



**AGENDA
CITY COUNCIL SPECIAL MEETING
OCTOBER 27, 2025**

1371 WEST FM 550 - McLendon-Chisholm, Texas 75032 5:30 PM

1. CALL TO ORDER

2. EXECUTIVE SESSION

The City Council for the City of McLendon-Chisholm, Texas, reserves the right to convene into executive session at any time during the course of this meeting to discuss any of the matters listed, as authorized by Texas Government Code, Chapter 551, §551.072 - Real Property; §551.073 - Prospective Gifts; §551.074 - Personnel Matters; §551.076 - Security Devices; §551.086 - Utility Competitive Matters; and §551.087 - Economic Development Negotiation

3. INVOCATION AND PLEDGE

4. RULES OF DECORUM

5. PUBLIC HEARING

5.1. Public Hearing to receive comments on a special use permit for a detached guesthouse on property located at 1395 E FM 550, Rockwall, Texas.

5.2. Public Hearing to receive comments on an Ordinance Amendment to the City's Comprehensive Zoning Ordinances approving a Chapter 14A, "Zoning Ordinance", Article 4, "Zoning Districts", Section 4-8, "General Business District" to regulate noise, light and sound in the General Business District, amended by adding subsections 4-8 (K) .

6. CITIZEN COMMENTS

7. CONSENT AGENDA

7.1. Discuss and consider approval of a final plat combining tract into one lot. This subject property is located at 247 Stevens Road in the Extra-Territorial Jurisdiction of McLendon-Chisholm.

7.2. Consider approving the minutes from Oct 14, 2025 City Council Meeting.

8. PRESENTATION

8.1. Presentation by P3Works, LLC on the establishment and administration of special financing districts, including Public Improvement Districts (PIDs).

9. ITEMS FOR DISCUSSION

- 9.1. Discuss and consider approval of the request to construct a new residence and designate the existing structure as a detached guesthouse for the subject property located at 1395 E. FM 550 in the Single Family Residential Zoning District.
- 9.2. Discuss and consider approval of a site plan for a convenience store with fuel sales. This site is located on the east side of the corner of SH 205 and FM 550. Rockwall CAD # 11384
- 9.3. Discuss results of the Request for Proposals (RFP) for street repairs and culvert replacements on designated roadway and consider direction to staff for next steps.

10. COUNCIL MEMBER REPORTS AND ANNOUNCEMENTS

The City Council will have an opportunity to address items of community interest including: expressions of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen; a reminder about an upcoming event organized or sponsored by the City of McLendon-Chisholm; information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the City of McLendon-Chisholm that was attended or is scheduled to be attended by a member of the City Council or an official or employee of the City of McLendon-Chisholm; and announcements involving an imminent threat to the public health and safety of people in the City of McLendon-Chisholm that has arisen after posting the agenda.

11. ADJOURN

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session in order to seek confidential legal advice from the City Attorney on any agenda item herein.

I, Angela Jennings, do hereby certify that the above Notice of Meeting of the City Council of McLendon-Chisholm, Texas was posted or before 5:00 p.m., Oct 20, 2025 on the outside bulletin board at City Hall, a place convenient and readily accessible to the public at all times.