CITY OF McKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, May 6, 2014 | **6:00 PM** | **Council Chambers**
222 N. Tennessee Street
McKinney, Texas 75069

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Pastor Charlie Tuttle, Genesis Church

INFORMATION SHARING

14-436 Welcome New Corporate Partner to McKinney National Airport

14-437 Lupus Awareness Month Proclamation

Attachments: Proclamation

14-438 Building Safety Month Proclamation

Attachments: Proclamation

14-439 Recognition of The Courts as Winner of the 2013 United States Tennis Association's Texas Organization of the Year Award.

14-440 Presentation of 2014 Platinum Leadership Circle Award for Financial Transparency

Attachments: 2014 Award Letter
2014 Platinum Award

CITIZEN COMMENTS

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

14-441 Minutes of the City Council and McKinney Economic Development Corporation Joint Meeting of April 11, 2014

Attachments: Minutes

14-442 Minutes of the City Council Work Session of April 14, 2014

Attachments: Minutes

14-443 Minutes of the City Council Regular Meeting of April 15, 2014

Attachments: Minutes

14-444 Minutes of the City Council Special Meeting of April 25, 2014

Attachments: Minutes

14-445 Minutes of the City Council Special Meeting of April 28, 2014

Attachments: Minutes

14-397 Minutes of the McKinney Airport Development Corporation Meeting of March 20, 2014

Attachments: Minutes

14-352 Minutes of the McKinney Arts Commission Meeting of January 16, 2014

Attachments: Minutes

14-404 Minutes of the McKinney Community Development Corporation Board Meeting of March 27, 2014

Attachments: Minutes

14-412 Minutes of the McKinney Convention & Visitors Bureau Board

Meeting of March 25, 2104

Attachments: Minutes

14-413 Minutes of the McKinney Convention & Visitors Bureau Finance Committee Meeting of March 20, 2014

Attachments: Minutes

14-414 Minutes of the McKinney Convention & Visitors Bureau Marketing Committee Meeting of March 21, 2014

Attachments: Minutes

14-389 Minutes of the McKinney Economic Development Corporation Board Meeting of March 26, 2014

Attachments: Minutes

14-446 Minutes of the McKinney Housing Authority Meeting of February 25, 2014

Attachments: Minutes

14-447 Minutes of the McKinney Housing Authority Board Meeting of March 25, 2014

Attachments: Minutes

14-339 Minutes of the Parks, Recreation and Open Space Advisory Board of March 13, 2014

Attachments: Minutes

14-358 Minutes of the Planning and Zoning Commission Regular Meeting of March 25, 2014

Attachments: Minutes

14-418 Minutes of the Planning and Zoning Commission Regular Meeting of April 8, 2014

Attachments: Minutes

RESOLUTIONS

14-448 Consider/Act/Discuss on a Resolution Approving and Authorizing Application of McKinney's Second Permit Term Stormwater Management Program

Attachments: Resolution
Phase II SW Management Program
SWMP 2nd Term Appendix A Texas 303(d) List
SWMP 2nd Term Appendix B BMPs
SWMP TCEQ Application

14-449 Consider/Discuss/Act on a Resolution Authorizing the Deputy City Manager to Submit a Proposal in Response to the 2014 Transportation Alternatives Program (TAP) Call for Projects and Accept Funding, if Awarded, from the North Central Texas Council of Governments (NCTCOG) for a State Highway 5 Urban Infrastructure Project

Attachments: Resolution

14-450 Consider/Discuss/Act on a Resolution In Support of a Submittal to the Transportation Alternatives Program for Safety and Access to Schools

Attachments: Resolution
Location Map - School Signs
Picture of School Signs
Location Map-Royal Oaks
Location Map - Stacy at Alma
Location Map- Cockrill

14-451 Consider/Discuss/Act on a Resolution Approving Funding De-Obligation and Reallocation under the FY 2014 Community Support Grant

Attachments: Resolution

14-452 Consider/Discuss/Act on a Resolution Authorizing the Purchase of Hardware and Installation Services for the Public Safety Data

Center Refresh

Attachments: Resolution

MISCELLANEOUS

14-453 Consider/Discuss/Act on a Custer Easement Partial Release

Attachments: Partial Release of Easement
Location Map

14-454 Consider/Discuss/Act on a Request by Ron Lustig for the Waiver of Roadway Impact Fees in Accordance with the Neighborhood Empowerment Zone Impact Fee Waiver Program for the Proposed Multi-family Construction Located at 310 North Chestnut Street

Attachments: Application
Letter of Intent
Location and Aerial Map
Approval Letter
Guidelines for New Construction

14-455 Consider/Discuss/Act on a Request by Ron Lustig for the Waiver of Roadway Impact Fees in Accordance with the Neighborhood Empowerment Zone Impact Fee Waiver Program for the Proposed Multi-family Construction Located at 500 North Chestnut Street

Attachments: Application
Letter of Intent
Location and Aerial Map
Approval Letter
Guidelines

END OF CONSENT

REGULAR AGENDA AND PUBLIC HEARINGS

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

14-456 Consider/Discuss/Act on a Resolution Authorizing the Initiation of the Refunding of Certain Outstanding General Obligation Bonds, Series 2005 and Certificates of Obligations, Series 2005.

Attachments: Resolution
Presentation

14-457 Consider/Discuss/Act on a Resolution Authorizing the Initiation of Debt Issuance Not to Exceed $35,000,000 for New Capital Improvement Programs (CIP).

Attachments: Resolution
Presentation

14-058Z2 Conduct a Public Hearing to Consider/Discuss/Act on the Request by DBA Architects, on Behalf of Ronald and Jared Cole, for Approval of a Request to Rezone Fewer than 2 Acres from "RS 84" - Single Family Residence District to "SO" - Suburban Office District, Located on the Southwest Corner of Hunt Street and Wilson Creek Boulevard, and Accompanying Ordinance

Attachments: PZ Minutes
PZ Report
Location Map and Aerial Exhibit
Letter of Intent
Fiscal Analysis
Proposed Ordinance
Proposed Exhibits A-B
PowerPoint Presentation

14-060SU2 Conduct a Public Hearing to Consider/Discuss/Act on the Request by The Dimension Group, on Behalf of Malouf Interests, Inc., for Approval of a Specific Use Permit for a Motor Vehicle Fuel Sales Facility to Fuel a Maximum of 12 Vehicles at

One Time, Being Less than 1 Acre, Located on the Southwest Corner of Virginia Parkway and Custer Road and Accompanying Ordinance

Attachments: PZ Minutes
PZ Report
Letter of Intent
Location Map and Aerial Exhibit
Proposed Ordinance
Proposed Exhibits A-B
PowerPoint Presentation

14-047MRP Conduct a Public Hearing to Consider/Discuss/Act on the Request by Bruce Geer, on Behalf of Tate Development, for Approval of a Minor Replat for Lots 15R, 16R, 17 and 18, Block 9, of the College Addition, Being Less than 1 Acre, Located on the Southeast Corner of Oak Street and Leland Avenue

Attachments: Staff Report
Standard Conditions Checklist
Location Map and Aerial Exhibit
Letter of Intent
Proposed Minor Replat
PowerPoint Presentation

14-082SP Conduct a Public Hearing to Consider/Discuss/Act on the Request by Claymoore Engineering, on Behalf of University Joint Venture, for Approval of a Site Plan for Medical Office Buildings (ASC / Medical Office Business Park), Being Fewer than 4 Acres, Located on the North Side of U.S. Highway 380 (University Drive) and Approximately 125 Feet West of Wisteria Way

Attachments: Staff Report
Standard Conditions Checklist
Location Map and Aerial Exhibit
Letter of Intent
Proposed Site Plan
Proposed Landscape Plan
PowerPoint Presentation

13-172SP Conduct a Public Hearing to Consider/Discuss/Act on the Request by Hutton Company, on Behalf of Texans Asset Management, L.P., for Approval of a Site Plan for O'Reilly Auto Parts, Being Fewer than 2 Acres, Located Approximately 350 Feet West of Hardin Boulevard and on the North Side of U.S. Highway 380 (University Drive)

Attachments: Staff Report
Standard Conditions Checklist
Location Map and Aerial Exhibit
Letter of Intent
Proposed Site Plan
Proposed Landscape Plan
PowerPoint Presentation

14-458 Consider/Discuss/Act on Filling the Vacant Position on the Board of Adjustment

Attachments: Shannon Mott Resignation
Applicants

14-459 Consider/Discuss/Act on Appointing a Member to the North Texas Municipal Water District Board

Attachments: NTMWD Letter
Applicants

14-460 Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with Manhattan Construction Company of Dallas, Texas for Construction Manager at Risk (CMAR) Services Related to the Design and Construction of the Aquatics and Fitness Center Project Located at Gabe Nesbitt Community Park

Attachments: Resolution

TMP-7820 Consider/Discuss/Act on a Resolution Supporting the Texas Department of Transportation Dallas District Project Priorities

Attachments: Resolution

TMP-7814 Consider/Discuss/Act on a Resolution Authorizing the Purchase

of Records Indexing and Archiving System

Attachments: Resolution

CITIZEN COMMENTS

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). Consultation with Attorney on any Work Session, Special or Regular Session agenda item requiring confidential, attorney/client advice necessitated by the deliberation or discussion of said items (as needed)
- Meet and Confer

B. Section 551.071 (1) (A). Litigation / Anticipated Litigation
- El Dorado Land Company, LP v. City of McKinney, Cause No. 380-03745-20099, 380th District Court, Collin County, Texas

C. Section 551.072. Deliberations about Real Property
- Municipal Facilities

D. Section 551.074 Discuss Personnel Matters
- City Manager Transition

E. Section 551.087 – Discuss Economic Development Matters
- Project A71 – Gateway
- Project A72 – Airport
- Project A90 – Nonagon
- Project A97 – Olympian
- Project A98 – Butterfly
- Project A108 – Fitness
- Project A109 – Mayberry
- Project A110 – Marketplace
- Project A111 – Heat
- Project A112 – Commerce
- Project A113 – Pannier

- Project A114 – Yellow Sky
- Project A115 – Bambi
- Project A116 – Forefather
- Project A118 – Green Pineapple 2
- Project A119 – Brown
- Project A120 – Nightingale
- Project A121 – Nest

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, on the 2nd day of May, 2014 at or before 5:00 p.m.

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Sandy Hart, TRMC, MMC
City Secretary

Accommodations and modifications for people with disabilities are available upon request. Requests should be made as far in advance as possible, but no less than 48 hours prior to the meeting. Call 972-547-2694 or email contact-adacompliance@mckinneytexas.org with questions or for accommodations.