



**NOTICE OF MEETING  
OF THE  
GOVERNING BODY OF  
COPPERAS COVE, TEXAS**

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*An agenda information packet is available for  
public inspection in the Copperas Cove Public Library, City Hall and on the City's Web Page [www.ci.copperas-cove.tx.us](http://www.ci.copperas-cove.tx.us)*

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Notice is hereby given that a **Regular Council Meeting** of the City of Copperas Cove, Texas will be held on the **5th day of September 2006**, at **7:00 p.m.**, in the City Hall Council Chambers at 507 South Main Street, Copperas Cove, Texas 76522 at which time the following subjects will be discussed:

**A. CALL TO ORDER**

**B. INVOCATION AND PLEDGE OF ALLEGIANCE**

**C. ROLL CALL**

**D. ANNOUNCEMENTS**

**E. PUBLIC RECOGNITION**

1. Presentation to the City of Copperas Cove for 20 years of continuous corporate membership in the Association of The United States Army. **LTG Don Jones**

**F. CITIZENS FORUM** At this time, citizens will be allowed to speak on any matter other than personnel matters, matters under litigation, or matters on the regular agenda, for a length of time not to exceed five minutes per person. Thirty minutes total has been allotted for this section.

**G. CONSENT AGENDA** All matters listed under this item are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the consent agenda and will be considered separately.

1. Consideration and action on approval of minutes from August 15, 2006.  
**Jane Lees, City Secretary**
2. Consideration and action on approval of minutes from August 24, 2006.  
**Jane Lees, City Secretary**

3. Consideration and action on approval of minutes from August 29, 2006.  
**Jane Lees, City Secretary**
4. Consideration and action on awarding RFP (Request for Proposal) No. 2006-09-75, Uniform Services, to Unifirst Corporation of Hewitt, Texas, for a two (2) year period, and for an optional two (2), one (1) year period.  
**Christine M. Julius, Assistant Finance Director**
5. Consideration and action on authorizing the City Manager to enter into an agreement with Hill Country Community Action Association, Inc. to occupy a designated area of the Human Resource Center for a period of two years with an option to renew one additional year.  
**Ken Wilson, Director of Community Services**
6. Consideration and action on authorizing the City Manager to enter into an agreement with Central Counties Center for MHMR (Mental Health and Mental Retardation) Services to occupy a designated area of the Human Resource Center for a period of two years with an option to renew one additional year.  
**Ken Wilson, Director of Community Services**

#### **H. PUBLIC HEARINGS/ACTION**

- 1a. Public hearing on Ordinance No. 2006-27, changing the zoning designation for House Creek North, Phases II and III from AG-1 Agricultural to R-1 Single Family Residential, containing a savings clause and an effective date.  
**John C. Adel, City Planner**
- 1b. Consideration and action on Ordinance No. 2006-27, changing the zoning designation for House Creek North, Phases II and III from AG-1 Agricultural to R-1 Single Family Residential, containing a savings clause and an effective date.  
**John C. Adel, City Planner**
- 2a. Public hearing on Ordinance No. 2006-28, changing the zoning designation for Tonkawa Village, Phases II and III from AG-1 Agricultural to R-1 Single Family Residential, containing a savings clause and an effective date.  
**John C. Adel, City Planner**
- 2b. Consideration and action on Ordinance No. 2006-28, changing the zoning designation for Tonkawa Village, Phases II and III from AG-1 Agricultural to R-1 Single Family Residential, containing a savings clause and an effective date.  
**John C. Adel, City Planner**
- 3a. Public hearing on Ordinance No. 2006-29, changing the zoning designation for 2.079 acres at the northwest corner of US Hwy. 190 and Robertson Avenue, also known as Walgreen's Subdivision, from B-2 Local Retail, B-4 Business and B-5 Business to B-3 Local Business, containing a savings clause and an effective date.  
**John C. Adel, City Planner**

- 3b. Consideration and action on Ordinance No. 2006-29, changing the zoning designation for 2.079 acres at the northwest corner of US Hwy. 190 and Robertson Avenue, also known as Walgreen's Subdivision, from B-2 Local Retail, B-4 Business and B-5 Business to B-3 Local Business, containing a savings clause and an effective date. **John C. Adel, City Planner**
- 4a. Public hearing on a final plat identified as Thousand Oaks Addition III, City of Copperas Cove, Coryell County, Texas. **John C. Adel, City Planner**
- 4b. Consideration and action on a final plat identified as Thousand Oaks Addition III, City of Copperas Cove, Coryell County, Texas. **John C. Adel, City Planner**
- 5a. Public hearing on a final plat identified as Walker Place Phase 7, Section 2, City of Copperas Cove, Coryell County, Texas. **John C. Adel, City Planner**
- 5b. Consideration and action on a final plat identified as Walker Place Phase 7, Section 2, City of Copperas Cove, Coryell County, Texas. **John C. Adel, City Planner**
- 6a. Public hearing on a final plat identified as The Valley At Great Hills, Phase 1, City of Copperas Cove, Lampasas County, Texas. **John C. Adel, City Planner**
- 6b. Consideration and action on a final plat identified as The Valley At Great Hills, Phase 1, City of Copperas Cove, Lampasas County, Texas. **John C. Adel, City Planner**
- 7a. Public hearing concerning a petition for voluntary annexation of a portion of the proposed subdivision identified as The Valley At Great Hills, Phase 1. **John C. Adel, City Planner**
- 7b. Consideration and action concerning a petition for voluntary annexation of a portion of the proposed subdivision identified as The Valley At Great Hills, Phase 1. **John C. Adel, City Planner**
- 8. Public hearing on the changes to the City Manager's proposed budget for the 2006-2007 fiscal year. **Andrea Gardner, Assistant City Manager/Director of Finance**

## **I. ACTION ITEMS**

- 1. Consideration and action to approve the Copperas Cove Economic Development Corporation (CCEDC) budget for 2006-2007. **Jerry Conner, Economic Development Corporation Director**
- 2. Consideration and action to approve the Copperas Cove Economic

Development Corporation (CCEDC) amended Guidelines. **Jerry Conner, Economic Development Corporation Director**

3. Consideration and action on Ordinance No. 2006-09, amending Personnel Policy 120. **Kelli Sames, Human Resources Director**
4. Consideration and action on Ordinance No. 2006-24 approving and adopting a budget for operating the municipal government of the City of Copperas Cove for fiscal year 2006-07. **Andrea Gardner, Assistant City Manager/Director of Finance**
5. Consideration and action on Ordinance No. 2006-25 adopting the tax rate for fiscal year 2006-07. **Andrea Gardner, Assistant City Manager/Director of Finance**
6. Consideration and action on approving Ordinance No. 2006-30 authorizing the issuance and sale of City of Copperas Cove, Texas, Tax Notes, Series 2006, in the aggregate principal amount of \$1,260,000; levying a tax in payment thereof; prescribing the form of said notes; approving execution and delivery of a purchase agreement; and enacting other provisions relating to the subject. **Andrea Gardner, Assistant City Manager/Director of Finance**
7. Consideration and action on Ordinance No. 2006-31 amending Section 11-25, Article II, Chapter 11 and amending Section 11-33(1)(a), Article II, Chapter 11 of the City Code of Ordinances. **Andrea Gardner, Assistant City Manager/Director of Finance**
8. Consideration and action on authorizing the City Manager to execute a Retainer Agreement between the City of Copperas Cove and Catalano & Plache, PLLC. **Andrea Gardner, Assistant City Manager/Director of Finance**
9. Consideration and action on Ordinance No. 2006-32 amending the City's "Fee Schedule". **Andrea Gardner, Assistant City Manager/Director of Finance**
10. Consideration and action on Ordinance No. 2006-33 amending Article IV, Section 11-71(2)(c) of the City Code of Ordinances. **Andrea Gardner, Assistant City Manager/Director of Finance**
11. Consideration and action on Ordinance No. 2006-26 ordering the denial of Atmos Energy rate increase request. **Steven J. Alexander, City Manager**
12. Consideration and action on re-appointment of members to the Copperas Cove Hospital Authority Board of Directors. **Jane Lees, City Secretary**

## **J. STAFF REPORTS**

1. Household Hazardous Waste Collection Event, September 16, 2006. **Mike Mundell, Solid Waste Superintendent**
2. Financial Report for the Month ended June 30, 2006. **Andrea Gardner, Assistant City Manager/Director of Finance**

**K. REPORTS OF ADVISORY COMMITTEES AND BOARDS**

**L. ITEMS FOR FUTURE AGENDAS**

**M. EXECUTIVE SESSION**

1. Pursuant to §551.087 of the Open Meetings Act. *Tex. Gov't Code*, Council will meet in Executive Session for deliberations regarding Economic Development Negotiations. *(1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.*

**N. RECONVENE INTO OPEN SESSION FOR POSSIBLE ACTION RESULTING FROM ANY ITEMS POSTED AND LEGALLY DISCUSSED IN EXECUTIVE SESSION**

**O. ADJOURNMENT**

The City Council reserves the right to adjourn into Executive Session at any time regarding any issue on this agenda for which it is legally permissible.

City Hall is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to the meeting. Please contact the City Secretary at (254) 547-4221, (254) 547-6063 TTY, or FAX (254) 547-5116 for information or assistance.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Governing Body of the City of Copperas Cove was posted on or before 5:00 p.m., September 1, 2006 on the glass front door of City Hall, a place convenient and readily accessible to the general public at all times.

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Jane Lees, CMC, City Secretary

