



**NOTICE OF MEETING OF THE CITY COUNCIL OF THE  
CITY OF HARKER HEIGHTS, TEXAS**

Notice is hereby given that, beginning at 5:00 p.m. on Tuesday, September 13, 2022 and continuing from day to day thereafter if necessary, the City Council of the City of Harker Heights, Texas, will hold a meeting in the Kitty Young Council Chamber at 305 Miller's Crossing, Harker Heights, Texas 76548. The subjects to be discussed are listed in the following agenda:

**MEETING AGENDA**

**I. INVOCATION:**

**II. PLEDGE OF ALLEGIANCE:**

I Pledge Allegiance to the Flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

Honor the Texas Flag. I pledge allegiance to thee Texas; one State under God, one and indivisible.

**III. ROLL CALL:**

**IV. CONSENT ITEMS:**

1. Discuss and consider approving the minutes of the meeting held on August 23, 2022, and take the appropriate action.

**V. PRESENTATIONS BY CITIZENS:**

Citizens who desire to address the Council on any matter may do so during this item. Please understand that while the Council appreciates hearing your comments, State law (Texas Gov't Code §551.042) prohibits them from: (1) engaging in discussion other than providing a statement of specific factual information or reciting existing City policy, and (2) taking action other than directing Staff to place the matter on a future agenda. Please state your name and address for the record and limit your comments to three minutes.

**VI. PUBLIC HEARINGS:**

1. Conduct a public hearing to discuss and consider approving an Ordinance of the City Council of the City of Harker Heights, Texas, levying a tax rate of \$0.5800 per \$100 valuation, comprised of \$0.4511 for maintenance and operations and \$0.1289 for interest and sinking, for Fiscal Year 2022-2023 (Tax Year 2022) and take the appropriate action. (Finance Director)

2. Conduct a public hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, to amend §154.01 Definitions of the Harker Heights Code of Ordinances to update and clarify definitions and take the appropriate action. (Planning and Development Director)
3. Conduct a public hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, granting B-3 (Local Business District) with a Conditional Use Permit (CUP) to allow for a mobile food vendor court for one mobile food truck on property described as Meadow Acres, Block 006, Lot PT 7, 8, (E 14.5' of N 130' of 7 & W 85.5' of N 130' of 8), generally located at 808 S. Ann Blvd., Harker Heights, Bell County, Texas, 76548, and take the appropriate action. (Planning and Development Director)
4. Conduct a public hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, granting a change in zoning designation from R-1 (One-Family Dwelling District) to R1-I (Single-Family Infill District) on property described as A0288BC V L Evans, Unit 11-Brad Mor Apts Acres 2.8, generally located North of Northside Dr. and East of Jamie Rd., Harker Heights, Bell County, Texas, 76548 and take the appropriate action. (Planning and Development Director)
5. Conduct a public hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, granting a change in zoning designation from R-3 (Multi-Family Dwelling District) to R1-I (Single-Family Infill District) on properties described as Kern Terrace 3rd Ext., Block 004, Lots 0005-0008, generally located at 208-214 Northside Drive, Harker Heights, Bell County, Texas, 76548 and take the appropriate action. (Planning and Development Director)
6. Conduct a public hearing to discuss and consider approving an Ordinance of the City of Harker Heights, Texas, granting a change in zoning designation from R-1 (One-Family Dwelling District) to R1-I (Single-Family Infill District) on property described as Kern Terrace 3rd Ext., Block 004, Lot 0009, generally located at 216 Northside Drive, Harker Heights, Bell County, Texas, 76548, and take the appropriate action. (Planning and Development Director)

## **VII. REGULAR BUSINESS:**

1. Discuss and consider a resolution of the City Council of the City of Harker Heights, Texas, approving a negotiated settlement between the Atmos Cities Steering Committee ("ACSC") and Atmos Energy Corp., Mid-Tex Division regarding the Company's 2022 Rate Review Mechanism filing; declaring existing rates to be unreasonable; adopting tariffs that reflect rate adjustments consistent with the negotiated settlement; finding the rates to be set by the attached settlement tariffs to be just and reasonable and in the public interest; approving an attachment establishing a benchmark for pensions and retiree medical benefits; requiring the Company to reimburse ACSC's reasonable ratemaking expenses; determining that this resolution was passed in accordance with the requirements of the Texas Open Meeting Act; adopting a savings clause; declaring an effective date; and requiring delivery of this resolution to the Company and the ACSC's legal counsel and take the appropriate action. (Finance Director)

2. Discuss and consider approving a Preliminary Plat referred to as Meadow White Addition, on property described as being a 1.021 acre tract of land in Bell County, Texas, being part of the John T. Tumlinson Survey, Abstract No. 831, the land herein being part of Lot 2, Block 5, Meadow Acres, an addition to the City of Harker Heights, Texas, being of record in Cabinet A, Slide 143-C, plat records of Bell County, Texas (P.R.B.C.T.), and being that all certain tract of land conveyed in a general warrant deed to BFF Construction, LLC, a Texas limited liability company, being described of record under Instrument No. 2022035043, Official Public Records of Real Property of Bell County, Texas (O.P.R.R.P.B.C.T.) and take the appropriate action. (Planning and Development Director)
3. Discuss and consider approving a Final Plat referred to as Indian Land Addition, on property described as being a 1.312 acre tract of land in Bell County, Texas, being part of the E. Dawson survey, Abstract No. 258 and the H.B. Littlefield survey, Abstract No. 511, being all of Lots 11-14, Block 23, Comanche Land Second Land, an addition to the City of Harker Heights, Texas, being of record in Cabinet A, Slide 184-A, plat records of Bell County, Texas (P.R.B.C.T.), and being part of that certain tract of land conveyed in a deed reserving life estate to the Mary Jayrene Horn Revocable Living Trust dated June 20, 2005, being described of record in Volume 5762, Page 289, Official Public Records of Real Property, Bell county, Texas, and take the appropriate action. (Planning and Development Director)
4. Discuss and consider approving a Final Plat referred to as Heights City Center, on property described as 3.496 acres, situated in the Martin Smith survey, abstract 750, Bell County, Texas, embracing all of lot 1, block 4, park addition, an addition within the City of Harker Heights, Bell County, Texas, according to the plat of record in cabinet c, slide 178-b, plat records of Bell County, Texas and all of lot 3, block 1, Union State Bank addition, phase two, an addition within the City of Harker Heights, Bell County, Texas, according to the plat of record in cabinet d, slide 67-c, of said plat records and take the appropriate action. (Planning and Development Director)
5. Discuss and consider approving a Resolution of the City Council of the City of Harker Heights, Texas, authorizing the Mayor to sign an Interlocal Agreement between the City of Harker Heights, Texas, the City of Killeen, Texas, and Bell County, Texas, that establishes the scope of the Chaparral Road Realignment/Reconstruction Project and responsibilities of each of the parties as it relates to the project; and take the appropriate action. (Planning and Development Director)
6. Discuss and consider approving a Resolution of the City Council of the City of Harker Heights, Texas, to authorize an agreement with Vigilant Solutions to provide services and equipment related to the digital license plate reader program in the amount of \$61,210.00 through the Homeland Security Grant; Authorize the City Manager to act and sign on behalf of the City, and take the appropriate action. (Chief of Police)
7. Receive and discuss the City Manager's Report. (City Manager)

**VIII. ITEMS FROM COUNCIL AND ANNOUNCEMENTS:**

1. Councilmember closing statements.
2. Updates and announcements from the Mayor.

**IX. ADJOURNMENT:**

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Harker Heights, Texas, a place readily accessible to the general public at all times, on 9th of September 2022, by 4:00 p.m., and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Julie Helsham  
City Secretary

*This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 254-953-5600, or FAX 254-953-5614, or email [jhelsham@harkerheights.gov](mailto:jhelsham@harkerheights.gov) for further information.*

*Pursuant to Chapter 551 of the Government Code the City Council reserves the right to go into Closed Meeting on any item listed above if deemed necessary.*

*Note: On occasion the City Council may consider agenda items out of order.*