

**AGENDA
CITY COUNCIL
REGULAR MEETING
MONDAY, FEBRUARY 12, 2024**

Notice is hereby given that the McGregor City Council will hold a Regular Meeting on Monday, February 12, 2024 beginning at 6:30 p.m. **in the Council Chambers at City Hall, 302 S. Madison Street**, McGregor, Texas, 76657, as prescribed by V.T.C.S., Government Code Section §551.041, to consider the following agenda items. Items do not have to be taken in the same order as shown in the meeting notice.

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

1. CALL MEETING TO ORDER.
2. DISCUSSION AND POSSIBLE ACTION REGARDING EMERGENCY EXPENDITURE FOR REHABILITATION OF WELL 1-B.
3. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF BID AWARD FOR THE JOHNSON DRIVE OVERLAY AND WIDENING IMPROVEMENTS PROJECT AS RECOMMENDED BY WALKER PARTNERS.
4. RECEIVE MCGREGOR INDEPENDENT SCHOOL DISTRICT PROPOSAL FOR A-100 BUILDING.
5. RECEIVE A PRESENTATION REGARDING THE TOTAL ECLIPSE OCCURING ON MONDAY, APRIL 8, 2024.
6. HOLD **PUBLIC HEARING** REGARDING ORDINANCE O-01-2024 CHANGING ZONING CLASSIFICATION FOR CERTAIN PROPERTIES LOCATED WITHIN THE CITY LIMITS OF THE CITY OF MCGREGOR (WESTERN BLOCKFACE OF ROGERS).
7. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF **ORDINANCE O-01-2024**, AN ORDINANCE OF THE CITY OF MCGREGOR, TEXAS, CHANGING ZONING CLASSIFICATION FOR CERTAIN PROPERTIES LOCATED WITHIN THE CITY LIMITS OF THE CITY OF MCGREGOR (WESTERN BLOCKFACE OF ROGERS).
8. HOLD **PUBLIC HEARING** REGARDING ORDINANCE O-02-2024, AN ORDINANCE OF THE CITY OF MCGREGOR, TEXAS AMENDING SECTIONS 2.2 AND 2.3 OF THE ZONING ORDINANCES OF THE CITY OF MCGREGOR RELATING TO PERMITTED USES REGARDING BREWERY, BREWPUB, DISTILLERY OR WINERY; RESTAURANT, FOOD TRUCKS, AND MOBILE FOOD PARK.
9. DISCUSSION AND POSSIBLE ACTION REGARDING **ORDINANCE O-02-2024**, AN ORDINANCE OF THE CITY OF MCGREGOR, TEXAS AMENDING SECTIONS 2.2 AND 2.3 OF THE ZONING ORDINANCES OF THE CITY OF MCGREGOR RELATING TO PERMITTED USES REGARDING BREWERY, BREWPUB, DISTILLERY OR WINERY; RESTAURANT, FOOD TRUCKS, AND MOBILE FOOD PARK.

10. HOLD **PUBLIC HEARING** REGARDING APPLICATION FOR REPLAT OF 329 ROGERS; HALE JOE LOT 14 15 BLOCK 4, ACRES .2755 (MCAD 136509).
11. DISCUSSION AND POSSIBLE ACTION REGARDING APPLICATION FOR REPLAT OF 329 ROGERS; HALE JOE LOT 14 15 BLOCK 4, ACRES .2755 (MCAD 136509).
12. HOLD **PUBLIC HEARING** REGARDING APPLICATION FOR REPLAT OF 628 PULLEN STREET; LOTS 34-36, BLOCK 6 OF JOSE HALE ADDITION, OPRMCT NO. 2021039948.
13. DISCUSSION AND POSSIBLE ACTION REGARDING APPLICATION FOR REPLAT OF 628 PULLEN STREET; LOTS 34-36, BLOCK 6 OF JOSE HALE ADDITION, OPRMCT NO. 2021039948.
14. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF **ORDINANCE O-04-2024**, AN ORDINANCE OF THE CITY OF MCGREGOR, TEXAS PROVIDING FOR CERTAIN LIMITED INCENTIVES TO PROMOTE HEALTHY ECONOMIC DEVELOPMENT AND REDEVELOPMENT WITHIN THE CITY LIMITS OF THE CITY OF MCGREGOR; PROVIDING A DESCRIPTION OF PROPERTIES QUALIFIED FOR SUCH INCENTIVES; AND ESTABLISHING QUALIFYING CRITERIA FOR SUCH INCENTIVES AS WELL AS AN APPLICATION PROCESS.
15. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF **RESOLUTION R-02-2024**, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCGREGOR, TEXAS, APPROVING THE APPLICATION OF A COPS GRANT FOR IN CAR PRINTERS, STANDS AND INSTALLATION COSTS ASSOCIATED WITH THE PURCHASE
16. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF THE MCGREGOR ECONOMIC DEVELOPMENT CORPORATION BUDGET AMENDMENT.
17. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF AN AGREEMENT BETWEEN THE CITY OF MCGREGOR, TEXAS, AND THE MCGREGOR LIBRARY ASSOCIATION, INC.
18. DISCUSSION AND POSSIBLE ACTION REGARDING APPROVAL OF THE ORDER OF GENERAL ELECTION FOR WARDS 2, AND 4 COUNCILMEMBERS AND MAYOR AT-LARGE ON MAY 4, 2024.
19. RECEIVE FINANCIALS AND QUARTERLY INVESTMENT REPORT AS OF DECEMBER 31, 2023.
20. **CLOSED MEETING**

CLOSED MEETING PURSUANT TO CHAPTER §551. TEXAS GOVERNMENT CODE IN ACCORDANCE WITH THE AUTHORITY CONTAINED IN SECTION §551.071 LEGAL, SECTION §551.072 REAL ESTATE, SECTION §551.074 PERSONNEL, AND SECTION §551.087 ECONOMIC DEVELOPMENT.

- A. LEGAL - UNDER TEXAS GOVERNMENT CODE, SECTION §551.071 AND RULE 1.05 PROFESSIONAL RULES OF CONDUCT-DISCUSSION WITH ATTORNEY ON CONFIDENTIAL MATTERS.
 - B. REAL ESTATE - UNDER TEXAS GOVERNMENT CODE, SECTION §551.072.
 - C. PERSONNEL - UNDER TEXAS GOVERNMENT CODE, SECTION §551.074.
 - D. ECONOMIC DEVELOPMENT - UNDER TEXAS GOVERNMENT CODE, SECTION §551.087-
 - 1. DISCUSSION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS INCLUDING COMMERCIAL OR FINANCIAL INFORMATION RECEIVED FROM A BUSINESS PROSPECT SEEKING TO LOCATE, STAY OR EXPAND IN OR NEAR THE CITY OF McGREGOR AND TO DISCUSS ECONOMIC DEVELOPMENT NEGOTIATIONS AND/OR TO DELIBERATE THE OFFER OF A FINANCIAL OR OTHER INCENTIVE TO A BUSINESS PROSPECT.
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- 21. ANNOUNCEMENTS FROM THE CITY MANAGER.
 - 22. REQUESTS/COMMENTS FROM THE MAYOR AND/OR COUNCIL MEMBERS.
 - 23. ADJOURNMENT.

I, ANGELIA SLOAN, CITY SECRETARY, DO HEREBY CERTIFY THAT THE AGENDA WAS POSTED CONVENIENT TO THE PUBLIC AT McGREGOR CITY HALL, 302 S. MADISON (NORTH ENTRANCE), McGREGOR, TEXAS, 76657 BY 6:30 P.M. ON FRIDAY, FEBRUARY 9, 2024.

ANGELIA SLOAN, CITY SECRETARY