CITY OF McKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, December 1, 2020 | **6:00 PM** | **Council Chambers, 222 N. Tennessee Street, McKinney, TX 75069**

WATCH THE BROADCAST LIVE

This meeting will be broadcast live on cable television and through the City's website. Members of the public who wish to watch this meeting may watch the live broadcast on:

Spectrum Channel 16; AT&T U-Verse Channel 99; and online at http://mckinney.legistar.com

Please note that a quorum of the City Council may not all be present at the same location. Some members may instead participate in this meeting from one or more remote locations in an effort to contain the spread of COVID-19. In addition, there may be occasions when the audio and/or video transmission may not be clear or may be interrupted. In those instances, the meeting will continue so long as a quorum is still present.

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Reverend Andrew Van Kirk, St. Andrew's Episcopal Church

INFORMATION SHARING

PUBLIC COMMENTS ON AGENDA ITEMS (For Non-Public Hearing Agenda Items)

Pursuant to Section 551.007 of the Texas Government Code, speakers wishing to address the City Council regarding any non-public hearing item on this agenda shall have a time limit of three (3) minutes per speaker, per agenda item. The Mayor may reduce the speaker time limit uniformly to accommodate the number of speakers or improve meeting efficiency.

Speaker Request cards must be submitted before the start of the meeting, either in person or by email to contact-citysecretary@mckinneytexas.org.

Written Public Comments may be submitted to the City Council online at http://www.mckinneytexas.org/CitizenComments.

Agenda-related comments and non-agenda comments received at http://www.mckinneytexas.org/CitizenComments between the time of this posting and 6:00p.m. on Tuesday, December 1, 2020 will be recorded in the meeting minutes.

CONSENT AGENDA

These items consist of non-controversial or housekeeping items required by law. Items may be considered individually by any Council member making such request prior to a motion and vote on the Consent Items.

MINUTES

20-1040 Minutes of the City Council Work Session of November 3, 2020

Attachments: Minutes

20-1041 Minutes of the City Council Regular Meeting of November 3, 2020

Attachments: Minutes

20-1042 Minutes of the City Council Special Meeting of November 10, 2020 - Canvassing the Results of the City of McKinney Special Election of November 3, 2020

Attachments: Minutes

20-1043 Minutes of the City Council Special Meeting and Work Session of November 10, 2020

Attachments: Minutes

20-0969 Minutes of the Animal Services Facilities Advisory Committee Meeting of January 22, 2020

Attachments: Minutes

20-0839 Minutes of the Board of Adjustment Meeting of August 26, 2020

Attachments: Minutes

20-0998 Minutes of the Board of Adjustment meeting of October 28, 2020.

Attachments: Minutes

20-1000 Minutes of the Capital Improvements Advisory Committee Regular Meeting of October 27, 2020

Attachments: Minutes

20-0992 Minutes of the Community Grants Advisory Commission Meeting of July 16, 2020.

Attachments: Minutes

20-0948 Minutes of the Historic Preservation Advisory Board Regular Meeting of September 3, 2020

Attachments: Minutes

20-1031 Minutes of the Library Advisory Board Meeting of October 15, 2020.

Attachments: Minutes

20-0870 Minutes of the Main Street Meeting of September 10, 2020

Attachments: Minutes

20-0466 Minutes of the McKinney Armed Services Memorial Board Meeting of May 13, 2020

Attachments: Minutes

20-1026 Minutes of the McKinney Community Development Corporation Meeting of October 22, 2020

Attachments: Minutes

20-1020 Minutes of the McKinney Economic Development Corporation Meeting of October 20, 2020

Attachments: Minutes

20-0883 Minutes of the McKinney Housing Finance Corporation Meeting July 10, 2020

Attachments: Minutes

20-0770 Minutes of the Parks, Recreation, and Open Space Advisory Board Meeting of August 13, 2020

Attachments: Minutes

20-0875 Minutes of the Parks, Recreation, and Open Space Advisory Board Meeting of September 10, 2020

Attachments: Minutes

20-1015 Minutes of the Parks, Recreation, and Open Space Advisory Board Meeting of October 8, 2020

Attachments: Minutes

20-1001 Minutes of the Planning and Zoning Commission Regular Meeting of October 27, 2020

Attachments: Minutes

20-1033 Minutes of the Visit McKinney Board Meeting of October 27, 2020

Attachments: Minutes

ORDINANCES

20-1044 Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2020-2021 Annual Budget and Amending the 2021-2025 Capital Improvements Program to Provide Funds for the Bloomdale Road Extension Project (ST4227)

Attachments: Ordinance

RESOLUTIONS

20-1045 Consider/Discuss/Act on a Resolution Adopting a Set of Guiding Principles which will Influence the City of McKinney's Efforts to Develop McKinney National Airport

Attachments: Resolution
Airport Guiding Principles

20-1046 Consider/Discuss/Act on a Resolution Awarding a Contract to Bynder LLC for a Digital Asset Management System

Attachments: Resolution
Scoring Summary

20-1047 Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with Dunaway Associates, L.P., of Fort Worth, Texas for Professional Landscape Architectural and Engineering Services for the Renovations of Murphy Park and Mary Will Craig Park

Attachments: Resolution
Location Map - Murphy Park
Location Map - Mary Will Craig

20-1048 Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Supplemental Agreement with HDR Engineering, Inc. for Professional Engineering Services for the Infrastructure Asset Management Planning Project

Attachments: Resolution

20-1049 Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Halff Associates, Inc. for Professional Engineering Services for the East McKinney Mobility & Transportation Alignment Study Project and Authorizing Any Necessary Supplemental Agreements

Attachments: Resolution
Study Area Map

20-1050 Consider/Discuss/Act on a Resolution Authorizing the City Manager to Enter into an Relocation and Reimbursement Agreement with ONEOK NGL Pipeline, L.L.C. for the Relocation of Gas Line Facilities Required for the Extension of Bloomdale Road from Community Avenue to CR 164

Attachments: Resolution
Location Map
Agreement

20-0010M2 Consider/Discuss/Act on a Resolution to Accept and File the Semiannual Impact Fee Report with Respect to the Progress of the Capital Improvements Plan for Roadway and Utility Impact Fees

Attachments: Resolution
Draft 11-10-20 CIAC Minutes
Exhibit A (Semiannual Report)
Semiannual Report Appendix

END OF CONSENT

REGULAR AGENDA AND PUBLIC HEARINGS

This portion of the agenda consists of items requiring individual consideration by the Council.

20-1051 Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2020-2021 Annual Budget to provide funds for the CDBG-CV Grant Program, under the 2020-2021 CDBG Program Year

Attachments: Ordinance

20-1052 Conduct a Public Hearing to Consider/Discuss/Act on a Resolution Approving the Proposed CDBG-CV Activities under the CDBG FY 2020-2021 Program Year

Attachments: Resolution
General Guidelines CDBG-CV
CDBG-CV 2020 Proposed Activities

20-0042Z2 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District to "PD" - Planned Development District, Generally to Modify the Development Standards and Uses, Located South of Pearson Avenue and Heritage Drive, and Approximately 160 Feet East of Redbud Boulevard

Attachments: DRAFT PZ Minutes
Location Map and Aerial Exhibit
Letter of Intent
Comprehensive Plan Maps
Town Center District
Placetype Definitions
Fiscal Analysis
Land Use Comparison Table
Ex. PD Ord No. 2007-01-004
Proposed Ordinance
Proposed Exhibits A-D
Presentation

20-0074Z3 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District to "PD" - Planned Development District, Generally to Modify the Development Standards and to Allow for a Wedding/Event Venue or Banquet Facility with Outdoor Uses, Located on the Southwest Corner of Virginia Parkway and Lake Forest Drive, and Accompanying Ordinance (WITHDRAWN BY APPLICANT)

Attachments: Location Map and Aerial Exhibit

20-0083Z2 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "RS-60" - Single Family Residence District and "TMN" - Traditional McKinney Neighborhood Overlay to "PD" - Planned

Development District and “TMN” - Traditional McKinney Neighborhood Overlay, Generally to Modify the Development Standards, Located on the Northeast Corner of Erwin Avenue and Waddill Street, and Accompanying Ordinance

Attachments:
- PZ Draft Minutes
- Location Map and Aerial Exhibit
- Letter of Intent
- Comprehensive Plan Maps
- Town Center District
- Placetype Definitions
- Fiscal Analysis
- Land Use Comparison Table
- Proposed Ordinance
- Proposed Exhibits A-D
- Presentation

20-0093Z2 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from “RD-30” - Duplex Residence District to “PD” - Planned Development District, Located on the North Side of White Avenue and Approximately 700 Feet West of Graves Street, and Accompanying Ordinance

Attachments:
- DRAFT PZ Minutes
- Location Map and Aerial Exhibit
- Letter of Intent
- Comprehensive Plan Maps
- Town Center District
- Placetype Definitions
- Fiscal Analysis
- Land Use Comparison Table
- Proposed Ordinance
- Proposed Exhibits A-D
- Presentation

20-0096Z2 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from “PD” - Planned

Development District to “PD” - Planned Development District, Generally to Modify the Development Standards and to Allow for Multi-Family Residential Uses, Located on the North Side of Spur 399 and Approximately 260 Feet East of Medical Center Drive, and Accompanying Ordinance

Attachments: PZ Minutes 11.10.2020 DRAFT
Location Map and Aerial Exhibit
Letter of Intent
Comprehensive Plan Maps
Southgate District
Placetype Definitions
Fiscal Analysis
Land Use Comparison Table
Ex PD Ord No 1999-07-052
Ex PD Ord No 2000-11-093
Proposed Ordinance
Proposed Exhibits A-D
Presentation

20-0104Z2 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from “PD” - Planned Development District and "REC" - Regional Employment Center Overlay District to "C1" - Commercial Neighborhood District, Located on the Southwest Corner of Collin McKinney Parkway and Lake Forest Drive, and Accompanying Ordinance

Attachments: PZ Draft Minutes
Location Map and Aerial Exhibit
Letter of Intent
Comprehensive Plan Maps
Collin Crossing District
Placetype Definitions
Fiscal Analysis
Land Use Comparison Table
Ex. PD Ord. No. 2006-02-010
Ex. PD Ord. No. 2002-05-038
Proposed Ordinance
Proposed Exhibit A-C
Presentation

20-0009M2 Conduct a Public Hearing to Consider/Discuss/Act on a Request by the City of McKinney to Amend Chapter 146 (Zoning Regulations), Section 146-45 (Site Plan Approval) and Appendix G (MTC - McKinney Town Center Zoning District) of the Code of Ordinances, and Accompanying Ordinance

Attachments: PZ Draft Minutes
Proposed Section 146-45 Redlines
Proposed MTC Zoning District Redlines
Proposed Ordinance
Proposed Exhibit A
Presentation

19-0010M12 Conduct a Public Hearing to Consider/Discuss/Act on the Amendment of the Roadway Capital Improvements Plan as Part of the 2019 Impact Fee Update, and Accompanying Resolution

Attachments: Resolution
CIAC Minutes 10/27
Exhibit A
Roadway CIP Map
Legal Notice

19-0010M18 Conduct a Public Hearing to Consider/Discuss/Act on the Amendment of the Utility Capital Improvements Plan as Part of the 2019 Impact Fee Update, and Accompanying Resolution

Attachments:
- Resolution
- CIAC Minutes 10/27
- Exhibit A
- Water CIP Map
- Wastewater CIP Map
- Legal Notice

19-0010M14 Conduct a Public Hearing to Consider/Discuss/Act on the Amendment of the Roadway Impact Fee Ordinance as Part of the 2019 Impact Fee Update; and Accompanying Ordinance

Attachments:
- Legal Notice
- Land Use Assumptions Report
- Roadway Impact Fee Report
- Proposed Roadway Impact Fee - Common Land Use Summary Tables
- Proposed Roadway Impact Fees Summary Table
- City Comparisons - Roadway Impact Fees
- Proposed Ordinance
- Exhibit A

19-0010M15 Conduct a Public Hearing to Consider/Discuss/Act on the Amendment of the Utility Impact Fee Ordinance as Part of the 2019 Impact Fee Update; and Accompanying Ordinance

Attachments:
- Legal Notice
- Land Use Assumptions Report
- Utility CIP Report
- Proposed Utility Impact Fee Summary Tables
- City Comparisons - Utility Impact Fees
- City Comparisons - Combined Impact Fees
- Proposed Ordinance
- Exhibit A

20-1053 Consider/Discuss/Act on Appointing a Member to the McKinney Housing Finance Corporation

CITIZEN COMMENTS ON MATTERS NOT ON THE AGENDA

COUNCIL AND MANAGER COMMENTS

Council and Manager Comments relating to items of public interest: Announcements regarding local or regional civic and charitable events, staff recognition, commendation of citizens, traffic issues, upcoming meetings, informational update on City projects, awards, acknowledgement of meeting attendees, birthdays, requests of the City Manager for items to be placed on upcoming agendas, and condolences.

EXECUTIVE SESSION

In Accordance with the Texas Government Code:

A. Section 551.071(2) Consultations with Attorney on any Work Session, Special Session, or Regular Session agenda item requiring confidential attorney/client advice necessitated by the deliberation or discussion of said items (as needed)

B. Section 551.071 (A) Pending or contemplated litigation

- La'Shadion Shemwell, in his Official Capacity as a City Council Member, and in his Individual Capacity as a Voter in District 1, Florine Henry, and Debra Fuller, Plaintiffs v. City of McKinney, Texas, Defendant

C. Section 551.072. Deliberations about Real Property

- Municipal Facilities

D. Section 551.074. Personnel Matters

E. Section 551.087. Deliberation Regarding Economic Development Matters

- Project MJ

- Project FPS

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, on or before the 25th day of November, 2020 at 6:00 p.m.

_____

Empress Drane, City Secretary
Joshua Stevenson, Deputy City Secretary

In accordance with the Americans with Disabilities Act, it is the policy of the City of McKinney to offer its public programs, services, and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodation, please contact the ADA Coordinator at least 48 hours in advance of the event. Phone 972-547-2694 or email contact-adacompliance@mckinneytexas.org. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility. ADA grievances may also be directed to the ADA Coordinator or filed online at http://www.mckinneytexas.org/ada.