

**NOTICE OF A REGULAR MEETING
OF THE GOVERNING BODY
OF THE CITY OF MIDLOTHIAN, TEXAS
TUESDAY, JANUARY 12, 2021**

Pursuant to the provisions of Chapter 551 VTCA Government Code, notice is hereby given of a Regular Meeting of the Midlothian City Council, to be held in the City Council Chambers at Midlothian City Hall, 104 West Avenue E, Midlothian, Texas

Although our City Council meetings are open to the public, space is limited and citizens are encouraged to watch the meetings online (www.midlothian.tx.us/watchlive) rather than in person due to concerns related to the spread of COVID-19. Citizens attending in person are asked to maintain a distance of at least six (6) feet from other members of the public, City Council and City staff. Citizens not attending in person, but wishing to address the City Council, may submit comments on any topic or agenda item electronically by utilizing the Citizen Participation Form on our website at www.midlothian.tx.us/Participate. All forms must be received by 5:00 p.m. on the date of the meeting and will be provided for the record.

REGULAR AGENDA 6:00 p.m.

Call to Order, Invocation, Pledge of Allegiance and the Preamble to the U.S. Constitution.

“We the People of the United States, in Order to form a more perfect Union, establish Justice, insure domestic Tranquility, provide for the common defence, promote the general Welfare, and secure the Blessings of Liberty to ourselves and our Posterity, do ordain and establish this Constitution for the United States of America.”

2021-007 Administer Oath of Office to Councilmember Place 6

2021-008 Citizens to be heard - *The City Council invites citizens to address the Council on any topic not already scheduled for a Public Hearing. Citizens wishing to speak should complete a “Citizen Participation Form” and present it to the City Secretary prior to the meeting. Speakers are limited to 3 minutes. In accordance with the Texas Open Meetings Act, the City Council cannot take action on items not listed on the agenda. However, your concerns may be addressed by City Staff, placed on a future agenda, or responded to by some other course.*

CONSENT AGENDA

All matters listed under Consent Agenda are considered to be routine by the City Council and will be enacted by one motion without separate discussion. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

2021-009 Consider and act upon minutes from the City Council meetings of December 8, 10 and 15, 2020 and January 5, 2021.

2021-010 Consider and act upon an Interlocal Cooperative Purchasing Agreement with the City of Grapevine, Texas.

2021-011 Consider and act upon an Interlocal Cooperative Purchasing Agreement with the City of Abilene, Texas.

PUBLIC HEARINGS 6:00 p.m.

- 2021-012 Conduct a public hearing and consider and act upon an ordinance amending the City of Midlothian Comprehensive Plan's Future Land Use Map relating to the use and development of +/-472 acres out of the Allen Reeves Survey, Abstract No. 939, the John Chamblee Survey, Abstract No. 192 and the JB Littlepage Survey, Abstract No. 643 and a portion of a 564 acre tract that is located in the John Chamblee, Abstract No. 192, JB Littlepage Survey, Abstract No. 643, MEP and P Railroad Company Survey, Abstract No. 761, Allen Reeves, Abstract No. 939 and the John Sharkey Survey, Abstract No. 1065 by changing the land use designations from Suburban Module (Low Density), Urban Module (High Density), and Regional Module to Urban Module (High Density), Regional Module, and Industrial Module. The property is located to the west of U.S. Hwy 67, south of Auger Road/Kimble Road, and between U.S. Hwy 287 and Teal Way (Case No. C01-2021-01).
- 2021-013 Conduct a public hearing and consider and act upon an ordinance for a Specific Use Permit (SUP) amending Ordinance No. 2001-54 granting a Specific Use Permit (SUP) for a gasoline station with retail sales (SUP 6-2000-115) to increase the maximum building area and adopt the building elevations for the retail store. The property is located at 1501 West U.S. Hwy 287 (SUP05-2021-025).
- 2021-014 Conduct a public hearing and consider and act upon an ordinance granting a Specific Use Permit (SUP) for an accessory structure exceeding the maximum allowed floor area to be located on Lot 3R, Whispering Hills Estates Addition, Phase 2 (commonly known as 2201 Ashford Lane), presently zoned Single Family-One (SF-1) District (Case No. SUP06-2021-026).
- 2021-015 Conduct a public hearing and consider and act upon an ordinance amending and restating the development regulations for the Specific Use Permit (SUP) for a petroleum storage facility and the use of rail tanker cars granted pursuant to Ordinance No. 2013-26 as applicable to, on Lot 1, Block 4, RailPort Business Park Addition; extending the application of said Specific Use Permit to Lot 2, Block 4, RailPort Business Park Addition (commonly known as 2900 Kemp Ranch Road), said properties being located within a Medium Industrial (MI) District and Heavy Industrial (HI) District (Case No. SUP07-2021-041).
- 2021-016 Conduct a public hearing and consider and act upon an ordinance amending regulations relating to the use and development of 16.175± acres located in and zoned as Planned Development District No. 50 (PD-50). The property is generally located south of U.S. Hwy 287 and 2,400± feet west of Airport Drive (Z04-2021-035).
- 2021-017 Conduct a public hearing and consider and act upon an ordinance amending the regulations relating to the development and use of ±18.80 acres located in Planned Development District No. 81 (PD-81) and described in Exhibit "A" hereto by amending section 2(a) of Ordinance No. 2018-13 to authorize single-family residential as a permitted use and adopting development regulations and a Planned Development site plan. The property is generally located at the northeast corner of Hawkins Run Road and 14th Street (Z05-2021-037).
- 2021-018 Conduct a public hearing to consider and act upon an ordinance relating to the development and use of 40.761± acres out of the James Coldiron Survey, Abstract No. 224, City of Midlothian, Ellis County, Texas, described in Exhibit "A" hereto by changing the zoning from Agricultural (A) District to Planned Development District No. 138 (PD-138) for residential uses. The property is generally located to the south of West Highland Road, between North Mockingbird Lane and Springer Road (Case No. Z07-2021-028).

- 2021-019 Conduct a public hearing and consider and act upon an ordinance amending the development and use regulations of Planned Development District No. 24 (PD-24) as set forth in Section 1 Subsection B of Ordinance No. 2005-43. The property is located at 400 South U.S. Hwy 67 (Case No. Z06-2021-038).
- 2021-020 Conduct a public hearing and consider and act upon an ordinance amending Section 4.6017 “Signs Located in General Professional (GP), Community Retail (CR), or Commercial (C) Districts” to include the Light Industrial (LI) District, and Section 4.6020 “Signs Located in Light Industrial (LI), Medium Industrial (MI), Heavy Industrial (HI) Districts” to exclude the Light Industrial (LI) District (Case No. OZ02-2021-045).

REGULAR AGENDA

- 2021-021 Consider and act upon a resolution authorizing the abandonment and vacation of a ±3,190 sq. ft. utility easement and the abandonment and vacation of ± 1,832 sq. ft. alley. The property is located on Lot 19, Block 5, Skyline Acres Replat. The property is located at 859 Tayman Drive (Case No. M02-2021-019).
- 2021-022 Consider and act upon a request to allow for direct residential driveway access onto FM 875 relating to the development of ±6.033 acres for a single-family residential use out of the N.N. J.J. and B.L. Edwards Survey, Abstract No. 340. The property is located at 3421 East FM 875 (Case No. M03-2021-20).
- 2021-023 Consider and act upon a request for a special exception from Section 6.11.9(d) of the City of Midlothian Subdivision Regulations to exceed the maximum block length requirement of 1,320 feet. The proposed streets are located in Coventry Crossing Phase Three, Blocks D & E (Case No. M04-2021-033).
- 2021-024 Consider and act upon a request to allow for a shared driveway access onto McAlpin Road for two single-family residential lots, being approximately ±13.051 acres out of the N.N. J.J. and B.L. Edwards Survey, Abstract No. 340. The property is located at 3061 and 3071 McAlpin Road (Case No. M06-2020-40).
- 2021-025 Consider and act upon an Agreement for Tax Increment Reinvestment Zone (TIRZ) Creation Services with Petty and Associates, Inc. to aid in the creation of the Bridgewater TIRZ.
- 2021-026 Consider and act upon a Reimbursement Agreement between the City of Midlothian and Knox Street Partners No. 28, Ltd. for costs related to the creation of a Tax Increment Reinvestment Zone (TIRZ).
- 2021-027 Consider and act upon a recommendation from Midlothian Economic Development to approve a Purchase and Sale Agreement with McIver Properties LLC for Lot 1A Block B of the Midlothian Business Park.
- 2021-028 Consider and act upon a resolution authorizing a grant in the amount of \$89,162 be awarded by the Midlothian Community Development Corporation (MCDC or 4B) to the TreeHouse Christian Learning Center., a non-profit corporation, (the “Corporation”) to fund the infrastructure costs and required impact fees for a not-for-profit Christian childcare ministry, to be constructed at 531 Bluebonnet Lane, Midlothian, Texas.
- 2021-029 Consider and act upon a resolution authorizing the City Manager to execute necessary documents related to OOG Grant Application #2461001 to assist in the employment of a part-time Crime Victims Witness Advocate.

EXECUTIVE SESSION

The City Council will convene into executive session pursuant to the following sections of the Texas Government Code. Executive Session items are discussed in closed session but any and all action is taken in regular open session.

1. Section 551.071(2) Legal: Consultation with city attorney on any agenda item listed herein.

2. Section 551.072 Real Estate: Deliberation regarding real property - to deliberate the purchase, exchange, lease or value of real property. Walnut Grove Road Right-of-Way.

REGULAR AGENDA

- 2021-030 Action resulting from Executive Session, Item #1: Legal
2021-031 Action resulting from Executive Session, Item #2: Real Estate
2021-032 Adjourn

I, Mary McDonald, Deputy City Secretary of the City of Midlothian, Texas, do hereby certify that this Notice of Meeting was posted on the front window of City Hall, 104 West Avenue E, Midlothian, Texas, at a place readily accessible to the general public at all times, no later than the 8th day of January, 2021 at or before 6pm.



Mary McDonald, Deputy City Secretary

This facility is wheelchair accessible and accessible parking spaces are available. Requests for reasonable accommodations must be made 48 hours prior to this meeting. Please contact the City Secretary at 775-3481 for further information.