



CITY OF MANSFIELD

1200 East. Broad St.
Mansfield, TX 76063
www.mansfield-tx.gov

Meeting Agenda City Council

Monday, February 8, 2010

5:00 PM

Council Chambers

REGULAR MEETING

1. **5:00 P.M. - CALL MEETING TO ORDER**

2. **RECESS INTO EXECUTIVE SESSION**

Pursuant to Section 551.071, Texas Government Code, the Council reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law.

A. Pending or Contemplated Litigation or to Seek the Advice of the City Attorney Pursuant to Section 551.071

City Attorney Briefing Regarding Enforcement of Gas Well Regulations

City Attorney Briefing Regarding Shops at Broad Street Project Status - Legal Issues

City Attorney Briefing Regarding Naming of Public Facilities

B. Discussion Regarding Possible Purchase, Exchange, Lease, or Value of Real Property Pursuant to Section 551.072

City Attorney Briefing Regarding Shops at Broad Street Project Status - Legal Issues

C. Personnel Matters Pursuant to Section 551.074

D. Deliberation Regarding Negotiations of the Industrial Development Corporation of an Offer of a Financial or Other Incentives to a Business Prospect Pursuant to Section 551.087

Economic Development Project #09-03

Economic Development Project #09-09

Economic Development Project #03-21

City Attorney Briefing Regarding Shops at Broad Street Project Status - Legal Issues

3. **WORK SESSION (5:30 P.M. OR IMMEDIATELY FOLLOWING EXECUTIVE SESSION)**

Council/Staff/MR Development Discussion Regarding PD for Mixed Use Development on 821 Acres - ZC#09-009

4. **6:50 P.M. – COUNCIL BREAK PRIOR TO REGULAR BUSINESS SESSION**

5. **7:00 PM OR IMMEDIATELY FOLLOWING EXECUTIVE SESSION - RECONVENE INTO REGULAR BUSINESS SESSION**

6. **ACCEPT RESIGNATION OF COUNCIL MEMBER GREG KUNASEK**

7. **INVOCATION**

8. **PLEDGE OF ALLEGIANCE**

9. **TEXAS PLEDGE**

"Honor the Texas Flag; I Pledge Allegiance to Thee, Texas, One State Under God; One and Indivisible"

10. **PROCLAMATIONS**

IHOP - Shriners Hospitals for Children National Pancake Day February 23, 2010

11. **PRESENTATION**

Presentation of Sponsorship Check from Charter Communications to the Parks and Recreation Department - Andy Binz

12. **CITIZEN COMMENTS**

Citizens wishing to address the Council on non-public hearing agenda items and items not on the agenda may do so at this time. Once the business portion of the meeting begins, only comments related to public hearings will be heard. All comments are limited to 5 minutes. Please refrain from "personal criticisms."

In order to be recognized during the "Citizen Comments" or during a Public Hearing (applicants included), please complete a blue or yellow "Appearance Card" located at the entry to the City Council Chamber and present it to the City Secretary.

13. **COUNCIL ANNOUNCEMENTS**

14. **STAFF COMMENTS**

In addition to matters specifically listed below, Staff comments may include updates on ongoing or proposed projects and address of posted agenda items.

A. City Manager Report or Authorized Representative

Current/Future Agenda Items

B. Business Services Department

[10-1761](#) Presentation of Monthly Financial Report for the Period Ending December 31, 2009

Sponsors: Peter Phillis

Attachments: [December 2009 Financials](#)

15. TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION**16. OLD BUSINESS**

[10-1763](#) Reconsideration of Sales Price Limitations Placed on Resolutions RE-2576-10; RE-2577-10; RE-2578-10 Requested by Mayor Cook, Mayor Pro Tem Hoffman and Council Member Leyman

Sponsors: Chris Burkett

Attachments: [Previous Resolutions](#)

[Email - Mr. McCord](#)

[Previous Staff Briefing](#)

17. PUBLIC HEARING AND FIRST READING

[10-1733](#) Ordinance - Continuation of Public Hearing and First Reading of an Ordinance Approving a Zoning Change from PR, 2F, MF-2, C-2, I-1 and SF7.5/16 to PD for Mixed Use Development with Uses Including but not Limited to Single-Family Residential, Commercial, Industrial, Institutional, Multi-Family Residential, Professional Office and Civic on Approximately 821 Acres, Generally Located as Follows: 1) East Tract - Approximately 2,600 ft North of Bedford Street, East of F.M. 917, and Approximately 580 ft West of Concho Trail and Approximately 1,300 ft West of Flying L Lane.; 2) West Tract - West of F.M. 917, East of Jessica Drive, Approximately 2,200 ft South of Sentry Drive and Approximately 3,380 ft South of Hanks Drive; TBG Partners (ZC#09-009)

Sponsors: Felix Wong

Attachments: [Ordinance](#)

[19 January 2010](#)

[Maps & Supporting Information](#)

[APPLICANT TABLE REQ 2 FEB 10](#)

[10-1748](#) Ordinance - Public Hearing and First Reading of an Ordinance Approving a Specific Use Permit for Gas Well Drilling and Production on Approximately 5.99 Acres, the Drill Site Being Generally Located on the West Side of State Highway 360 Approximately 1,400 Feet South of E. Broad St. and the Fracture Pit being Generally Located on the West Side of State Highway 360 Approximately 1,700 Feet North of Heritage Parkway; Chesapeake Operating, Inc. (ZC#09-008)

Sponsors: Felix Wong
Attachments: [Letter from applicant](#)
[Maps and supporting information](#)
[Ordinance with Exhibits A and B](#)

18. **PUBLIC HEARING AND RESOLUTION**

10-1759 Resolution - A Public Hearing and Resolution for the Proposed City Wide Amendments to the Master Thoroughfare Plan

Sponsors: Steve Freeman
Attachments: [Summary of proposed amendments](#)
[Proposed thoroughfare plan amendments](#)
[Resoluiton TDP Amendment](#)
[TDP Exhibit A](#)

19. **CONSENT AGENDA**

All matters listed under consent agenda have been previously discussed, require little or no deliberation, or are considered to be routine by the council. If discussion is desired, then an item will be removed from the consent agenda and considered separately. Otherwise, approval of the consent agenda authorizes the City Manager to implement each item in accordance with staff's recommendation.

ITEMS TO BE REMOVED FROM THE CONSENT AGENDA

10-1747 Resolution - A Resolution of the City of Mansfield, Texas, Calling for a General Election and a Special Election to be Held on May 8, 2010

Sponsors: Vicki Collins
Attachments: [Resolution](#)

10-1749 Resolution - Resolution Authorizing the City Manager and the Police Department to Make Application and Receive Grant Funding from the Criminal Justice Division (CJD) of the Governor's Office of The Great State Texas for Criminal Justice Projects that Reduce Crime and Improve the Criminal Justice System During the State Fiscal Year 2011 Grant Cycle

Sponsors: Gary Fowler
Attachments: [Resolution \(Criminal Justice Projects Grant\)](#)

10-1750 Resolution - Resolution Authorizing the City Manager and the Police Department to Make Application and Receive Grant Funding from the Criminal Justice Division (CJD) of the Governor's Office of The Great State Texas for Projects that Promote a Coordinated, Multi-Disciplinary Approach to Improving the Criminal Justice System's Response to Violent Crimes Against Women During the State Fiscal Year 2011 Grant Cycle

Sponsors: Gary Fowler
Attachments: [Resolution \(Violent Crimes Against Women Projects Grant\)](#)

[10-1751](#) Resolution - Resolution Authorizing the City Manager and the Police Department to Make Application and Receive Grant funding from the Criminal Justice Division (CJD) of the Governor's Office of The Great State of Texas for Projects that Support Juvenile Justice and Delinquency Prevention During the State Fiscal Year 2011 Grant Cycle

Sponsors: Gary Fowler

Attachments: [Resolution \(Juvenile Justice Projects Grant\)](#)

END OF CONSENT AGENDA

20. NEW BUSINESS

[10-1745](#) Minutes - Approval of the January 25, 2010 Regular City Council Meeting Minutes

Sponsors: Vicki Collins

Attachments: [1-25-2010 DRAFT Meeting Minutes](#)

[10-1762](#) Discussion and Possible Action to Appoint a Replacement for Council Member Greg Kunasek to the Tarrant Regional Water District Customer Advisory Committee

Sponsors: Joe Smolinski

21. ADJOURN

AGENDA MAP

[10-1746](#) Agenda Map of Detailed Agenda Items

Attachments: [Agenda Map](#)

CERTIFICATION

I, the undersigned authority do hereby certify that the above agenda was posted on the bulletin board next to the main entrance of the City Hall, 1200 East Broad Street, of the City of Mansfield, Texas, in a place convenient and readily accessible to the general public at all times and said Agenda was posted on the following date and time: Thursday, February 4, 2010 by 5:00 p.m., and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

Vicki Collins, City Secretary

Approved as to form:

Craig Magnuson, Attorney, City of Mansfield

1. This building is wheelchair accessible. Parking spaces for disabled citizens are available. Requests for sign interpreter services must be made forty-eight (48) hours prior to the meeting. To make arrangements, call (817) 473-0211 or (TDD) 1-800-RELAY TX, 1-800-735-2989.

2. In deciding a zoning change application, the Planning and Zoning required to determine the highest and best use of the property in question. The Planning and Zoning Commission may recommend and the Council may approve a change in zoning to the category or district requested by the applicant or to any zoning category or district of lesser intensity. Notice is presumed sufficient for every district up to the intensity set forth in the zoning change application.

This public notice was removed from the official posting location at the Mansfield City Hall on the following date and time:

By: _____
City Secretary's Office