

CITY COUNCIL WORK SESSION

DECEMBER 20, 2022

The City Council of the City of McKinney, Texas met in work session in the City Hall Council Chambers, 222 N. Tennessee Street, McKinney, Texas on Tuesday, December 20, 2022, at 3:00 p.m.

The work session was broadcast live on cable television Spectrum Channel 16 and AT&T U-Verse Channel 99; and online at <https://mckinney.legistar.com> and <https://mckinneytx.new.swagit.com/views/130>. A video recording of the work session is available to the public through the City of McKinney meeting archive.

Mayor Pro Tem Rainey Rogers called the meeting to order at 3:00 p.m. upon determining a quorum consisting of himself and the follow City Council members were present: Geré Feltus, Rick Franklin, Charlie Philips, and Patrick Cloutier.

Mayor George Fuller and Justin Beller were absent.

These City of McKinney Staff were present: City Manager Paul Grimes, Assistant City Manager Kim Flom, Assistant City Manager Barry Shelton, Assistant City Manager Steve Tilton, City Attorney Mark Houser, Assistant City Attorney Alan Lathrom, City Secretary Empress Drane, City Secretary Accreditation & Reporting Specialist Edith, City Secretary Records Specialist Juametta Terrell, Director of Organizational Development & Performance Management Joseph Mazzola, Performance Manager Joshua Stevenson, Director of Strategic Services Trevor Minyard, Director of Planning Jennifer Arnold, Downtown Development & Historic Preservation Planning Manager Paula Nasta, Director of Public Works Ryan Gillingham, President of McKinney Economic Development Corporation (MEDC) Peter Tokar III, Director of Public Safety Greg Conley, Police Chief Joe Ellenburg, Police Financial Analyst Cammie Martin, Facilities Construction Manager Patricia Jackson, Video Producer Will Hicks, Video Producer Joey Barr, City Manager Staff Assistant Connie Baldazo, Director of McKinney National Airport Kenneth Carley, and Environmental Services Manager Eric Hopes.

There were approximately seven (7) members of the public present, including McKinney Community Development Corporation (MCDC) Board Member Deborah Bradford.

Mayor Pro Tem Rogers called for Public Comments at which time there were no requests to speak to the City Council.

Mayor Pro Tem Rogers called for discussion of agenda items for the City Council Regular Meeting scheduled for Tuesday, December 20, 2022, at 6:00 p.m. There was no discussion of said items.

Mayor Pro Tem Rogers called for the following Work Session items:

22-1169 FY22 Performance Management Report to Mayor and City Council

22-1170 Presentation on Central Expressway (US 75) Maintenance and Landscaping

The presentation for this item was not part of the posted agenda but is included in these minutes at *Appendix A: Agenda Item #22-1170 Presentation on Highway US 75 Maintenance & Landscaping*.

22-1171 Update on East McKinney Projects

22-1172 Discuss Historic Preservation Opportunities for the future of McKinney

Mayor Pro Tem Rogers called for Council Liaison Updates regarding city Boards & Commissions. There were no updates.

Mayor Pro Tem Rogers called for the Executive Session at 4:03 p.m. 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

E. Section 551.087. Deliberation Regarding Economic Development Matters

- Project 20-09 TUPPS Brewery & Entertainment Destination

- Project Terrigen

There was no action taken on items discussed in Executive Session.

The Work Session adjourned at 4:55 p.m.

These minutes were approved by the City Council on <Date>.

SIGNED:

GEORGE C. FULLER, Mayor
RAINEY ROGERS, Mayor Pro Tem

ATTEST:

EMPRESS DRANE, City Secretary

City of McKinney, Texas

*Appendix A:
Agenda Item #22-1170 Presentation on Highway US 75 Maintenance & Landscaping*

Central Expressway (US 75) Landscaping and Maintenance



Agenda

Maintenance – Mowing and Debris Removal

- Maintenance Responsibility on US 75
- Maintenance Expectations on US 75
- Optional Enhancements

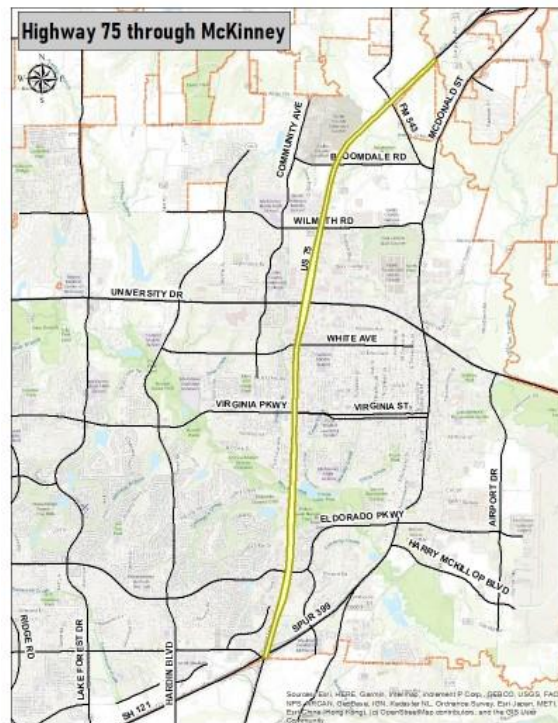
US 75 Landscaping Improvements

- Governor’s Community Achievement Award



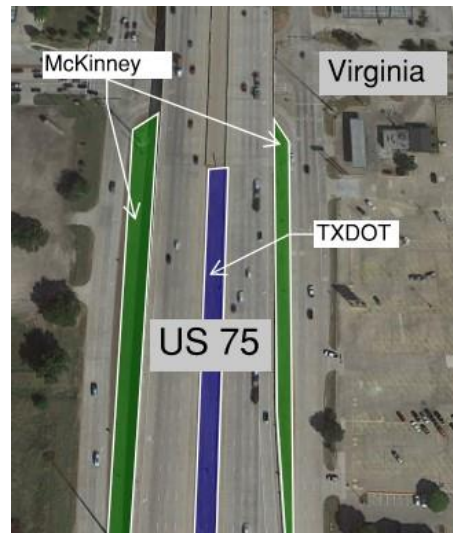
US 75 – Facts

- US 75 (Central Expressway)
 - Starts at I345 in Dallas and extends north to Oklahoma
- Built in 1956
- Reconstruction completed in 2015
- Traffic volumes (2021)
 - 149,186 vehicles per day (@US380)
 - 110,615 vehicles per day (Bloomdale)



Current - TXDOT - Maintenance Responsibility Eldorado to Wilmeth

TXDOT Maintenance	Frequency
Highway Sweeping	12 x per year
Mowing	3 x per year
Litter Pick-up (small debris)	3 x per year
Litter Pick-up (large debris – over 6")	3 x per week
Cost to City of McKinney	\$0



TXDOT

- Maintains the main lanes & service roads on US 75
- Current challenges with contractual staffing for sweeping and mowing

Current - McKinney - Maintenance Responsibility Eldorado to Wilmeth

City of McKinney Maintenance	Frequency
Landscaping & Mowing (during mowing season)	Every 7 days
Litter Pick-up in Landscaped Areas (year-round)	Every 7 days
Cost to City of McKinney	\$49,805
TXDOT Reimbursement	\$0



City of McKinney

- Removal of homeless encampments
- Maintain all landscaped areas at intersections of Eldorado, Virginia, U380 and Wilmeth – (Parks' Contractor)

McKinney - Maintenance Responsibility



Option 1 – Change Maintenance Responsibility Outside Areas - Wilmeth to Laud Howell

Current

TXDOT Maintenance	Frequency
Mowing (during mowing season)	3 x per year
Cost to City of McKinney	\$0

Option 1

City of McKinney Maintenance	Frequency
Landscaping & Mowing (during mowing season) outside only	Once per week
Litter Pick-up in Landscaped Areas (year-round)	Once per week
Cost to City of McKinney	\$74,100
TXDOT Reimbursement	\$0



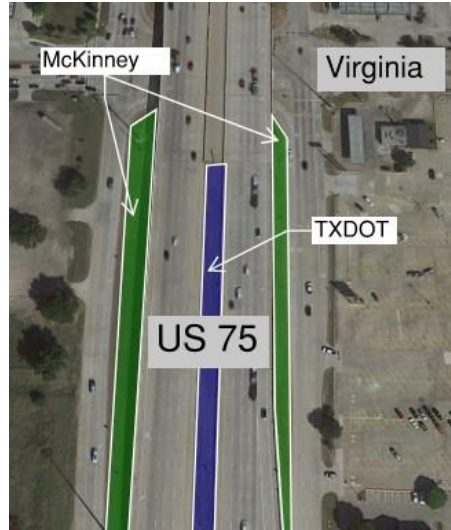
Option 2 – Change Maintenance Responsibility Center Median – Eldorado to Laud Howell

Current

TXDOT Maintenance	Frequency
Mowing (during mowing season)	3 x per year
Cost to City of McKinney	\$0

Option 2

City of McKinney Maintenance	Frequency
Landscaping & Mowing (during mowing season) Center Median	Once per week
Litter Pick-up in Landscaped Areas (year-round)	Once per week
Cost to City of McKinney	\$99,216
TXDOT Reimbursement	\$0



Financial Summary

Current

Description	McKinney Cost
Outside landscape areas - Eldorado to Wilmeth	\$49,805 / year

Options

Description	McKinney Cost
Option 1 – Outside landscaped areas– Wilmeth to Laud Howell	\$74,100 / year
Option 2 – Center medians – Eldorado to Laud Howell	\$99,216 / year

* Reimbursement by TXDOT expected to be negligible

Governor's Community Achievement Award

- Keep Texas Beautiful and TxDOT presented the Governor's Community Achievement Award to the City in 2016 and 2021
 - 2016: Funding amount \$290,000
 - 2021: Funding amount \$310,000
- Funds may only be used for landscape enhancements along state right-of-ways
 - (1) US 75 @ Hwy 380
 - (2) US 75 @ Virginia identified by City and TXDOT
- Installation tentatively scheduled for spring 2023
 - Public Works and Parks working with TXDOT on design elements
 - TXDOT will manage the design and construction of the landscape enhancements
- Agreements
 - A funding agreement with TxDOT is not required
 - A Landscape Maintenance Agreement with TxDOT is required



ODESSA IH 20



Landscape
Enhancement Project
Examples

MELISSA US 75



Governor's Community Achievement Award— Summary

- **Who's Responsible**
 - TxDOT responsible to design and install initial landscape
 - City responsible to continue to maintain, replace, and irrigate landscape
- **Next Steps**
 - Authorize TXDOT Landscape Maintenance Agreement
- **Project Cost**
 - TXDOT Design and installation: Approx. \$600,000
 - If bids come in higher than funding, then scope adjustments would be required
 - City annual maintenance: Approx. \$7,000



Staff Recommendations

- Consider Municipal Maintenance Amendment with TXDOT for maintenance from Wilmeth to Bloomdale excluding center median.
- Approve Landscape Maintenance Amendment with TXDOT for landscaping maintenance at intersections of US380 and Virginia



End of Appendix A

(End of Minutes of the City Council Work Session of December 20, 2022)