



McKinney Community Development Corporation Agenda

Thursday, August 26, 2021

8:00 AM

Council Chambers
222 N. Tennessee Street
McKinney, TX 75069

PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.002, A QUORUM OF THE CITY COUNCIL MAY BE PRESENT. NO CITY COUNCIL ACTION WILL BE TAKEN.

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 MCDC Board 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 as long as a quorum is still present.

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

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 MCDC Board regarding any non-public hearing item on this agenda shall have a time limit of three (3) minutes per speaker, per agenda item. The Chairman may reduce the speaker time limit uniformly to accommodate the number of speakers or improve meeting efficiency.

Speaker Request Cards must be submitted to the MCDC Board before the start of the meeting either in person or by email to info@mckinneycdc.org.

Written Public Comments regarding agenda items, including Public Hearings, may be submitted online to the MCDC Board at <http://www.mckinneytexas.org/CitizenComments>.

To be included in the meeting record, online submittals regarding agenda items must clearly state that they should be included in the meeting record and must be received between the time of this posting and 5:00 PM on Wednesday, August 25, 2021.

CONSENT ITEMS

This portion of the agenda consists of non-controversial or housekeeping items required by law. Items may be considered individually by the Board or Commission member making such request prior to a motion and vote on the Consent Items.

21-0739 [Minutes of the McKinney Community Development Corporation Meeting of July 22, 2021.](#)

Attachments: [Minutes](#)

21-0584 [Minutes of the Joint Meeting of Parks, Recreation, and Open Space Advisory Board and McKinney Community Development Corporation of June 10, 2021.](#)

Attachments: [Minutes](#)

REPORTS

21-0740 [Financial Report](#)

Attachments: [July Financial Statement](#)
[July Transmittal Letter](#)
[July Checks Issued](#)

21-0741 [Board and Liaison Reports](#)

[Board Chair](#)
[City of McKinney](#)
[Visit McKinney](#)

[McKinney Economic Development Corporation](#)
[McKinney Main Street/MPAC](#)
[McKinney Parks and Recreation](#)
[TUPPS Brewery Destination Subcommittee](#)
[One Heart McKinney Task Force](#)

Attachments: [Visit McKinney Report](#)
[MEDC report](#)

21-0742 [President's Report](#)

Attachments: [Grant Funds Awarded](#)
[Social Media Metrics July '21](#)
[Grant Promotions - 2021 Cycle I & II](#)
[Final Report -- PC21-03 Heritage Guild](#)
[Final Report -- PC21-09 Arts in Bloom](#)
[McKinney Philharmonic Orchestra - Article](#)

REGULAR AGENDA

21-0743 [Consider/Discuss/Act on Project Grant Application Submitted by Habitat for Humanity of Collin County \(#21-14\) in the Amount of One Hundred Seventy-Six Thousand One Hundred Seventy-Four and No/100 Dollars \(\\$176,174.00\) to Fund Construction of the Cotton Groves Amenity Center.](#)

Attachments: [Application Packet](#)
[Presentation](#)

21-0744 [Consider/Discuss/Act on Project Grant Application Submitted by Heard-Craig Center for the Arts \(#21-15\) in the Amount of Two Hundred Thirty-Nine Thousand Four Hundred Ninety-Four and No/100 Dollars \(\\$239,494.00\) for Improvements to Heard-Craig Historic Museum Including Repairs, Paint, Lighting, Landscaping, Security System, Installation of Walkways and Signage. Amount Requested Represents 97% of Total Project Cost.](#)

Attachments: [Application Packet](#)
[Presentation](#)

21-0745 [Consider/Discuss/Act on Project Grant Application Submitted by Collin County Children’s Advocacy Center \(#21-16\) in the Amount of Two Hundred Fifty Thousand and No/100 Dollars \(\\$250,000.00\) for Site Improvements Including Water, Drainage and Sanitary Sewer for a New Facility Located at the Intersection of Harroun Avenue and Heritage Drive Near Redbud Boulevard in McKinney, Texas. Amount Requested Represents 3% of Total Project Construction Cost.](#)

Attachments: [Application Packet](#)
 [Presentation](#)

21-0746 [Conduct a Public Hearing and Consider/Discuss/Act on Retail Development infrastructure Grant Application \(RI 21-03\) Submitted by CPJK, LLC \(dba Gather\) in the Amount of Nine Thousand and No/100 Dollars \(\\$9,000.00\) for Infrastructure Work Needed for the Replacement of a Grease Trap Including Excavation, Installation of New Piping, Rerouting of a Vent, Installation of a New Outlet with Two-way Clean-outs, and Water Testing on Piping and Interceptor at the Property Located at 207 East Virginia Street, McKinney.](#)

Attachments: [Application Packet](#)
 [Presentation](#)

21-0747 [Conduct a Public Hearing and Consider/Discuss/Act on Retail Development Infrastructure Grant Application \(RI 21-04\) Submitted by The Neathery Estate Bed and Breakfast in the Amount of Eighteen Thousand Eighty-Six and 50/100 Dollars \(\\$18,086.50\) for Infrastructure Work Needed to Improve Parking, Lighting, Walkways, Security and Signage including Fencing, Gates and Electrical at the Property Located at 215 North Waddill Street, McKinney.](#)

Attachments: [Application Packet](#)
 [Presentation](#)

21-0748 [Consider/Discuss/Act on Revised FY22 McKinney Community Development Corporation Budget.](#)

Attachments: [Presentation](#)
[FY 22 Proposed Budget \(Revised\)](#)

PUBLIC COMMENTS REGARDING MATTERS NOT ON THE AGENDA

BOARD OR COMMISSIONER COMMENTS

Board or Commission Comments relating to items of public interest: Announcements regarding local or regional civic and charitable events, staff recognition, commendation of citizens, upcoming meetings, informational update on projects, awards, acknowledgement of meeting attendees, birthdays, requests for items to be placed on upcoming agendas, and condolences.

EXECUTIVE SESSION

In Accordance with the Texas Government Code:

E. Section 551.087. Deliberation Regarding Economic Development Matters

Project 21-14 Habitat Cotton Groves Amenity Center
Project 21-15 Heard-Craig Museum
Project 21-16 CC Children's Advocacy Center
Project RI 21-03 Gather
Project RI 21-04 Neathery Estate
Project 20-09 TUPPS Brewery and Entertainment Destination
Project Bluesky
Project Handle

ACTION ON EXECUTIVE SESSION

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, on the 20th day of August, 2021 at or before 5:00 p.m.

Cindy Schneible
President

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>.