CITY OF McKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, March 7, 2023 | **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
https://mckinneytx.new.swagit.com/views/130

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Amanda Berry of Cornerstone Ranch

Pledge led by the Ranchers of Cornerstone Ranch

INFORMATION SHARING ITEMS

23-0151 Proclamation for National Developmental Disabilities Awareness Month

Attachments: Proclamation
Proclamation 5613 (President Reagan, 1987)
Social Media Art

23-0152 Proclamation for Collin County Master Gardener's Association Ask a Master Gardener Month

Attachments: Proclamation

23-0153 Proclamation for Severe Weather Awareness Week

Attachments: Proclamation

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

If you wish to address the City Council on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the City Secretary prior to the meeting.

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.

Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the City Council for items listed as Public Hearings will be recognized when the Public Hearing is opened.

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.

Consent MINUTES

23-0155 Minutes of the City Council Special Meeting and Strategic Goals Work Session of February 17, 2023

Attachments: Minutes

23-0156 Minutes of the City Council Work Session of February 21, 2023

Attachments: Minutes

23-0157 Minutes of the City Council Regular Meeting of February 21, 2023

Attachments: Minutes

23-0065 Minutes of the Building and Standards Commission Meeting of October 10, 2022

Attachments: Minutes

23-0147 Minutes of the Joint Meeting of the Tax Increment Reinvestment Zone Number One (TIRZ1) Board & Tax Increment Reinvestment Zone Number Two (TIRZ2) Board, TIRZ1 Regular Meeting, and TIRZ2 Regular Meeting of June 21, 2022

Attachments: Minutes

22-0799 Minutes of the McKinney Armed Services Memorial Board Meeting of August 10, 2022

Attachments: Minutes

23-0063 Minutes of the McKinney Arts Commission of January 19, 2023

Attachments: Minutes

23-0087 Minutes of the McKinney Community Development Corporation Meeting of January 26, 2023

Attachments: Minutes

23-0088 Minutes of the McKinney Community Development Corporation Meeting of January 30, 2023

Attachments: Minutes

23-0089 Minutes of the McKinney Community Development Corporation Promotional and Community Events Subcommittee Meeting of January 12, 2023

Attachments: Minutes

23-0090 Minutes of the McKinney Community Development Corporation TUPPS Subcommittee Meeting of January 23, 2023

Attachments: Minutes

23-0091 Minutes of the McKinney Community Development Corporation TUPPS Subcommittee Meeting of January 25, 2023

Attachments: Minutes

23-0092 Minutes of the McKinney Community Development Corporation Potential Projects Subcommittee Meeting of February 2, 2023

Attachments: Minutes

23-0125 Minutes of the McKinney Economic Development Corporation Meeting of December 13, 2022

Attachments: Minutes

23-0126 Minutes of the McKinney Economic Development Corporation Meeting of January 17, 2023

Attachments: Minutes

23-0037 Minutes of the McKinney Main Street Board Meeting of January 12, 2023

Attachments: Minutes

23-0133 Minutes of the Planning and Zoning Commission Regular Meeting of February 14, 2023

Attachments: Minutes

23-0154 Minutes of the Tax Increment Reinvestment Zone Number One (TIRZ1) Board Meeting of February 21, 2023

Attachments: Minutes

Consent ORDINANCE

23-0158 Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2022-2023 Annual Budget to Provide Funds for the Purpose of a Rehabilitation Project at 215 N. Kentucky Street Consisting of Façade Improvements, Environmental Remediation, and Critical Maintenance Upgrades

Attachments: Ordinance

Consent RESOLUTIONS

23-0159 Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Developer Participation Agreement with JEN TEXAS 22 LLC for the Expansion of Henson Road and the Upsizing of the Sewer Line for the Woodlands West Subdivision to Service Future City Parkland South of Bloomdale Road and Generally East of Lake Forest Drive

Attachments: Resolution
Agreement

23-0160 Consider/Discuss/Act on a Resolution Awarding Contracts to Dallas Winwater Co. dba DFW Winwater Co. of Royse City, Texas and Ferguson Enterprises, LLC. dba Ferguson Waterworks of Euless, Texas for Water and Wastewater Parts and Supplies

Attachments: Resolution
Bid Tabulation
Scoring Summary

Consent MISCELLANEOUS

23-0161 Consider/Discuss/Act on Appointing a Member to the Animal Service Facility Advisory Committee (ASFAC)

Attachments: City Code, Ch. 26, Art. IX
Texas Health & Safety Code, Ch. 823
About ASFAC

23-0162 Consider/Discuss/Act on a Parkland Dedication Facilities Agreement for Aster Park, Located Generally East of FM 2478 (Custer Road) and North of FM 1461

Attachments: Agreement

END OF CONSENT AGENDA

PLAT CONSIDERATION under Chapter 212 of the Texas Local Government Code

Items under this subcategory require separate consideration pursuant to the Texas Local Government Code. The staff recommendation in each item describe the necessary form of action required on each plat. A "Motion to Approve these items in accordance with staff's recommendation" will result in approval, approval with conditions or disapproval as such are contained in § 212.009 of the Texas Local Government Code.

23-0027FP Consider/Discuss/Act on a Final Plat for 35 Residential Lots and 3 Common Area Lots of the Inspiration Craig Ranch Addition, Located at the Southwest Corner of Van Tuyl Parkway and Meyer Way

Attachments: Standard Conditions Checklist
Location Map and Aerial Exhibit
Letter of Intent
Proposed Final Plat
Conditions of Approval Summary

END OF LGC CHAPTER 212 PLATS

REGULAR AGENDA AND PUBLIC HEARING ITEMS

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

Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the City Council for items listed as Public Hearings will be recognized when the Public Hearing is opened.

23-0166 Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2022-2023 Annual Budget and the 2023-2027 Capital Improvement Program to Provide Funds for the Advancement of Projects Identified in the McKinney National Airport Master Plan for Project AI2119, Airport Long Range Planning.

Attachments: Ordinance

22-0019SUP2 Conduct a Public Hearing to Consider/Discuss/Act on a Specific Use Permit Request to Allow for a Self-Storage Facility (Best Box), Located Approximately 275 Feet East of Custer Road and on the South Side of Silverado Trail, and Accompanying Ordinance

Attachments: PZ Minutues 02.14.2023
Location Map and Aerial Exhibt
Letter of Intent
Citizen Comments
Ex. PD Ord. No. 2013-08-075
Proposed Ordinance
Exhibits A-C
Presentation

22-0117Z3 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District and "CC" - Corridor Commercial Overlay District to "PD" - Planned Development District and "CC" - Corridor Commercial Overlay District, Located on the Southwest Corner of Bloomdale Road and U.S. Highway 75 (Central Expressway), and Accompanying Ordinance

Attachments:
- CC Minutes 01.03.2023
- PZ Minutes 12.13.2022
- 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. 2013-10-099
- Proposed Ordinance
- Exhibits A-D
- Presentation

22-0145Z2 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, Located on the Northeast Corner of Carlisle Street and Virginia Parkway, and Accompanying Ordinance

Attachments: PZ Minutes 02.14.2023
Location Map and Aerial Exhibit
Letter of Intent
Comprehensive Plan Maps
Established Community District
Placetype Definitions
Fiscal Analysis
Land Use Comparison Table
Ex. PD Ord. No. 2022-02-024
Proposed Ordinance
Exhibits A-D
Presentation

22-1190 Consider/Discuss/Act on Appointing a Member to the McKinney Housing Authority

Attachments: LGC, Ch. 392
About MHA

23-0167 Consider/Discuss/Act on Appointing a Member to the McKinney Economic Development Corporation (MEDC) Board of Directors

Attachments: Bylaws
About MEDC

END OF REGULAR AGENDA AND PUBLIC HEARING ITEMS

CITIZEN COMMENTS on Matters not on the Agenda

If you wish to address the City Council on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the City Secretary prior to the meeting.

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

C. Section 551.072. Deliberations about Real Property

- Municipal Facilities

D. Section 551.074. Personnel Matters

- City Manager Annual Performance Evaluation

E. Section 551.087. Deliberation Regarding Economic Development Matters

- Craig Ranch Hotel, LLC

- Project 20-09 TUPPS Brewery & Entertainment Destination

- Project Hemispheres

- Project Terrigen

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with Texas Government Code, Chapter 551, at or before March 4th, 2023, 6:00 p.m.

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Empress Drane, 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. 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.