



# CITY OF MCKINNEY, TEXAS

## Agenda

### City Council Regular Meeting

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Tuesday, September 1, 2015

6:00 PM

Council Chambers  
222 N. Tennessee Street  
McKinney, Texas 75069

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#### CALL TO ORDER

#### INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Reverend Mike Michie, St. Andrew's Episcopal Church

#### INFORMATION SHARING

**15-837**     [2015 National American Miss Texas Jr. Teen](#)

**Attachments:**     [2015 National American Miss Texas Jr. Teen](#)

**15-838**     [Blood Cancer Awareness Proclamation](#)

**Attachments:**     [Blood Cancer](#)

**15-839**     [Presentation of Certificate of Achievement for Excellence in Financial Reporting for the Fiscal Year Ended September 30, 2014](#)

**Attachments:**     [FY 2014 Award](#)  
                              [News Release](#)

#### 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

**15-840**     [Minutes of the City Council Work Session of August 17, 2015](#)

**Attachments:**     [Minutes](#)

- 15-841     [Minutes of the City Council Regular Meeting of August 18, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-734     [Minutes of the Historic Preservation Advisory Board Regular Meeting of June 4, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-799     [Minutes of the Library Advisory Board Meeting of July 16, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-758     [Minutes of the Main Street Board Meeting of July 9, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-752     [Minutes of the McKinney Armed Services Memorial Board Meeting of July 8, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-819     [Minutes of the McKinney Convention & Visitors Bureau Board Meeting of July 28, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-790     [Minutes of the McKinney Economic Development Corporation Meeting on July 21, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-763     [Minutes of the Parks, Recreation and Open Space Advisory Board Meeting of June 11, 2015](#)  
*Attachments:*     [Minutes](#)
- 15-751     [Minutes of the Planning and Zoning Commission Regular Meeting of July 28, 2015](#)  
*Attachments:*     [Minutes](#)

**RESOLUTIONS**

- 15-842     [Consider/Discuss/Act on a Resolution Authorizing the Interim](#)

[City Manager to Negotiate an Extension and Modification to the Terms of a Lease for 216 N. Tennessee Street \(Communications and Marketing Office\)](#)

**Attachments:** [Resolution](#)  
[Lease](#)

**15-843** [Consider/Discuss/Act on a Resolution Authorizing the Interim City Manager to Execute a Contract with Matchpoint, Inc. for Leak Detection Services](#)

**Attachments:** [Resolution](#)  
[Matchpoint Proposal](#)

**15-844** [Consider/Discuss/Act on a Resolution Authorizing the Interim City Manager to Execute a Contract and Any Supplemental Agreements for Engineering Services for Water System Evaluation for Nitrification Effects - Phase 1 Project](#)

**Attachments:** [Resolution](#)

**END OF CONSENT**

**REGULAR AGENDA AND PUBLIC HEARINGS**

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

**15-845** [Consider/Discuss/Act on the Minutes of the McKinney Airport Development Corporation of July 16, 2015](#)

**Attachments:** [Executed Minutes](#)

**15-846** [Consider/Discuss/Act on Proposed Amended Minutes of the McKinney Airport Development Corporation of July 16, 2015](#)

**Attachments:** [Minutes - Clifton Version](#)  
[071615 Minutes-Redline](#)

**15-847** [Consider/Discuss/Act on the Minutes of the McKinney Airport Development Corporation of July 30, 2015](#)

**Attachments:** [Executed Minutes](#)

- 15-848**      [Consider/Discuss/Act on Proposed Amended Minutes of the McKinney Airport Development Corporation of July 30, 2015](#)  
**Attachments:**    [Minutes - Clifton Verson](#)  
                          [073015 Minutes-Redline](#)
- 15-160Z5**    [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "C" - Planned Center District, "PD" - Planned Development District and "CC" - Corridor Commercial Overlay District to "C2" - Local Commercial District and "CC" - Corridor Commercial Overlay District, Located on the Northeast Corner of Custer Road and U.S. Highway 380 \(University Drive\), and Accompanying Ordinance](#)  
**Attachments:**    [CC Minutes 08.18.15](#)  
                          [CC Minutes 08.03.15](#)  
                          [PZ Minutes 07.28.15](#)  
                          [PZ Minutes 07.14.15](#)  
                          [PZ Report](#)  
                          [Location Map and Aerial Exhibit](#)  
                          [Letter of Intent](#)  
                          [Comprehensive Plan Maps](#)  
                          [Land Use and Tax Base Summary](#)  
                          [Proposed Ordinance](#)  
                          [Proposed Exhibits A-B](#)  
                          [PowerPoint Presentation](#)
- 15-186Z2**    [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District to "SO" - Suburban Office District, Located on the Northwest Corner of Synergy Drive and Lakota Trail, and Accompanying Ordinance](#)

**Attachments:** [PZ Minutes 08.11.15](#)  
[PZ Staff Report](#)  
[Location Map and Aerial Exhibit](#)  
[Letter of Intent](#)  
[Comprehensive Plan Maps](#)  
[Fiscal Analysis](#)  
[Land Use and Tax Base Summary](#)  
[Existing PD Ord. 2003-02-015](#)  
[Proposed Ordinance](#)  
[Proposed Zoning Exhibit A-B](#)  
[PowerPoint Presentation](#)

**15-849** [Consider/Discuss/Act on a Resolution Amending the McKinney Police Department Personnel Policies](#)

**Attachments:** [Resolution](#)  
[104.011 Promotional Procedures](#)  
[105.001 Personnel Complaints Investigations](#)  
[Letters from MPA and FOP](#)  
[Executive Summary](#)

**15-850** [Conduct First Public Hearing on the Budget Appropriation Ordinance for FY 2015-16](#)

**Attachments:** [Draft Ordinance](#)  
[Presentation](#)

**15-851** [Conduct Second Public Hearing on Proposed Tax Rate for Fiscal Year 2015-16](#)

**Attachments:** [Presentation](#)

**15-852** [Consider/Discuss/Act on a Resolution Approving the Seventh Amended Bylaws for the McKinney Community Development Corporation Bylaws](#)

**Attachments:** [Resolution](#)  
[7th Amended Bylaws](#)  
[7th Amended Bylaws - Redline](#)  
[2013-10-157 R MCDC 6th Amended Bylaws](#)

**15-853**      [Consider/Discuss/Act on Clarification on 2015-16 Board and Commission Appointments and Appointment of a Member to the Animal Service Facility Advisory Committee](#)

**Attachments:**    [2015-2016 Appointments](#)

**15-854**      [Consider/Discuss/Act on a Resolution Appointing a Member to the Reinvestment Zone Number Two](#)

**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 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) and legal consultation on the following item(s), if any.

- Statutory, constitutional and Charter/ordinance requirements for establishing certain boards/commissions, including their City Council-delegated authorities and duties

B. Section 551.074 Discuss Personnel Matters

- City Manager Transition

#### **ACTION ON EXECUTIVE SESSION ITEMS**

#### **ADJOURN**

Posted in accordance with the Texas Government Code, Chapter 551, on the 28th day of August, 2015 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](mailto:contact-adacompliance@mckinneytexas.org) with questions or for accommodations.