

**REGULAR MEETING AND WORK SESSION  
OF THE CANTON CITY COUNCIL  
6:00 P.M, JULY 20, 2021**

Canton City Hall  
201 N. Buffalo, Canton, Texas 75103

**AGENDA**

1. CALL MEETING TO ORDER AND DECLARE A QUORUM PRESENT
2. INVOCATION
3. PLEDGE OF ALLEGIANCE – Posting of colors and Pledge to be led by Canton Boy Scout Troop 378
4. MAYOR’S WELCOME
5. DECLARATIONS REGARDING CONFLICTS OF INTEREST
6. PROCLAMATIONS AND ANNOUNCEMENTS

**CITIZENS FORUM**

7. CITIZENS FORUM – CITIZENS ARE INVITED TO SPEAK ON MATTERS RELATING TO CITY GOVERNMENT

**CONSENT AGENDA**

8. CONSIDER APPROVAL OF MINUTES FOR JUNE 15, 2021, CITY COUNCIL MEETING

**INDIVIDUAL CONSIDERATION**

9. PUBLIC HEARING AND CONSIDER ADOPTION OF ORDINANCE NO. 2021-13 FOR A CHANGE OF ZONING FROM RURAL AGRICULTURAL (RA) TO GENERAL BUSINESS DISTRICT (B-2) ON THAT APPROXIMATELY .660 ACRE TRACT OF LAND LOCATED IN THE J. STOCKWELL SURVEY, A-760, AT 215 E. HIGHWAY 243 IN THE CITY OF CANTON, TEXAS, CURRENTLY OWNED BY GARY AND MARCELYN NORRELL REVOCABLE TRUST
10. PUBLIC HEARING AND ADOPTION OF ORDINANCE NO. 2021-14 FOR A CHANGE OF ZONING FROM GENERAL RURAL AGRICULTURAL (RA) TO GENERAL BUSINESS DISTRICT (B-2) ON THAT APPROXIMATELY 9.53 ACRES OF LAND LOCATED AT 221 E. HIGHWAY 243 (R525) IN THE CITY OF CANTON, TEXAS, AND CURRENTLY OWNED BY GARY AND MARCELYN NORRELL REVOCABLE TRUST
11. PUBLIC HEARING AND CONSIDER ADOPTION OF ORDINANCE NO. 2021-15 FOR A CHANGE OF ZONING FROM GENERAL BUSINESS DISTRICT (B-2) TO SINGLE FAMILY DETACHED RESIDENTIAL (R-1) ON THAT APPROXIMATELY .570 ACRE TRACT OF LAND LOCATED IN THE J. STOCKWELL SURVEY, A-760, AT 1165 S. BUFFALO IN THE

CITY OF CANTON, TEXAS, CURRENTLY OWNED BY CHHOURNGLY CHENG AND ENG SARAN

12. CONSIDER APPROVAL OF UNDERGROUND FIBER OPTICS LINE WITHIN PUBLIC RIGHT-OF-WAY INSIDE THE CITY LIMITS
13. PUBLIC HEARING AND CONSIDER APPROVAL OF RESOLUTION NO. 2021-18 APPROVING A CONTRACT FOR FINES AND FEES COLLECTION SERVICES WITH LINEBARGER GOGGAN BLAIR & SAMPSON, LLP
14. DISCUSS AND CONSIDER PRICING CHANGES TO LOT RENTAL CHARGED FOR FIRST MONDAY SCOOTER VENDORS ON CITY-OWNED LOTS
15. DISCUSS APPROVAL OF MEMORANDUM OF UNDERSTANDING WITH BLUEBERRY HILL ASSISTED LIVING CENTER FOR SENIOR CITIZENS BUILDING
16. DISCUSS AND CONSIDER ADOPTION OF ORDINANCE NO. 2021-11 ADOPTING A NEW COMPREHENSIVE SUBDIVISION ORDINANCE FOR THE CITY OF CANTON
17. PUBLIC HEARING AND CONSIDER ADOPTION OF ORDINANCE NO. 2021-16 AMENDING THE EXISTING MOBILE FOOD TRUCK ORDINANCE
18. CITY MANAGEMENT REPORTS
  - A. FIRST MONDAY
  - B. MARKETING
  - C. CITY LAKE / KID FISH
  - D. HEALTH INSPECTIONS
  - E. OTHER ITEMS

#### EXECUTIVE SESSION

**In accordance with the authority contained in the Texas Government Code, Chapter 551, including but not limited to, Sections 551.071, 551.072, 551.074 and 551.087. Council will convene in closed or executive session to discuss the following matters.**

19. EXECUTIVE SESSION FOR DELIBERATIONS REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS (Section 551.087) REGARDING THE FOLLOWING:

Section 551.087 – to deliberate commercial or financial information the CEDC has received from a business prospect, and to deliberate the offer of a financial or other incentive for Project Bluegreen Development, and other business prospects, including but not limited to, a mixed-use development project, a local business retention and expansion project, a local capital investment project, a downtown retail rent subsidy prospect, and recruitment of new commercial, industrial, retail, restaurant, hospitality, and family entertainment prospects.
20. EXECUTIVE SESSION FOR CONSULTATION WITH ATTORNEY REGARDING EXISTING OR POTENTIAL LITIGATION (Section 551.071) - DUSTIN REYNOLDS VS. MICHAEL KING ET AL, CAUSE NO. 20-CV-575 IN THE U.S. DISTRICT COURT FOR THE EASTERN DISTRICT OF TEXAS)

21. EXECUTIVE SESSION FOR CONSULTATION WITH ATTORNEY RE ENCROACHMENT ON CITY PROPERTY AT FIRST MONDAY GROUNDS (Section 551.071)
22. EXECUTIVE SESSION FOR DELIBERATIONS REGARDING POTENTIAL PURCHASE OF REAL PROPERTY (Section 551.072)

**RETURN TO OPEN SESSION**

23. ITEMS FOR FUTURE AGENDAS

**WORK SESSION**

24. WORK SESSION ON PROPOSED BUDGET FOR FISCAL YEAR 2021-2022
  - A. WATER / WASTEWATER RATES
  - B. GARBAGE RATES
  - C. FEE SCHEDULE
  - D. PAYROLL
  - E. TAX RATE
  - F. FIRST MONDAY
  - G. QUESTIONS / CHANGES
  - H. OTHER

25. ADJOURN

The Council may vote and/or act upon each of the items listed in this Agenda.

The City Council reserves the right to meet in Executive Session closed to the public at any time in the course of this meeting to discuss matters listed on the agenda, as authorized by the Texas Open Meetings Act, Texas Government Code, Chapter 551, including 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); and 551.087 (discussing economic development negotiations). Any decision held on such matters will be taken or conducted in Open Session following the conclusion of the Executive Session.

The City of Canton City Hall is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need assistance should contact the City Secretary 48 hours prior to this meeting at (903) 567-1841 so that appropriate arrangements may be made.

I, Debra Johnson, do hereby certify this Notice was posted at the Canton City Hall bulletin board, on July 15, 2021, at 8:40 a.m.

ATTEST:

  
Debra Johnson, City Secretary

Removed this the \_\_\_\_\_ day of July, 2021, at \_\_\_\_\_ .m.

\_\_\_\_\_  
Debra Johnson, City Secretary