closed Session.
5. Adjourn.

REGULAR MEETING AGENDA

1. Call to order.
2. Roll call.
3. Prayer.
4. Pledge of Allegiance.

CONSENT AGENDA ITEMS

1. Consider and act upon approval of the minutes from the January 14, 2014 Regular Meeting and Work Session and the January 16, 2014 Special Called Joint Meeting with Planning and Zoning.
2. Consider and act upon accepting the resignation of David Wilson from the Melissa Community and Economic Development Corporation (4B) and the Board of Adjustment.
3. Consider and act upon a Resolution authorizing the City Manager to enter into an agreement with the Melissa Area Chamber of Commerce authorizing the use of fireworks at the Celebration of Freedom; and the donation of $10,000 toward the fireworks show at the Celebration of Freedom.

REGULAR AGENDA ITEMS

1. Citizen Comments.  
   This item is available for citizens to speak for up to 3 minutes on any subject of which the City of Melissa has authority. However, no discussion or action, by law, may be taken on the topic if and until properly posted on a future agenda.
2. Consider and act upon a Resolution authorizing the City Manager to execute the Texas Department of Transportation Reimbursement Agreements for the relocation of City of Melissa utilities for the reconstruction of US 75.

3. Consider and act upon recommendation from Planning and Zoning regarding a request for a Final Plat, ABC Bradco Addition, Lot 1, Block A, 5.00 acres, more or less, situated in the Andrew Thomas Survey, Abstract No. 893, City of Melissa, Collin County, Texas and generally located approximately 1,400 feet north of the intersection of Davis Road and Fannin Road between Fannin Road and State Highway 5, Melissa, Texas.

4. Conduct a Public Hearing to hear comments for or against a request for an Ordinance of the City of Melissa, Texas, amending Melissa’s Code of Ordinances No. 92-04, Chapter 12 (Planning and Zoning), Article 12.300 (Zoning Ordinance Adopted), Sections 12 (“MF” Multi-Family Residential District), 21 (Schedule of District Regulations), 23 (Special and Additional Regulations), 25 (Usable Open Space Requirements) and 27-A (Landscape Regulations and Tree Preservation); providing for a penalty for the violation of this Ordinance; providing for repealing, savings and severability clauses.

5. Consider and act upon the recommendation from Planning and Zoning for approval/denial of an Ordinance of the City of Melissa, Texas, amending Melissa’s Code of Ordinances No. 92-04, Chapter 12 (Planning and Zoning), Article 12.300 (Zoning Ordinance Adopted), Sections 12 (“MF” Multi-Family Residential District), 21 (Schedule of District Regulations), 23 (Special and Additional Regulations), 25 (Usable Open Space Requirements) and 27-A (Landscape Regulations and Tree Preservation); providing for a penalty for the violation of this Ordinance; providing for repealing, savings and severability clauses; providing for an effective date of this ordinance; and providing for the publication of the caption hereof.

6. Conduct a Public Hearing to hear comments for or against a request to rezone 8.11 acres more or less from Agriculture (A) and General Commercial District (C-2) to Planned Development District (PD) being 8.11 acres, more or less, Block 1, Lots 2 & 4 of the Melissa Crossing Final Plat, City of Melissa, Collin County, Texas and generally located on the west side of Miller Rd. approximately 1000 feet southwest of the intersection of State Highway 121 and Miller Road intersection.

7. Consider and act upon recommendation from Planning and Zoning regarding approval/denial of an Ordinance to rezone 8.11 acres, more or less, from Agriculture (A) and General Commercial District (C-2) to Planned Development District (PD) being 8.11 acres, more or less, Block 1, Lots 2 & 4 of the Melissa Crossing Final Plat, City of Melissa, Collin County, Texas and generally located on the west side of Miller Rd. approximately 1000 feet southwest of the intersection of State Highway 121 and Miller Road intersection.

8. Consider and act upon a request from GCI Development LLC for a Resolution of support to the Texas Department of Housing and Community Affairs for the Fitzhugh Creek Villas.

9. City Council discussion with City Staff concerning any actions required by City Staff as a result of any item on tonight's agenda.

10. Adjourn.

Certified to, this 24th day of January, 2014.

Linda Bannister, City Secretary

Posted: _________, 2014 @_______ p.m.
If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code §551.001 et seq., will be held by the City Council at the date, hour and place given in this notice or as soon after the commencement of the meeting covered by this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

**Texas Government Code Section:**

- §551.071 Private consultation with the attorney for the City.
- §551.072 Discussing purchase, exchange, lease or value of real property.
- §551.074 Discussing personnel or to hear complaints against personnel

**NOTICE OF ASSISTANCE AT PUBLIC MEETINGS**

The Melissa City Hall is wheelchair accessible. Access to the building and special parking are available at the south entrance. Persons with disabilities who plan to attend this meeting, and who may need auxiliary aids or service such as Interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary’s Office at (972) 838.2520 or by FAX (972) 837.2452. BRAILLE IS NOT AVAILABLE.