MINUTES
CITY OF MELISSA CITY COUNCIL
REGULAR MEETING
AUGUST 27, 2019
6:00 p.m.

REGULAR MEETING
Mayor Reed Greer called the meeting to order at 6:00 p.m.

Council Members present were: Stacy Jackson, Nicco Warren, Chad Taylor, Craig Ackerman, Jay Northcut, and Shannon Sweat.

Prayer was given by Chad Taylor.

All in attendance gave the Pledge of Allegiance.

CONSENT AGENDA ITEMS
Motion was made by Jay Northcut and seconded by Craig Ackerman to approve the Consent Agenda as presented.
Vote: 7/0/0

REGULAR AGENDA

ITEM #1
Citizen Comments. There were no comments.

ITEM #2
Motion was made by Chad Taylor and seconded by Shannon Sweat to approve the Chapter 380 Agreement for Melissa Park Village.
Vote: 7/0/0

ITEM #3
Motion was made by Chad Taylor and seconded by Nicco Warren to open the Public Hearing to hear concerns for or against a request for a Specific Use Permit (“SUP”) on 1.914± acres of land situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.48 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas at 6:10 p.m.
Vote: 7/0/0

Mr. John Flippo, representative for Cross Development, offered to speak on any of the applicable agenda items and answer any questions.

There being no one else wishing to speak on the agenda item, a motion was made by Jay Northcut and seconded by Craig Ackerman to close the Public Hearing at 6:12 p.m.
Vote: 7/0/0

No action was required.

ITEM #4
Motion was made by Nicco Warren and seconded by Jay Northcut to approve the Specific Use
Permit ("SUP") on 1.914± acres of land situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.48 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas.
Vote: 7/0/0

**ITEM #5**

Motion was made by Chad Taylor and seconded by Nicco Warren to approve the Cross Heritage Addition Preliminary Plat, being 5.398± acres situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.48 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas.
Vote: 7/0/0

**ITEM #6**

Motion was made by Craig Ackerman and seconded by Nicco Warren to approve the Caliber Collision Preliminary Engineering Site Plan, consisting of 1.831± acres situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.48 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas.
Vote: 7/0/0

**ITEM #7**

Motion was made by Chad Taylor and seconded by Craig Ackerman to approve the Cross Heritage Melissa Storage Facility Preliminary Engineering Site Plan, consisting of 3.332± acres situated in the Andrew Thomas Survey, Abstract No. 894, Collin County, Texas and generally located on the west side of McKinney St. approximately 0.41 mile to the northeast of the intersection of Sam Rayburn Highway and Fannin Rd., City of Melissa, Collin County, Texas.
Vote: 7/0/0

**ITEM #8**

Motion was made by Jay Northcut and seconded by Shannon Sweat to approve an amendment to the Provision Auto Repair Final Façade Plan.
Vote: 7/0/0

**ITEM #9**

Motion was made by Craig Ackerman and seconded by Shannon Sweat to open the Public Hearing to hear concerns for or against an Ordinance of the City Council of the City of Melissa, Texas, amending Melissa’s Code of Ordinances, Ordinance No. 92-04, as amended, Chapter 12 (Planning and Zoning), Article 12.300 (Zoning Ordinance Adopted), Section 18 (Special Zoning Districts), Section 23 (Special and Additional Regulations), Section 27-A (Landscape Regulations and Tree Preservation), Section 29-A (Site Plan Requirements), Section 34 (Vesting and Complete Application Requirements), and Chapter 9 (Subdivisions), Article 9.1000 (Subdivision Ordinance Adopted), Article 9.1000 (Subdivision Ordinance Adopted), Article iii (Procedure), Section 3.01 (Development Application Submittal and Processing Procedures); modifying certain regulations relating to the development review process in the City of Melissa to address changes imposed by House Bill 3167 at 6:25 p.m.
Vote: 7/0/0
There being no one wishing to speak on the agenda item, a motion was made by Nicco Warren and seconded by Chać Taylor to close the Public Hearing at 6:30 p.m.
Vote: 7/0/0

Due to a prior engagement, Mayor Greer exited the meeting at 6:31 p.m. Mayor Pro-Tem Jay Northcutt presided over the rest of the Council Meeting.

ITEM #10
Motion was made by Nicco Warren, seconded by Shannon Sweat to approve Ordinance of the City Council of the City of Melissa, Texas, amending Melissa’s Code of Ordinances, Ordinance No. 92-04, as amended, Chapter 12 (Planning and Zoning), Article 12.300 (Zoning Ordinance Adopted), Section 18 (Special Zoning Districts), Section 23 (Special and Additional Regulations), Section 27-A (Landscape Regulations and Tree Preservation), Section 29-A (Site Plan Requirements), Section 34 (Vesting and Complete Application Requirements), and Chapter 9 (Subdivisions), Article 9.1000 (Subdivision Ordinance Adopted), Article 9.1000 (Subdivision Ordinance Adopted), Article iii (Procedure), Section 3.01 (Development Application Submittal and Processing Procedures); modifying certain regulations relating to the development review process in the City of Melissa to address changes imposed by House Bill 3167.
Vote: 6/0/0

ITEM #11
Motion was made by Craig Ackerman and seconded by Shannon Sweat to approve a Resolution recognizing the designation of places and areas as historically, culturally and/or architecturally important and significant through the adoption of Planned Development Districts, Overly Districts and Specific Use Permits before April 1, 2019.
Vote: 6/0/0

ITEM #12
Motion was made by Chad Taylor, seconded by Craig Ackerman, to approve a Resolution appointing Tracy Hailey as Chairman of the BOA, The IPMC Board of Appeals, and the IRC Board of Appeals.
Vote: 6/0/0

ITEM #13
Motion was made by Craig Ackerman and seconded by Stacy Jackson to approve a Resolution adopting the Rules of Procedure for the BOA, the IPMC Board of Appeals and the IRC Board of Appeals.
Vote: 6/0/0

ITEM #14
Motion was made by Shannon Sweat and seconded by Nićco Warren to open the Public Hearing to hear comments for or against the proposed FY 2019-2020 budget for the City of Melissa, Texas at 6:45 p.m.
Vote: 6/0/0

There was no public comment.

Motion was made by Craig Ackerman and seconded by Nicco Warren to close the Public Hearing at 6:46 p.m.
Vote: 6/0/0
No action was required.

**ITEM #15**
Motion was made by Shannon Sweat and seconded by Chad Taylor to open the Public Hearing to hear comments regarding the City of Melissa FY 2019 tax rate at 6:46 p.m.
Vote: 6/0/0

There was no public comment.

Motion was made by Nicco Warren and seconded by Craig Ackerman to close the Public Hearing at 6:47 p.m.
Vote: 6/0/0

**ITEM #16**
City Council discussion with Staff concerning any actions required by City Staff as a result of any item on tonight’s agenda.

There was no discussion and no action taken.

**ITEM #17**
Motion was made by Chad Taylor and seconded by Shannon Sweat to adjourn at 6:48 p.m.
Vote: 6/0/0

[Signature]
REED GREER, Mayor

ATTEST:
[Signature]
KACIE GALLYON, City Secretary