

CITY COUNCIL REGULAR MEETING

MAY 19, 2015

The City Council of the City of McKinney, Texas met in regular session in the Council Chambers of the Municipal Building on May 19, 2015 at 6:00 p.m.

Council Present: Mayor Brian Loughmiller, Mayor Pro Tem Travis Ussery, Council members: Geralyn Kever, Don Day, Ray Ricchi, Roger Harris, and Randy P. Pogue.

Staff Present: Interim City Manager Tom Muehlenbeck; Deputy City Manager Jose Madrigal; Assistant City Manager Barry Shelton; City Attorney Mark Houser; City Secretary Sandy Hart; Director of Planning Michael Quint; Director of Engineering Mark Hines; Senior Plans Examiner Jeff Harris; Fire Chief Danny Kistner; Director of Public Works Chris Browning; Assistant Director of Public Works Paul Sparkman; Interim Assistant to the City Manager Chandler Merritt; Police Officer Luis Moreno; IT Desk Support Tech II David Linson; Interim Human Resources Director Kathryn Usrey; Chief of Police Greg Conley; Emergency Management Coordinator Karen Adkins; Assistant Emergency Management Coordinator Randall Gurney; Planning Manager Matt Robinson; Historic Preservation Officer Guy Giersch; McKinney Economic Development Corporation - Jim Wehmeier and John Valencia; Operations Battalion Chief Jason Hockett; McKinney Community Development Corporation President - Cindy Schneible; Police - Donnie Williams, Jason Satre, Chad Hoya, Ron Alexander, Chris Kennedy, Adam Hamilton, Derek Stansell, and Roy Baxter; and Facilities Construction Manager Patricia Jackson.

There were approximately 60 guests present.

Miss Maya Stoudamire called the meeting to order on behalf of Mayor Loughmiller at 6:00 p.m. after determining a quorum present. Invocation was given by Dr. Rickey Hargrave, Senior Trauma Chaplain for Medical Center of McKinney, Chestnut Community Church. Boy Scout Troop 123 led the Pledge of Allegiance.

15-462 Recognition of McKinney Police Officers Competing at the Fifth Annual Spring Classic Police Motorcycle Training and Skills Competition. Police Chief Conley recognized members of the McKinney Police Department that earned first place overall team: Donnie Williams, Chad Hoya, Ron

Alexander, Jason Satre and John Harris. In the Novice Division, Chad Hoya took first place and Ron Alexander won second place. In the Expert Division, Donnie Williams, Jason Satre and John Harris won first, third and fourth place, respectively.

15-463 Motorcycle Safety & Awareness Month Proclamation. Mayor Loughmiller presented the Proclamation for Motorcycle Safety and Awareness Month.

15-464 U Matter. Deputy City Manager Jose Madrigal introduced the April U Matter recognition and video.

Mayor Loughmiller called for Citizens Comments and there were none.

Council unanimously approved the motion by Council member Pogue, seconded by Council member Kever, to approve the following consent items:

15-465 Minutes of the City Council Work Session of May 4, 2015

15-480 Minutes of the McKinney City Council, McKinney Economic Development Corporation, and the McKinney Community Development Corporation Joint Meeting of May 14, 2015

15-361 Minutes of the Board of Adjustment Meeting of January 28, 2015

15-413 Minutes of the Board of Adjustment Regular Meeting of April 22, 2015

15-329 Minutes of the McKinney Armed Services Memorial Board Meeting of March 11, 2015

15-466 Minutes of the McKinney Housing Authority Board Meeting of March 24, 2015

15-467 Minutes of the McKinney Housing Authority Board Meeting of April 9, 2015

15-390 Minutes of the McKinney Economic Development Corporation Meeting March 17, 2015

15-411 Minutes of the Planning and Zoning Commission Regular Meeting of April 14, 2015

15-415 Minutes of the Reinvestment Zone Number One Meeting of March 17, 2015

15-468 Consider/Discuss/Act on a Resolution Authorizing the Interim City

Manager to Execute a Contract with Boundtree Medical, Dublin Ohio, to provide EMS Medical Supplies and Medications. Caption reads as follows:

RESOLUTION NO. 2015-05-056 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AWARDING A CONTRACT TO BOUNDTREE MEDICAL FOR EMS MEDICAL SUPPLIES AND MEDICATIONS

- 15-469** Consider/Discuss/Act on a Resolution Authorizing the Interim City Manager to Execute a Contract with Smith & Associates Consulting for Employee Benefits Consulting Services. Caption reads as follows:

RESOLUTION NO. 2015-05-057 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AWARDING A CONTRACT TO ERIC SMITH AND ASSOCIATES FOR EMPLOYEE BENEFITS CONSULTING SERVICES

- 15-470** Consider/Discuss/Act on a Resolution Authorizing the Interim City Manager to Execute a Contract with Tetra Tech of Maitland, Florida as the Primary Contractor and Witt O'Briens of Houston, Texas as the Secondary Contractor for Debris Monitoring Services. Caption reads as follows:

RESOLUTION NO. 2015-05-058 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AWARDING A CONTRACT TO TETRA TECH AS PRIMARY CONTRACTOR AND WITT O'BRIENS AS SECONDARY CONTRACTOR FOR DISASTER AND DEBRIS MONITORING SERVICES

- 15-471** Consider/Discuss/Act on the Second Modification to the Second Amended and Restated Development Agreement Between the City of McKinney and D.R. Horton - Texas, LTD., Blue Star Coit 32, LLC and 206 McKinney, LLC

END OF CONSENT

- 15-472** Mayor Loughmiller called for Consideration/Discussion/Action on an

Ordinance of the City Council of the City of McKinney, Texas, Certifying the Election Results for the May 9, 2015 General Election. City Secretary Sandy Hart presented the results of the General Election held on May 9, 2015. Mr. Rainey Rogers won the District 2 seat with 657 votes compared to his opponent Mr. Matt Hilton who received 638 votes. Ms. Hart stated that the following agenda item for consideration is an Ordinance calling for a Run-off Election to be held on June 13th for District 4 and the At Large seats. Council unanimously approved the motion by Mayor Pro Tem Ussery, seconded by Council member Harris, to approve an Ordinance of the City Council of the City of McKinney, Texas, certifying the Election Results for the May 9, 2015 General Election. Caption reads as follows:

ORDINANCE NO. 2015-05-040

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, CERTIFYING THE ELECTION RESULTS FOR THE MAY 9, 2015 GENERAL ELECTION; DECLARING THE RESULTS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE

- 15-473** Consider/Discuss/Act on an Ordinance Calling the Run-Off Election for June 13, 2015 for Council member District 4 and Council member At Large. City Secretary Sandy Hart presented the Ordinance calling for the Run-Off Election for the City Council District 4 and At-Large seats. Ms. Hart stated that no candidate of either the District 4 or the At-Large seats received more than 50% of the votes. District 2 will have a run-off between Tracy Rath who received 43.52% of the votes and Bill Campbell who received 30.81% of the votes. The At-Large seat will have a run-off between Chuck Branch who received 38.16% and Pablo Ruiz who received 22.69% of the votes. The Run-Off Election will be held on June 13th with early voting being held from June 1st through June 9th. The same polling locations will be utilized for both early voting and election as was utilized for the May 9th election. Council unanimously approved the motion by Council member Kever, seconded by Council member Harris,

to approve an Ordinance calling the Run-Off Election for June 13, 2015 for Council member District 4 and Council member At Large. Caption reads as follows:

ORDINANCE NO. 2015-05-041

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, ORDERING A RUNOFF ELECTION FOR JUNE 13, 2015, FOR THE PURPOSE OF ELECTING ONE COUNCIL MEMBER DISTRICT 4 AND ONE COUNCIL MEMBER AT-LARGE; DESIGNATING POLLING PLACES; APPOINTING THE EARLY VOTING CLERK; AND PROVIDING FOR NOTICE AND PUBLICATION OF THE ELECTION

ORDENANZA N° 2015-05-041

UNA ORDENANZA DEL CONCEJO MUNICIPAL DE LA CIUDAD DE MCKINNEY, TEXAS, QUE ORDENA QUE SE REALICEN UNAS ELECCIONES DE SEGUNDA VUELTA EL 13 DE JUNIO DE 2015, CON EL FIN DE ELEGIR A UN CONCEJAL PARA EL DISTRITO 4 Y UN CONCEJAL QUE REPRESENTA A TODO EL MUNICIPIO; DESIGNA LOS LUGARES DE VOTACIÓN; NOMBRA AL SECRETARIO ENCARGADO DE LA VOTACIÓN ANTICIPADA, Y ESTIPULA LA NOTIFICACIÓN Y PUBLICACIÓN DE LAS ELECCIONES

Mayor Pro Tem Ussery, Council members Day and Harris stepped down from the dais for the following agenda item.

- 15-474** Mayor Loughmiller called for Consideration/Discussion/Action on the Minutes of the City Council Regular Meeting of May 5, 2015. Interim City Manager Muehlenbeck stated that Staff is requesting clarification of the motion made on May 5, 2015 regarding the Downtown Parking Garage. Staff is suggesting that the motion for agenda item 15-43 be amended to read: "to approve Site 1, option 1B with five levels above grade and one below grade with a not to exceed cost of \$13 million for the design concepts and design contract for the construction of a structured parking facility in Downtown McKinney." Mayor Loughmiller stated that the dollar amounts are what are anticipated to be spent on the project. The discussion at the last meeting related to items on a spreadsheet and did not include all the design and construction costs. The not to exceed amount of \$13 million is the dollar amount of funds appropriated through the prior bond election as well as the November 3, 2015 bond election,

should it pass. Council approved the motion made by Council member Ricchi, seconded by Council member Kever, to approve the Minutes of the City Council Regular Meeting of May 5, 2015 with the following change to the motion on agenda item 15-432 to read: to approve Site 1, option 1B with five levels above grade and one below grade with a not to exceed cost of \$13 million for the design concepts and design contract for the construction of a structured parking facility in Downtown McKinney, with a vote of 4-0-3, Mayor Pro Tem Ussery, Council members Day and Harris abstaining.

Mayor Pro Tem Ussery, Council members Day and Harris returned to the dais.

- 14-347Z2** Mayor Loughmiller called for a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "AG" - Agricultural District, "REC" - Regional Employment Center Overlay District and "CC" - Corridor Commercial Overlay District to "PD" - Planned Development District, "REC" - Regional Employment Center Overlay District and "CC" - Corridor Commercial Overlay District, Generally to Allow for Single Family Residential Uses, Located Approximately 325 Feet East of Stacy Road and on the South Side of Future Collin McKinney Parkway, and Accompanying Ordinance. Director of Planning Michael Quint stated that the applicant is requesting to rezone the subject property generally for detached, single family uses. This rezoning request was submitted to staff before the recent amendments to the REC Overlay District were approved by the City Council and this request was reviewed in conformance with those standards. This request would allow 152 dwelling units for a residential density of approximately 4.5 dwelling units per acre. Staff is recommending approval. Applicant, Mr. Levi Wild, 402 N. Tennessee Street, McKinney, was available for questions and there were none. Mayor Loughmiller called for public comments and there were none. Council approved the motion by Mayor Pro Tem Ussery,

seconded by Council member Harris, to close the public hearing and approve the Ordinance rezoning the subject property from “AG” – Agricultural District, “REC” – Regional Employment Center Overlay District and “CC” – Corridor Commercial Overlay District to “PD” – Planned Development District, “REC” – Regional Employment Center Overlay District and “CC” – Corridor Commercial Overlay District, generally to allow for single family residential uses, located approximately 325 feet east of Stacy Road and on the south side of future Collin McKinney Parkway with the following special ordinance provisions: the subject property shall develop in accordance with the Single Family Detached, Standard Lot requirements of the REC Neighborhood Zone as specified in the “REC” – Regional Employment Center Overlay District, and as amended, except as follows: all dwelling units shall feature garage doors with a carriage-style design, typically featuring vertical slats, high windows, antiqued hardware, and additional detailing to give the appearance of swinging or sliding doors, there shall be no maximum lot width, in addition to the requirement of one canopy tree per 50 linear feet within the common area adjacent to future Collin McKinney Parkway as detailed in Section 142-106 (Screening and buffering of certain residential lots adjacent to streets) of the Subdivision Ordinance, an additional canopy tree shall be planted for every 50 linear feet within the common area along future Collin McKinney Parkway, and the subject property shall generally develop in accordance with the attached Land Plan Exhibit. Caption reads as follows:

ORDINANCE NO. 2015-05-042

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AMENDING THE ZONING MAP OF THE CITY OF MCKINNEY, TEXAS; SO THAT AN APPROXIMATELY 33.26 ACRE PROPERTY, LOCATED APPROXIMATELY 325 FEET EAST OF STACY ROAD AND ON THE SOUTH SIDE OF FUTURE COLLIN MCKINNEY PARKWAY, IS REZONED FROM “AG” – AGRICULTURAL DISTRICT, “REC” – REGIONAL EMPLOYMENT CENTER OVERLAY DISTRICT, AND “CC” – CORRIDOR COMMERCIAL OVERLAY DISTRICT TO “PD” – PLANNED DEVELOPMENT DISTRICT, “REC” – REGIONAL EMPLOYMENT CENTER OVERLAY DISTRICT, AND “CC” –

CORRIDOR COMMERCIAL OVERLAY DISTRICT, GENERALLY TO ALLOW FOR SINGLE FAMILY RESIDENTIAL USES; PROVIDING FOR SEVERABILITY; PROVIDING FOR INJUNCTIVE RELIEF, PROVIDING FOR NO VESTED INTEREST; PROVIDING FOR THE PUBLICATION OF THE CAPTION OF THIS ORDINANCE; PROVIDING FOR A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF

15-093AA Mayor Loughmiller called for a Public Hearing to Consider/Discuss/Act on an Alley Abandonment for an Unnamed Alley, Located Between Bass Street and Waddill Street, and Approximately 220 Feet North of Midway Street, and Accompanying Ordinance. Director of Planning Michael Quint stated that the property owners adjacent to the alley are requesting the alley to be abandoned. Staff has evaluated the request and recommends approval of this vacation. In order to transfer ownership of the property, the adjacent property owners of the vacated right-of-way would decide on the splitting of the land. If they could not mutually agree, then all adjacent property owners would have equal rights to the entire vacated right-of-way. Ms. Christina Tsevoukas, representing the applicants, stated that there are two property owners who have agreed to equally split the vacated property. Both owners will pursue obtaining quitclaim deeds for the equal split of the property. Mayor Loughmiller called for public comments and there were none. Council approved the motion by Council member Pogue, seconded by Council member Kever, to close the public hearing and approve an Ordinance abandoning an unnamed alley, located between Bass Street and Waddill Street, and approximately 220 feet north of Midway Street. Caption reads as follows:

ORDINANCE NO. 2015-05-043

AN ORDINANCE ABANDONING AN ALLEY, APPROXIMATELY 0.09 ACRES, LOCATED BETWEEN BASS STREET AND WADDILL STREET, AND APPROXIMATELY 220 FEET NORTH OF MIDWAY STREET, MORE SPECIFICALLY LOCATED BETWEEN LOTS 1A AND 2C BLOCK 23 OF THE WADDILL ADDITION, PROVIDING FOR AN EFFECTIVE DATE HEREOF; PROVIDING FOR SEVERABILITY; PROVIDING FOR INJUNCTIVE RELIEF, PROVIDING FOR NO VESTED INTEREST; PROVIDING FOR THE PUBLICATION OF THE CAPTION OF THIS ORDINANCE; PROVIDING FOR A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; AND PROVIDING

FOR AN EFFECTIVE DATE HEREOF

15-066Z3 Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "AG" - Agricultural District to "PD" - Planned Development District, to Allow for Commercial, Single Family Detached Residential, Single Family Attached Residential and Industrial Uses, Located on the Southwest Corner of Bloomdale Road and State Highway 5 (McDonald Street), and Accompanying Ordinance. Director of Planning Michael Quint stated that the applicant has withdrawn this request and as such no further action is necessary.

Council member Pogue stepped down from the dais on the following agenda item.

15-092SP Mayor Loughmiller called for a Public Hearing to Consider/Discuss/Act on a Site Plan for a Freestanding Sign (Adriatica), Located on the Southeast Corner of Virginia Parkway and Adriatic Parkway. Director of Planning Michael Quint stated that this application is for a modified comprehensive sign package for the Adriatica master planned community. The City's sign ordinance allows up to 20 square feet of digital sign area. The applicant has requested to modify the sign package to allow for a free-standing approximately 20 square feet sign with an electronic display. Staff has reviewed the request and has no concerns as it is a reduction in the overall sign number that would be allowed as well as the sign area. This application includes 20.8 square feet of sign area and thus is slightly larger than the sign ordinance would allow. The applicant is reducing the number of signs on the property. Staff is recommending approval. Applicant, Mr. George Fuller, 6801 Dalmatia Drive, McKinney, was present to answer questions and there were none. Mayor Loughmiller called for public comments and there were none. Council approved the motion by Council member Harris, seconded by Council member Day, to close the public hearing and approve a site plan for a freestanding sign (Adriatica), located on the southeast corner of Virginia Parkway and

Adriatic Parkway with the following condition which must be satisfied prior to the issuance of a building permit: the applicant enter into a hold harmless agreement with the City, as the proposed sign is located within a drainage easement, subject to review and approval by the City Engineer and City Attorney, with a vote of 6-0-1, Council member Pogue abstaining,

Council member Pogue returned to the dais.

- 15-475** Mayor Loughmiller called for Consideration/Discussion/Action on a Sign Variance Request by Brown Outdoor Advertising, LLC. Appealing the Denial of a Sign Permit to Convert an Existing 280 Square Foot Static Billboard to a 300 Square Foot Electronic Billboard, Located at the Southeast Corner of U.S. Highway 75 and Wilmeth Road. Senior Plans Examiner Jeff Harris stated that the applicant is requesting a sign variance from the current billboard, which is 40 feet tall, 280 square feet in size, with standard static sign faces. The applicant is proposing a 50 foot tall billboard with 300 square foot sign faces, converted to a full digital billboard. Staff has determined that there are no unique circumstances and is recommending denial of the sign variance. The sign ordinance limits electronic digital billboards to 20 square feet. There is a provision in the sign ordinance that allows billboards along US 75 to be altered up to a maximum of 300 square feet. TxDOT has specific guidelines that limit the rate of change from 8 to 10 seconds and the brightness of the signs. Applicant, Mr. Nathan Brown, 1501 Chessington Lane, McKinney, stated he is requesting three things: increase the size of the sign to 300 square feet, convert the static faces to digital faces, and increase the height of the sign by 10 feet. Council approved the motion by Council member Pogue, seconded by Mayor Pro Tem Ussery, by a vote of 6-1 to approve the sign variance request by Brown Outdoor Advertising, LLC, appealing the denial of a sign permit to convert an existing 280 square foot static billboard to a 300 square foot electronic

billboard located at the Southeast corner of U.S. Highway 75 and Wilmeth Road with the following modifications: the image rate of change be set at 12 seconds; the second sign of ownership be removed within 12 months of the new digital sign becoming operational; and the applicant pursue Public Service Announcement usage for the City, with a vote of 6-1-0, Council member Kever voting against.

15-080SP2 Mayor Loughmiller called for a Public Hearing to Consider/Discuss/Act on a Site Plan for the McKinney Aquatic and Fitness Center, Located on the Southeast Corner of Alma Road and Eldorado Parkway. Director of Planning Michael Quint stated the City of McKinney is proposing to construct an approximately 81,000 square foot Aquatic and Fitness Center on a portion of Gabe Nesbitt Park. Staff has reviewed the request in conformance with the site plan and the zoning ordinance and has no concerns. Staff is recommending approval. Mayor Loughmiller called for public comment and there were none. Council approved the motion by Council member Pogue, seconded by Council member Harris, to close the public hearing and approve the site plan for the McKinney Aquatic and Fitness Center, located on the southeast corner of Alma Road and Eldorado Parkway, with the following conditions: the City satisfy the conditions as shown on the Standard Conditions for Site Plan Approval Checklist.

15-476 Mayor Loughmiller called for Consideration of the Qualifications of Two Firms Submitted in Response to the City of McKinney's Request for Qualifications (RFQ15-024) from Qualified Development Teams for the Redevelopment of Approximately 9 Acres of Land Located on the Southwest Corner of Davis St. and McDonald St. (State Highway 5). Director of Planning Michael Quint stated that staff has been working on the Request For Qualifications (RFQ) for the redevelopment of the downtown nine-acre site. Staff has narrowed the RFQ process down to two qualified development teams - Columbus Realty Partners and

Provident Realty Advisors. Each firm is being asked to make a 20 minute presentation to Council and will each be available for 10 minutes to answer questions from Council. Mr. Robert Shaw, Columbus Realty Partners, stated they are a small company founded in 1987 by Roger Staubach and Mr. Shaw. Columbus is recognized by many in the industry as having been one of the leaders in the creation of new urbanism. They are one of the first companies to develop this concept in an urban, green field environment. Recent recognition of Columbus Realty Partners came from the Urban Land Institute, which recognized their work in downtown Plano with a catalyst award. Past projects completed by Columbus Realty Partners include twelve projects in the McKinney Avenue/Uptown area in Dallas, Addison Circle, Legacy Town Center in Plano, the downtown area of Plano, and West 7th in Fort Worth. Current projects include a mixed use development at Legacy West where Toyota is locating. Columbus is also involved with the Trinity Groves area in West Dallas and a project in downtown Austin called Plaza Satilla with ground floor retail, housing, and affordable senior housing. They are also involved in the Craig Ranch area of McKinney where they are developing workforce housing within the office park at Craig Ranch. Mr. Shaw feels they are experts at vertical mixed use and knows what to expect and how to manage the process to create a development you can be proud of at the end of the day. Mr. Shaw stated this development is market-oriented and feels that with the nine acres can accommodate both rental and potentially “for sale” properties with ground floor retail and offices. Mr. Matt Harris, Provident Realty Advisors and Mr. Brian Hamilton, Hoefer Wysocki Architecture stated that they were founded in 1991 and have developed \$2.5 billion worth of real estate projects. They have their own in-house construction company and self-perform their own construction. Recent projects include Preston Hollow Village, a 42-acre, mixed use, multi-phase master planned

development with specialty retail, restaurants, and office just completed in Phase I. Phase II will break ground soon with 512 units of multi-family, eight-story midrise with concrete construction. The Marquis Apartments in mid-city New Orleans is another project just completed as a very urban, high-density development. Provident has worked on retail, commercial, land investment, single-family lot development and recently has been focusing on new construction, multi-family, and high-end luxury multi-family. Since 2012, they have either started, completed and in lease-up, or are under construction on high-end luxury apartments in Las Colinas, Plano, Allen, Carrollton, Austin and Farmers Branch. Mr. Harris presented their rendering for the nine-acre site. They presented a potential land plan developed from utilizing the City's form-based code and translated those on the site to give Council a feel for what the development can be. Mr. Harris stated that they would need the City to contribute the land, waive any impact fees, and the City to provide a 100% ten year tax abatement. Their design is maxing out the multi-family but it could be scaled back if need be to allow more retail or office on the site. It would not be financially feasible for them to build a parking garage unless the City financially contributed to the project. The surface parking of the development equals 1.5 spaces per multi-family unit and the commercialization is approximately 3 per 1,000 square feet. Mr. Quint stated that the respondents would be in the lobby to answer any questions from the public.

Mayor Loughmiller called for Citizen Comments and there were none.

Mayor Loughmiller called for Council and Manager Comments.

Council member Pogue expressed his condolences to the families of Bill Joplin and Dr. Sims who passed away this week.

Council member Harris stated that he wanted to congratulate Police motorcycle unit and the U-matter video regarding the Staff that did an inspection at midnight on a Friday night to open up more hospital beds as well as the staff at the airport. All three of these groups of Staff are examples of employees that really went beyond the normal

course of activities. Mr. Harris expressed his condolences to the families of Bill Smith and Dr. Sims. Mr. Harris complimented Ms. Kever who has proven to be an advocate for the citizens of McKinney, especially District two as you did a very good job representing them. Ms. Kever doesn't hesitate to speak even if it's a minority interest or a situation. Mr. Harris stated that he respects Ms. Kever and commend her for the work she has done on the transportation issue and the time dedicated to learn and bring those issues back to this Council. You have certainly have been an asset for me during the past four years. Mr. Harris also thanked Ms. Kever for her time she devoted to serving on the Board of Trustees for McKinney Independent School District and the City Council. "You are a great leader in our community." Mr. Harris wished his wife Jan a very Happy Birthday.

Council member Ricchi did not have any comments.

Council member Day reminded everyone that this Friday is the Mayor's favorite Bike the Bricks to be held in downtown McKinney.

Mayor Pro Tem Ussery expressed his condolences to the families of Bill Joplin and Dr. Sims. Mr. Ussery stated that their loss will not be unnoticed or unappreciated as part of the community that made McKinney what it is. Mr. Ussery stated that he was sorry that he was unable to attend the Public Safety open house last weekend due to the passing of his friends. Mr. Ussery echoed the comments regarding Ms. Kever. Obviously, we don't see the world the same way but not to the detriment to the City. I appreciate your service.

Mayor Loughmiller stated that since this will be Ms. Kever's last meeting, we will allow her some time to make her outgoing remarks. Mr. Loughmiller stated that this Friday will be Bike the Bricks event and he is not planning on racing this year. Mr. Loughmiller stated that at 5:00 a.m. on Thursday, he will be participating on Good Day Texas where he will ride his bike through the course. Mr. Loughmiller reminded everyone that this Sunday there will be Smiles Charity event and Monday will be the Memorial Day Event at Pecan Grove Cemetery. Mr. Loughmiller thanked Council member Kever for her service on the Council and for transportation efforts on RTC and DRMC.

Council member Kever thanked her family for their unconditional support and for allowing her to serve the community and missing out on a lot of personal events. I have tried to put my family first. I have been committed to serving my City. I have had to miss events when my kids were in high school, special gatherings, and the like. My family has been 100% behind me, 100% supportive. During her tenure on Council she has gained 2 great son-in-laws. I've expanded my family to Mark, Megan, Adam, Aaron, Matt, and I a new son-in-law Matt. I wanted to say thank you for your unconditional support. I am blessed with a great and uniquely imperfect family. I want to thank the citizens of McKinney - the people that voted me into office and the citizens that reached out and asked for my help in resolving issues, citizens who partnered on issues and often vocalized with regard to conservation and grassroots sustainability initiatives, citizens that offer constructive criticism, and I have made a multitude of friends. I just can't thank the citizens enough for allowing me to get to know them and work with them. Ms. Kever thanked staff and the great number of men and women who get up every day and bring their best to City Hall. I have tried to be intentional over the last several weeks and telling many of you thank you. I want to publicly expand that net and say thank you to our very talented staff. Ms. Kever thanked Mr. Muehlenbeck for interim leadership. Ms. Kever stated that she is proud of the accolades that have been given to our City as Money Magazine's the #1 best places to live, for the Dallas Morning News 98.1 transparency rating, and the McKinney Air Center #1 rating. She is appreciative of the resurrection of the Gateway and the old Courthouse site, money for transportation, roads, infrastructure, and the countless hours she spent on transportation. Ms. Kever stated that part of my time alongside Council has been spent visioning, retooling, and reinvigorating major initiatives. McKinney has received a very respectable share of county, regional, and state transportation dollars. Ms. Kever expressed appreciation to Mayor Loughmiller for his support on the transparency front. Ms. Kever stated that she has built strong relationships with NCTCOG and a multitude of Mayors and county elected officials across our region. Ms. Kever stated that she is proud of our strategic planning initiatives that include the NW sector study, the updated standards, and a new comprehensive land use plan. Finally, a challenge that I see is an ongoing challenge to build a tax base to support our population at a competitive tax

rate. This is easy to understand but so difficult for Councils and high growth cities to do. It's a challenge to hold to our plans and to support a balanced tax base. Ms. Kever thanked Council for affording her the opportunity to serve with them. I wish you all the very best.

Mayor Loughmiller recessed the meeting into executive session at 8:22 p.m. per Texas Government Code Section 551.071 (2) Consultation with City 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), Section 551.074 Personnel Matters, and Section 551.087 Discuss Economic Development Matter as listed on the posted agenda. Mayor Loughmiller recessed to the open session at 8:42 p.m.

Council unanimously approved the motion by Mayor Pro Tem Ussery, seconded by Council member Pogue, to adjourn. Mayor Loughmiller adjourned the meeting at 8:45 p.m.

BRIAN LOUGHMILLER
Mayor

ATTEST:

SANDY HART, TRMC, MMC
City Secretary