

CITY OF HEATH, TEXAS

ORDINANCE NO. 260526B

AN ORDINANCE OF THE CITY OF HEATH, TEXAS, AMENDING CHAPTER 159, "ZONING" OF THE CITY OF HEATH CODE OF ORDINANCES, BY AMENDING SECTION 159.21(C) (SF-43) SINGLE-FAMILY RESIDENTIAL DISTRICT, CONDITIONAL USES TO ADD SUBSECTION (C)(9) AMBULANCE SERVICES; PROVIDING FOR INCORPORATION OF THE PREMISES; PROVIDING FOR AMENDMENTS; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY NOT TO EXCEED THE SUM OF TWO THOUSAND DOLLARS (\$2,000.00) FOR EACH OFFENSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City of Heath ("City") is a home rule municipality, acting under its Charter adopted by the electorate pursuant to Article XI, Section 5 of the Texas Constitution and Chapter 9 of the Texas Local Government Code; and

WHEREAS, the City adopted a comprehensive zoning ordinance in Chapter 159 "Zoning" of the City of Heath Code of Ordinances in accordance with Chapter 211 of the Texas Local Government Code ("Zoning Ordinance"); and

WHEREAS, the City Council of the City has investigated and determined that it is in the best interest of the City to amend the Zoning Ordinance to allow the addition of ambulance services as a conditional use in the "(SF-43) Single-Family Residential District"; and

WHEREAS, the Planning and Zoning Commission and the City Council in compliance with the laws of the State of Texas and the ordinances of the City have given the requisite notices by publication and otherwise, have held public hearings and afforded a full and fair hearing to all persons interested in and situated in the affected area; and

WHEREAS, the City Council, in the exercise of its legislative discretion, has concluded that the Zoning Ordinance be amended as set forth in this Ordinance and that such amendment is in the health, safety and welfare of the citizens of Heath and the general public.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF HEATH, TEXAS THAT:

Section 1. Incorporation of Premises. All of the above premises are found to be true and correct and are incorporated into the body of this Ordinance as if copied in their entirety.

Section 2. Amendment to Section 159.21. That Section 159.21 (SF-43) "Single-Family Residential District" in Chapter 159, "Zoning" of the City of Heath Code of Ordinances is hereby amended to add subsection (9) to Section 159.21(C) "Conditional uses (require permits, see § 159.43)" to read entirely shown below (with deletions shown as ~~striketrough~~ text and additions shown as underlined text), with the remaining portions of Chapter 159, "Zoning," remaining in full force and effect.

“(C) *Conditional uses (require use permits, see § 159.43).*

- (1) Associated recreation and/or community clubs;
- (2) Accessory buildings that do not conform to the requirements specified in division (B)(15) above;
- (3) Facilities for railroads or those utilities holding a franchise in the city;
- (4) Paved parking facilities for non-residential uses that are not allowed in this district if properly screened, buffered, and landscaped;
- (5) A private residential tennis court used as an accessory to a residential use if not located on the same lot or utilizing lights;
- (6) A driveway or crosswalk, as distinct from a dedicated street, to provide access to premises in a commercial or industrial district;
- (7) Agricultural use; ~~and~~
- (8) Wind energy systems that do not conform to requirements listed in division (B)(13) above (see also § 159.50); and
- (9) Ambulance services for companies contracted with the Rockwall County Emergency Services Corporation or otherwise contracted to provide ambulance services within the City’s jurisdiction.

Section 3. Repealer. This Ordinance shall be cumulative of all provisions of all ordinances of the City of Heath, as amended, and shall not repeal any of the provisions of such ordinances, except in those instances where provisions of such ordinances are in direct conflict with the provisions of this Ordinance.

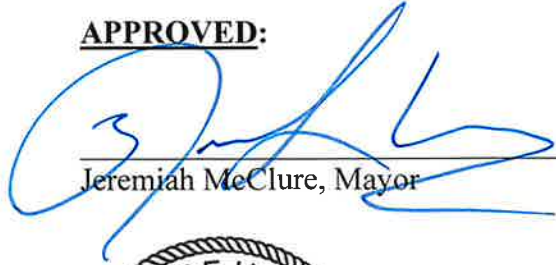
Section 4. Severability. It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses and phrases of this Ordinance are severable, and if any phrase, clause, sentence, paragraph or section of this Ordinance shall be declared unconstitutional by the valid judgment or decree of any court of competent jurisdiction, such unconstitutionality shall not affect any of the remaining phrases, clauses, sentences, paragraphs and sections of this Ordinance, since the same would have been enacted by the City Council without the incorporation in this Ordinance of any such unconstitutional phrase, clause, sentence, paragraph or section.

Section 5. Penalty. Any person, firm or corporation violating any provision of this ordinance shall be deemed guilty of a misdemeanor and, upon conviction, in the municipal court of the City of Heath, Texas, shall be punished by a fine not to exceed the sum of two thousand dollars (\$2,000.00) for each offense, and each and every day any such violation shall continue shall be deemed to constitute a separate offense.

Section 6. Effective Date. This Ordinance shall take effect immediately from and after its passage, and the publication of the caption, as the law and Charter in such cases provide.

PASSED, APPROVED, AND ADOPTED on this the 26th day of May 2026.

APPROVED:



Jeremiah McClure, Mayor

ATTEST:



Norma Duncan, City Secretary

APPROVED AS TO FORM:



Marie Johnson, Assistant City Attorney



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Real estate advertised in this newspaper is subject to the amended Federal Fair Housing Act of 1968, which makes it illegal to advertise any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin or intention to make such preference, limitation or discrimination. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. For complaints call the Fair Housing Office in your city or HUD 800-669-9777.

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Locators may advertise apartment units in general terms & all units may not have the same features. The amount of rent quoted in an ad may be the starting rent for a basic unit which does not have all advertised features.

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Legal Bids & Proposals

REQUEST FOR PROPOSALS
EMPLOYEE ASSISTANCE PROGRAM (EAP)
RFP No. 2026-067

Legal Bids & Proposals

REQUEST FOR PROPOSALS
RFP# 2026-068

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The North Central Texas Council of Governments (NCTCOG) is soliciting proposals for EMPLOYEE ASSISTANCE PROGRAM (EAP). Proposals will be accepted until 2:00 p.m. (CT), July 9, 2026, on the NCTCOG Bidnet portal and will be publicly opened and read aloud shortly thereafter. Solicitation documents are available online at <https://www.bidnetdirect.com/texas/nctcog>.

Elsa Littrell, NIGP-CPP, CPPP, CPPB
Purchasing Agent
NCTCOG
elittrell@nctcog.org
IPLDMN0145358

The North Central Texas Council of Governments (NCTCOG) is soliciting Statements of Proposals for Independent Contract Reclamation Specialist. Responses are welcome from providers that are able to provide any or all these products and services. Responses are due and will be opened and read aloud at 2:00 p.m. (CDT) 6/25/2026. To obtain a proposal packet visit: <https://www.nctcog.org/agency-administration/purchasing/open-solicitations>.

IPLDMN0143092

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Public Notice
Upper Trinity Regional Water District, a political subdivision of the State of Texas, is currently seeking sealed bids for the following item:

1. HEATH AND WELFARE REQUEST FOR PROPOSAL

Sealed bids will be received online by the Upper Trinity Regional Water District until 10:00 A.M. local time on Friday, July 2. Specifications & bid packet may be obtained by going to <http://www.utrwtd.com/business-opportunities>.

IPLDMN0143521

careers

Legal/Public Notices

City of Heath, Texas Ordinance No. 260526C amending Chapter 159, "Zoning" of the Code of Ordinances, to grant a Conditional Use Permit to allow for an ambulance service on property zoned (SF-43) single family residential district, being a 1.025-acre tract of land situated in the E. Teal survey, abstract No. 207, tract 11, addressed as 6834 S. FM 549, City of Heath, Rockwall County, Texas, referenced as Rockwall County Central Appraisal District Property ID number 12649; providing a repealer clause; providing a severability clause; providing a penalty not to exceed the sum of two thousand dollars (\$2,000.00) for each offense; and providing an effective date.

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City of Heath, Texas Ordinance No. 260526B amending Chapter 159, "Zoning" of the City of Heath code of Ordinances, by amending Section 159.21(c) (SF -43) single family Residential District, conditional uses to add Subsection (c)(9) ambulance services; providing for incorporation of the premises; providing for amendments; providing a repealer clause; providing a severability clause; providing a penalty not to exceed the sum of two thousand dollars (\$2,000.00) for each offense; and providing an effective date.

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Public Comment Period - Draft 2026 Update to the North Central Texas Water Quality Management Plan

The North Central Texas Council of Governments (NCTCOG) invites local governments, citizens, and other organizations to comment on the Draft 2026 Update to the North Central Texas Water Quality Management Plan (WQMP), which is available as an interactive mapping tool at <https://www.nctcog.org/envir/natural-resources/water-resources> under the green banner titled "Current Water Quality Management Plan." NCTCOG administers the WQMP for the designated planning area pursuant to the federal Clean Water Act. The WQMP showcases where polluted water bodies lie within the NCTCOG region and discusses strategies for pollution prevention and removal. Submit written comments referencing the 2026 WQMP Update by June 22, 2026, to NCTCOG, Environment & Development, P.O. Box 5888, Arlington, TX 76005-5888, or email to EandD@nctcog.org. If you have questions about the Draft 2026 WQMP Update, please call 817-695-9221.

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BUSINESS

Sales surge despite rising mortgage rates

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Nam Y. Huh/The Associated Press

time last year, is helping to improve affordability, giving the housing market momentum, said Lawrence Yun, NAR's chief economist.

"I cannot definitively say if home sales are truly coming out of the slump, because we know that there's still uncertainty related to the oil prices or how the mortgage rates will move," Yun said, adding that he expects home sales will emerge from their multi-year slump if the average rate on a 30-year mortgage drops back closer to 6%.

The U.S. housing market has been in a slump since 2022, when mortgage rates began to climb from pandemic-era lows. Sales of previously occupied U.S. homes were essentially flat last year, stuck at a 30-year low. They have remained sluggish so far this year. They were flat in April after declining from a year earlier through the first three months of this year.

Years of soaring home prices, especially in the early part of this decade when rock-bottom mortgage rates fueled a buying frenzy, have left many would-be homebuyers frozen out of the market. And a chronic shortage of homes for sale nationally, due partly to years of below-average new home construction, has helped prop up home prices even in a multiyear sales

Sales of previously occupied U.S. homes accelerated last month to their fastest pace this year in a sharp turnaround in demand.

slump.

While the average rate has remained below where it was a year ago, it has been mostly trending higher since the war with Iran began, disrupting the passage of tankers ferrying crude oil from the Persian Gulf to customers worldwide and driving oil prices sharply higher. Expectations of high oil prices as the war continues have pushed up the long-term bond yields that lenders use as a guide to pricing home loans, causing mortgage rates to climb.

Despite the uncertainty over mortgage rates, first-time buyers accounted for 35% of home purchases last month, the highest share going back to June 2020, Yun said. Historically, they made up 40% of home sales.

U.S. trade deficit narrowed in April

Continued from Page 3B

\$55.9 billion, the Commerce Department's Bureau of Economic Analysis and Census Bureau said. Data for March were revised lower to show the deficit at \$56.6 billion instead of the previously reported \$60.3 billion.

Economists polled by Reuters forecast the trade deficit would shrink to \$56.1 billion in April. Exports increased 2.6% to \$327.1 billion, a record high. Goods exports surged 4.1% to a record \$221.3 billion. Petroleum exports increased to a record high of \$36.7 billion from \$27.6 billion in March, driven by higher volumes and oil prices tied to the Middle East conflict.

The U.S. is a net oil exporter. Crude prices have shot above \$100 per barrel since the war started in late February. The increase in petroleum products, including crude oil, pushed exports of industrial supplies and materials to a record high of \$89.0 billion. The nation's petroleum trade surplus swelled to a record high of \$17.7 billion from \$9.4 billion in March.

"The good news is that the trade picture is moving into better balance at the start of the second quarter ... but the bad news is the export growth looks uncertain, as much of it appears to be the result of higher energy prices from the Iran conflict," said Christopher Rupkey, chief economist at FWDBONDS.

Exports of capital goods increased \$4.0 billion to a record high of \$70.3 billion amid strong gains in computers and civilian aircraft. Consumer goods exports increased \$1.7 billion.

The increase in overall exports outpaced imports, which rose 2.0% to \$383.0 billion in April. Goods imports advanced 1.1% to \$304.9 billion. They were lifted by a \$7.0 bil-

lion increase in capital goods, mostly computers, semiconductors and telecommunications equipment, reflecting the AI spending spree.

But imports of industrial supplies and materials fell \$0.9 billion as petroleum products volumes dropped.

The overall goods trade deficit contracted 2.8% to \$83.7 billion. When adjusted for inflation, the goods trade gap narrowed \$1.5 billion, or 1.8%, to \$84.3 billion. Trade has been a drag on gross domestic product for two straight quarters.

"The latest trade data bode well for GDP when excluding trade in gold," said Stephen Brown, chief North America economist at Capital Economics.

The Atlanta Federal Reserve's GDP tracking estimate for the second quarter is running at a 3.3% annualized rate. The economy grew at a 1.6% pace in the first quarter.

The nation's goods trade deficit with China decreased \$2.6 billion to \$12.0 billion, with both exports and imports declining. The U.S. had goods trade deficits with Taiwan, Vietnam, Mexico, the European Union, Canada and South Korea among other nations.

President Donald Trump's administration has defended its protectionist trade policy as necessary to address these imbalances. The trade surplus with the United Kingdom dropped \$3.8 billion to \$2.6 billion in April, reflecting declines in both exports and imports.

Exports of services fell \$0.4 billion to \$105.8 billion in April, pulled down by weakness in travel, transport and maintenance and repair services. Exports of other business services, however, increased. Imports of services shot up \$1.3 billion to \$78.0 billion amid gains in transport, travel and insurance services.

Legal Bids & Proposals

Notice to Bidders

The Sabine River Authority of Texas (SRA) is seeking bids for the bulk fuel purchase of unleaded gasoline, non-ethanol gasoline, and diesel fuel to be delivered to the Lake Fork Division for the two-year period from September 1, 2026 through August 31, 2028. Sealed bids are to be received electronically via CivCast for response to this request for bid, until 2:00 p.m. June 24, 2026. Bids will, immediately thereafter, be publicly opened and read aloud.

Bids must be submitted and received no later than the opening date and time specified above. Any Bid received later than the specified time will not be considered. The SRA is not responsible for ensuring the successful submission of Bids electronically.

The Sabine River Authority reserves the right to adopt the most advantageous interpretation of the bids submitted in the case of ambiguity or lack of clearness in stating proposal prices, to reject any or all bids, and/or waive any formalities.

Contract documents may be obtained from (1) SRA Authority General Office, 12777 Hwy. 87 N., Orange, TX or (2) SRA Lake Fork Division Office, 353 Private Rd 5183, Quitman, TX 75783 or (3) by download from www.sratx.org under doing business "Bid Opportunities" or www.civcast.com under project "Sabine River Authority of Texas - RFB 26-0702 Lake Fork Bulk Fuel" or (4) by email request to bidding@srax.org. Parties requesting sets to be mailed shall pay all charges involved.

Questions regarding contract documents may be emailed to bidding@srax.org or directed to Conrad King at 903.878.2262.
IPLDMN0145732

Legal Bids & Proposals

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Questions regarding contract documents may be emailed to jstovall@srax.org or directed to Jason Stovall at 903.598.2216.
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The Town of Addison is accepting submittals for Construction Management Services for the Police/Courts Facility. Submittals will be accepted until 2:00 p.m., 6/25/26 at the Finance Building, 5300 Bell Line Rd., Dallas, Texas 75254 at which time they will be opened. Late submittals will not be considered. Specifications and other information are available on www.bidnetdirect.com. The Town reserves the right to deem any formalities and to reject any or all submittals and to select the most advantageous to the Town.

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