



AGENDA  
ELGIN CITY COUNCIL  
REGULAR MEETING  
TUESDAY, FEBRUARY 4, 2020  
CITY ANNEX COUNCIL CHAMBERS, 310 NORTH MAIN STREET  
7:00 PM

**I. CALL TO ORDER**

**II. ROLL CALL**

**III. INVOCATION**

**IV. PLEDGE OF ALLEGIANCE**

**V. PUBLIC HEARING**

1. **Public Hearing On An Ordinance Amending Chapter 46, Article IV, Division 4 Code Of Ordinances, City Of Elgin, Texas Which Modifies Terminology & Removes A Manufactured Home Park And Industrialized Housing As A Use By Right In The R-3 Single Family, Two-Family, & Industrialized District. Also Amending Chapter 46, Article II, Division 5, Code Of Ordinances, City Of Elgin, Texas Which Modifies Terminology And Removes By Specific Use A HUD Code Manufactured Home Park In The R-1 Single Family District & R-2 Single Family (Two-Family) And Garage Apartment District, And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.**

Documents:

[PUBLIC HEARING COUNCIL COVERSHEET.PDF](#)

2. **Public Hearing On An Ordinance Amending The Official Zoning Map Of The City Of Elgin, Texas Adopted In Chapter 46, Section 46-3, Revised Code Of Ordinances, City Of Elgin, Texas, 2013 And Making This Amendment A Part Of Said Official Zoning Map, To Wit: To Rezone As R-3 Single Family, Two Family, And Industrialized Housing District, The Property Being Approximately 68.992 Acres Of Land And Being Described In Exhibit "A", Attached Hereto And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.**

Documents:

[PUBLIC HEARING COUNCIL COVERSHEET.PDF](#)

3. **Public Hearing On An Ordinance Amending Chapter 6, Article III, Unsafe Building Abatement, City Of Elgin, Texas, By Amending Section 6-57, Sections 6-59 Through 6-61, Section 6-63, Section 6-65, Section 6-66, Section 6-68 Through 6-70 And Repealing All Other Ordinances And Parts Of Ordinances In Conflict Therewith; An Providing A Savings Clause.**

Documents:

[PUBLIC HEARING COUNCIL COVERSHEET.PDF](#)

4. **Public Hearing On An Ordinance Amending Chapter 46, Article V, Division 4, Section 46-635 Code Of Ordinances, City Of Elgin, Texas Which Amends The Offsite Minimum Parking And Loading Requirements In The Downtown Historic District To No Minimum And Sets Maximum Parking Standards To Six (6) Parking Spaces, And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.**

5. **Public Hearing On An Ordinance Amending Chapter 32, Article I, Section 32-3; Amending Chapter 32, Article III, Sections 32-103, 321-96, And 32-226; Amending Chapter 46, Article I, Section 46-1; Amending Chapter 46, Article II, Division 5, Section 46-138(A); Amending Chapter 46, Article V, Division 8, Sections 46-718 - 46-747; Adding Chapter 46, Article III, Section 46-183 - 46-184; Adding Chapter 46, Article V, Division 9 Wireless Communication Facilities (WCF); And Providing For A Savings Clause And Repealing Conflicting Ordinances Or Resolutions.**

Documents:

[PUBLIC HEARING COUNCIL COVERSHEET.PDF](#)

**VI. PUBLIC COMMENT**

Individuals may request to speak on items on the agenda, and items not on the agenda, by requesting to speak during the meeting and under "PUBLIC COMMENT" and will be required to fill out a "PUBLIC COMMENT FORM" and present it, along with any material, handouts or information for Council, to the City Secretary prior to commencement of the Council meeting. Speaker comments are limited to three (3) minutes.

No formal action can be taken by the City Council on items not posted on the agenda. Items requiring a Public Hearing will allow a member of the public an opportunity to speak during the Public Hearing and does not require submission of a "PUBLIC COMMENT FORM." Speakers must address their comments to the Mayor or Presiding Officer rather than to an individual Council Member or member of Staff. All speakers must limit their comments to the specific subject matter noted on the "PUBLIC COMMENT FORM" and refrain from personal attacks or derogatory comments directed at any Council Member, member of Staff, other individual or group.

**VII. CITY MANAGERS REPORT**

1. **General Activity Report And/Or Project Update**

Documents:

**VIII. CONSENT AGENDA**

All of the items on the consent agenda are considered to be self-explanatory by the Council and will be enacted with one motion, one second, and one vote. There will be no separate discussion of these items unless a council member removes an item from the Consent Agenda and places it on the New Business section for Discussion and action.

**1. City Council Meeting Minutes - January 7, 2020 And January 21, 2020.**

Documents:

[EXSUMMARY SHEET MINUTES.PDF](#)  
[CITY COUNCIL MINUTES 01-07-2020.PDF](#)  
[CITY COUNCIL MINUTES, 01-21-20.PDF](#)

**IX. NEW BUSINESS**

**1. An Ordinance Amending Chapter 46, Article IV, Division 4 Code Of Ordinances, City Of Elgin, Texas Which Modifies Terminology & Removes A Manufactured Home Park And Industrialized Housing As A Use By Right In The R-3 Single Family, Two-Family, & Industrialized District. Also Amending Chapter 46, Article II, Division 5, Code Of Ordinances, City Of Elgin, Texas Which Modifies Terminology And Removes By Specific Use A HUD Code Manufactured Home Park In The R-1 Single Family District & R-2 Single Family (Two-Family) And Garage Apartment District, And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.**

Documents:

[COUNCIL COVERSHEET.PDF](#)  
[CODE CHANGE ORDINANCE \(MOBILE HOMES IND. HOUS.\).PDF](#)

**2. An Ordinance Amending The Official Zoning Map Of The City Of Elgin, Texas Adopted In Chapter 46, Section 46-3, Revised Code Of Ordinances, City Of Elgin, Texas, 2013 And Making This Amendment A Part Of Said Official Zoning Map, To Wit: To Rezone As R-3 Single Family, Two Family, And Industrialized Housing District, The Property Being Approximately 68.992 Acres Of Land And Being Described In Exhibit "A", Attached Hereto And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.**

Documents:

[COUNCIL COVERSHEET.PDF](#)  
[REZONING ORDINANCE ASSEMBLY.PDF](#)

**3. An Ordinance Amending Chapter 6, Article III, Unsafe Building Abatement, City Of Elgin, Texas, By Amending Section 6-57, Sections 6-59 Through 6-61, Section 6-63, Section 6-65, Section 6-66, Section 6-68 Through 6-70 And Repealing All Other Ordinances And Parts Of Ordinances In Conflict Therewith; An Providing A Savings Clause.**

Documents:

[COUNCIL COVERSHEET.PDF](#)  
[UNSAFE BUILDING ORDINANCE.PDF](#)  
[EXHIBIT A OF UNSAFE BUILDING ORDINANCE.PDF](#)

**4. An Ordinance Amending Chapter 46, Article V, Division 4, Section 46-635 Code Of Ordinances, City Of Elgin, Texas Which Amends The Offsite Minimum Parking And Loading Requirements In The Downtown Historic District To No Minimum And Sets Maximum Parking Standards To Six (6) Parking Spaces, And Providing A Savings Clause And Repealing Conflicting Ordinances And Resolutions.**

Documents:

[COUNCIL COVERSHEET.PDF](#)  
[DOWNTOWN PARKING ORDINANCE PACKET.PDF](#)

**5. An Ordinance Amending Chapter 32, Article I, Section 32-3; Amending Chapter 32, Article III, Sections 32-103, 321-96, And 32-226; Amending Chapter 46, Article I, Section 46-1; Amending Chapter 46, Article II, Division 5, Section 46-138(A); Amending Chapter 46, Article V, Division 8, Sections 46-718 - 46-747; Adding Chapter 46, Article III, Section 46-183 - 46-184; Adding Chapter 46, Article V, Division 9 Wireless Communication Facilities (WCF); And Providing For A Savings Clause And Repealing Conflicting Ordinances Or Resolutions.**

Documents:

[COUNCIL COVERSHEET.PDF](#)  
[CODE CHANGE ORDINANCE \(WCF\).PDF](#)

**6. A Resolution Adding An Addendum Between The City Of Elgin And Arch Technical Services LLC, DBA ATS Engineers, Inspectors, & Surveyors For Adding Fire Code Review And Fire Inspections.**

Documents:

[COUNCIL COVERSHEET.PDF](#)  
[RESOLUTION \(ATS ADDENDUM FOR FIRE SERVICES\).PDF](#)  
[EXHIBIT A OF RESOLUTION \(ATS ADDENDUM FOR FIRE SERVICE\).PDF](#)

**7. A RESOLUTION OF THE CITY OF ELGIN, SUPPORTING AN APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR 2020 HOUSING TAX CREDITS FOR THE PROPOSED COTTAGES OF CEDAR RIDGE PROJECT; AND PROVIDING FOR RELATED MATTERS**

Documents:

EX SUMMARY - COTTAGES CEDAR RIDGE.PDF  
RESOCOTTAGESCRAPP220.PDF  
ELGIN DEV NARRATIVE (1 PAGE)\_1.30.20.PDF  
SITE MAP\_ELGIN.PDF

**X. EXECUTIVE SESSION**

The City Council may announce that it will adjourn the public meeting at any time during the meeting and convene in Executive Session pursuant to Chapter 551 of the Texas Government Code to discuss any matter as specifically listed on the agenda and/or as permitted by Chapter 551 of the Texas Government Code.

**XI. RECONVENE**

The City Council will return to open session for possible discussion and action as a result of the Executive Session

**XII. ANNOUNCEMENTS**

**XIII. ADJOURMENT**

Notice of Assistance at Public Meetings, the City of Elgin is committed to compliance with the Americans with Disabilities Act. Elgin City Hall and Council Chambers are wheelchair accessible and special marked parking is available. Persons with Disabilities who plan to attend this meeting and who may need assistance are requested to contact the City Secretary's Office at (512)229-3222. Please provide forty-eight hours notice when feasible.

I, Amelia Sanchez, City Secretary for the City of Elgin, hereby certify this notice was posted at the City Hall Annex of the City of Elgin, Texas on or before Friday, January 31, 2020 in accordance with Chapter 551 of the Texas Government Code.

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Amelia Sanchez, City Secretary