



CITY OF MCKINNEY, TEXAS

Agenda City Council Regular Meeting

Tuesday, April 20, 2021

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 Harold Lowe, The Episcopal Church of the Holy Family

INFORMATION SHARING

21-0333 [Proclamation for Administrative Professionals Day](#)

Attachments: [Proclamation](#)

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, April 20, 2021 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

- 21-0334** [Minutes of the City Council Work Session of April 6, 2021](#)
Attachments: [Minutes](#)
- 21-0335** [Minutes of the City Council Regular Meeting of April 6, 2021](#)
Attachments: [Minutes](#)
- 21-0204** [Minutes of the McKinney Armed Services Memorial Board Meeting of February 10, 2021](#)
Attachments: [Minutes](#)
- 21-0212** [Minutes of the McKinney Housing Finance Corporation Meeting October 9, 2020](#)
Attachments: [Minutes](#)
- 21-0213** [Minutes of the McKinney Housing Finance Corporation Meeting December 11, 2020](#)
Attachments: [Minutes](#)
- 19-1083** [Minutes of the Main Street Board Meeting of November 14,](#)

[2019](#)

Attachments: [Minutes](#)

19-1018 [Minutes of the Main Street Board Meeting of October 10, 2019](#)

Attachments: [Minutes](#)

21-0240 [Minutes of the Library Advisory Board Meeting of February 18, 2021](#)

Attachments: [Minutes](#)

21-0141 [Minutes of the Parks, Recreation, and Open Space Advisory Board Meeting of January 14, 2021](#)

Attachments: [Minutes](#)

21-0291 [Minutes of the Planning and Zoning Commission Work Session of March 23, 2021](#)

Attachments: [Minutes](#)

21-0292 [Minutes of the Planning and Zoning Commission Regular Meeting of March 23, 2021](#)

Attachments: [Minutes](#)

ORDINANCES

21-0336 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2020-2021 Annual Budget to Appropriate Funds in the Amount of \\$10,700,000 from McKinney Economic Development Corporation \(MEDC\) Fund Balance to the Economic Incentives Account for Project Handle](#)

Attachments: [Ordinance](#)

21-0337 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2020-2021 Annual Budget and the 2021-2025 Capital Improvements Program to Provide Funds for Project AI2116, Stormwater Erosion Mitigation Phase 2](#)

Attachments: [Ordinance](#)

RESOLUTIONS

21-0338 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute an Agreement with the Texas Department of Transportation \(TxDOT\) and Required Local Match Funds for the Stormwater Erosion Mitigation Phase 2 \(Improve Runway Safety Area Drainage for RW 18-36\) Project; and Providing an Effective Date](#)

Attachments: [Resolution](#)

END OF CONSENT

REGULAR AGENDA AND PUBLIC HEARINGS

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

21-0339 [Citizen Input on the FY 2021-22 Budget](#)

Attachments: [Presentation](#)

21-0044MRP [Conduct a Public Hearing to Consider/Discuss/Act on a Minor Replat for Lot 1R and Lot 2, Block A, of the Winteq Francis Waddill Addition, Located Approximately 150 Feet South of Hill Street and on the East Side of Waddill Street](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Minor Replat](#)
[Conditions of Approval Summary](#)

21-0019Z2 [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, Located South of Pearson Avenue and Heritage Drive, and Approximately 160 Feet East of Redbud Boulevard, and Accompanying Ordinance](#)

Attachments: [PZ Minutes](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Town Center District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Ex. PD Ordinance 2020-12-085](#)
[Proposed Ordinance](#)
[Proposed Exhibits A-D](#)
[Presentation](#)

20-0080Z2 [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from “PD” - Planned Development District, “RS 60” - Single Family Residence District and “TMN” - Traditional McKinney Neighborhood Overlay District to “PD” - Planned Development District and “TMN” - Traditional McKinney Neighborhood Overlay District, to Allow for Commercial and Industrial Uses and to Modify the Development Standards, Located on the Southwest corner of Coleman Street and Berry Avenue, and Accompanying Ordinance](#)

Attachments: [Draft PZ Minutes 03.23.21](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Town Center District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Existing PD Ord. No. 1460](#)
[Proposed Ordinance](#)
[Proposed Exhibits A-D](#)
[Proposed Layout - Informational Only](#)
[Presentation](#)

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)

- Development Agreement by and between Trinity Falls Holdings LP and City of McKinney, Texas

B. Section 551.071 (A) Pending or contemplated litigation

- City of McKinney, Texas, Plaintiff v. River Ranch Educational Charities, Wayne Kirk, individually, and the real property at 3701 Custer Road, McKinney, Texas, In Rem, Defendants

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 DLV

ACTION ON EXECUTIVE SESSION ITEMS**ADJOURN**

Posted in accordance with the Texas Government Code, Chapter 551, at or before 6:00p.m., April 17, 2021.

*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>.