

CITY COUNCIL REGULAR MEETING

JANUARY 18, 2022

The City Council of the City of McKinney, Texas met in regular session in the City Hall Council Chambers, 222 N. Tennessee Street, McKinney, Texas, on Tuesday, January 18, 2022 at 6:00 p.m.

Mayor Pro Tem Rainey Rogers called the meeting to order at 6:00 p.m. upon determining a quorum consisting of himself and the following members were present: Council Members Charlie Philips, Frederick Frazier, Rick Franklin, Geré Feltus, and Justin Beller.

Council Member-Elect Patrick Cloutier was present.

Mayor George Fuller was present.

City of McKinney Staff Present: City Manager Paul Grimes, Assistant City Manager Kim Flom, Assistant City Manager Barry Shelton, Assistant City Manager Steve Tilton, City Attorney Mark Houser, Director of Strategic Services Trevor Minyard, Police Chief Greg Conley, Police Financial Analyst Cammie Martin, Police Officer Jonathan Losawyer, Director of Public Works Ryan Gillingham, Assistant Director of Public Works Gabriel Bowden, Water Utilities Superintendent Michael George, Water Utilities Pumping Supervisor Jeffrey Maul, Capital Improvement Projects Manager Nicholas Ataie, Senior Engineer Paul Tucker, Director of McKinney National Airport Kenneth Carley, Information Technology Manager Nicholas Martin, and City Secretary Empress Drane.

There were two (2) members of the public present in the audience.

Mayor Pro Tem Rogers called for the Invocation (given by Council Member Philips) and Pledge of Allegiance.

Mayor Fuller called for Public Comments on non-Public Hearing agenda items at which time there were no requests to speak.

Mayor Pro Tem Rogers called for the Consent Agenda. Agenda Items 22-0033 and 22-0034 were removed from the Consent Agenda for individual consideration.

Council unanimously approved the motion by Council member Justin Beller, seconded by Council member Rick Franklin, to the following Consent Agenda items:

22-0031 Minutes of the City Council Work Session of January 4, 2022

- 21-0992** Minutes of the McKinney Armed Services Memorial Board Meeting of October 13, 2021
- 21-1178** Minutes of the Historic Preservation Advisory Board Regular Meeting of November 4, 2021
- 21-1108** Minutes of the Parks, Recreation, and Open Space Advisory Board Meeting of November 11, 2021
- 22-0021** Minutes of the Planning and Zoning Commission Regular Meeting of December 14, 2021
- 21-1182** Minutes of the Tax Increment Reinvestment Zone Number Two (TIRZ2) Board Meeting of February 23, 2021
- 22-0032** Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2021 - 2022 Annual Budget and Amending the 2022 - 2026 Capital Improvements Program to Provide Funds for the McKinney Ranch Pump Station Improvements Project (WA1626). Ordinance caption reads:

ORDINANCE NO. 2022-01-016

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING A CERTAIN BUDGET AMENDMENT PERTAINING TO THE FISCAL YEAR 2021 – 2022 ANNUAL BUDGET AND THE 2022 – 2026 CAPITAL IMPROVEMENTS PROGRAM TO PROVIDE FUNDING FOR THE MCKINNEY RANCH PUMP STATION IMPROVEMENTS PROJECT (WA1626); AND PROVIDING FOR AN EFFECTIVE DATE HEREOF

- 22-0035** Consider/Discuss/Act on a Resolution Approving Guidelines for a Street Sign Topper Program for Recognized Neighborhoods Within the City of McKinney. Resolution caption reads as follows:

RESOLUTION NO. 2022-01-008 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO APPROVE THE GUIDELINES FOR AND TO IMPLEMENT A STREET SIGN TOPPER PROGRAM FOR RECOGNIZED NEIGHBORHOODS WITHIN THE CITY OF MCKINNEY

- 22-0036** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Accept, if Awarded, a Selective Traffic Enforcement Program (STEP) Grant for Fiscal Year 2023 from the Texas Department of Transportation for Overtime Traffic Safety Enforcement. Resolution caption reads as

follows:

RESOLUTION NO. 2022-01-009 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO ACCEPT, IF AWARDED, A SELECTIVE TRAFFIC ENFORCEMENT PROGRAM (STEP) GRANT FOR FISCAL YEAR 2023 FROM THE TEXAS DEPARTMENT OF TRANSPORTATION FOR OVERTIME TRAFFIC SAFETY ENFORCEMENT; AND PROVIDING AN EFFECTIVE DATE

- 22-0037** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Kleinfelder, Inc. for Materials Testing Services on the Wilmeth Road (Lake Forest Drive to Hardin Boulevard) Project (ST1719). Resolution caption reads as follows:

RESOLUTION NO. 2022-01-010 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT IN THE AMOUNT OF \$168,040.00 WITH KLEINFELDER, INC. FOR MATERIAL TESTING SERVICES FOR THE CONSTRUCTION OF THE WILMETH ROAD (LAKE FOREST DRIVE TO HARDIN BOULEVARD) PROJECT (ST1719) AND AUTHORIZING ANY SUPPLEMENTAL AGREEMENTS UNDER SAID CONTRACT UP TO THE AGGREGATE CONTRACT AMOUNT, INCLUSIVE OF SAID SUPPLEMENTAL AGREEMENTS, OF \$195,000

- 22-0038** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Teague, Nall, and Perkins, Inc. for Professional Engineering Design Services for the Bloomdale Rd and FM 543 Realignment Project and Any Necessary Supplemental Agreements. Resolution caption reads as follows:

RESOLUTION NO. 2022-01-011 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT IN THE AMOUNT OF \$148,900 WITH TEAGUE, NALL, AND PERKINS, INC. FOR CONSULTING ENGINEERING SERVICES FOR PROJECT ST4229 - BLOOMDALE RD AND FM 543 REALIGNMENT AND AUTHORIZING ALL NECESSARY CHANGE ORDERS UNDER SAID CONTRACT UP TO AN AGGREGATE CONTRACT AMOUNT, INCLUSIVE OF ANY CHANGE ORDERS, NOT TO EXCEED \$175,000

- 22-0039** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute an Agreement with Garver, LLC for McKinney National Airport Project A14315, Airfield Maintenance & Storage Building. Resolution

caption reads as follows:

RESOLUTION NO. 2022-01-012 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH GARVER, LLC FOR MCKINNEY NATIONAL AIRPORT PROJECT AI4315, AIRFIELD MAINTENANCE & STORAGE BUILDING; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF

- 22-0040** Consider/Discuss/Act on a Resolution Authorizing the Sale of Three Small Parcels of Land Located in the William Davis Survey, Abstract No. 248 to the Texas Transportation Commission for the Construction of the State's Highway 5 Project, Which Parcels of Land Consist of 0.0035 Acres (151 Square Feet) of Land Located at the Northwest Corner of State Highway 5 and Davis Street ("Parcel 55"), 0.0042 Acres (183 Square Feet) of Land Located at the Northeast Corner of State Highway 5 and Davis Street ("Parcel 56"), and 0.0023 Acres (100 Square Feet) of Land Located at the Northwest Corner of State Highway 5 and Hunt Street ("Parcel 63"), All Totaling Approximately 0.0100 Acres of Land; and Authorizing the City Manager to Execute Deeds and Documents Regarding the Sale of Said City-Owned Property to the State of Texas. Resolution caption reads:

RESOLUTION NO. 2022-01-013 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE SALE OF THREE SMALL PARCELS OF LAND LOCATED IN THE WILLIAM DAVIS SURVEY, ABSTRACT NO. 248 TO THE TEXAS TRANSPORTATION COMMISSION FOR THE CONSTRUCTION OF THE STATE'S HIGHWAY 5 PROJECT, WHICH PARCELS OF LAND CONSIST OF 0.0035 ACRES (151 SQUARE FEET) OF LAND LOCATED AT THE NORTHWEST CORNER OF STATE HIGHWAY 5 AND DAVIS STREET ("PARCEL 55"), 0.0042 ACRES (183 SQUARE FEET) OF LAND LOCATED AT THE NORTHEAST CORNER OF STATE HIGHWAY 5 AND DAVIS STREET ("PARCEL 56"), AND 0.0023 ACRES (100 SQUARE FEET) OF LAND LOCATED AT THE NORTHWEST CORNER OF STATE HIGHWAY 5 AND HUNT STREET ("PARCEL 63"), ALL TOTALING APPROXIMATELY 0.0100 ACRES (434 SQUARE FEET) OF LAND; AND AUTHORIZING THE CITY MANAGER TO EXECUTE DEEDS AND DOCUMENTS REGARDING THE SALE OF SAID CITY-OWNED PROPERTY TO THE STATE OF TEXAS; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF

- 22-0041** Consider/Discuss/Act on a Facilities Agreement for Lots 1 and 2, Block A, CR 337 and CR 405 Addition, Located in the ETJ of McKinney on the Southeast corner of CR 337 and CR 405, and approximately 2,000 Feet

North of US 380. Resolution caption reads as follows:

RESOLUTION NO. 2022-01-015 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A FACILITIES AGREEMENT FOR CR 337 AND CR 405 ADDITION, LOTS 1 & 2, BLOCK A, LOCATED IN THE ETJ OF MCKINNEY ON THE SOUTHEAST CORNER OF COUNTY ROAD 337 AND COUNTY ROAD 405 AND APPROXIMATELY 2,000' NORTH OF US 380 END OF CONSENT

Mayor Pro Tem Rogers called for the items pulled from the Consent Agenda:

- 22-0033** Consider/Discuss/Act on an Ordinance Amending the McKinney Community Development Corporation Fiscal Year 2021-2022 Annual Budget to Provide Two Million and No/100 Dollars (\$2,000,000.00) in Additional Funds for Eligible Project Costs Related to the Rehabilitation and Revitalization of the Property Located at 402 E. Louisiana Street, McKinney, Texas, to Create a World-Class Cultural and Entertainment Destination to Serve as a Catalyst for Economic Development in McKinney, Texas.

Council approved the motion made by Council member Geré Feltus, seconded by Council member Charlie Philips, to approved an Ordinance Amending the McKinney Community Development Corporation Fiscal Year 2021-2022 Annual Budget to Provide Two Million and No/100 Dollars (\$2,000,000.00) in Additional Funds for Eligible Project Costs Related to the Rehabilitation and Revitalization of the Property Located at 402 E. Louisiana Street, McKinney, Texas, to Create a World-Class Cultural and Entertainment Destination to Serve as a Catalyst for Economic Development in McKinney, Texas. with a vote of 5 - 0 - 1, Council member Justin Beller abstaining. Ordinance caption reads as follows:

ORDINANCE NO. 2022-01-017

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING A CERTAIN BUDGET AMENDMENT PERTAINING TO THE FISCAL YEAR 2021-2022 ANNUAL BUDGET FOR THE MCKINNEY COMMUNITY DEVELOPMENT CORPORATION FOR THE TUPPS BREWERY PROJECT (4B2009); AND PROVIDING FOR AN EFFECTIVE DATE

- 22-0034** Consider/Discuss/Act on an Ordinance Authorizing a Certain Budget Amendment Pertaining to the Fiscal Year 2021-2022 Annual Budget for the Tupps Brewery Chapter 380 Agreement; and Providing for an Effective Date Hereof

Council approved the motion made by Council member Geré Feltus, seconded by Council member Charlie Philips, to approve an Ordinance Authorizing a Certain Budget Amendment Pertaining to the Fiscal Year 2021-2022 Annual Budget for the Tupps Brewery Chapter 380 Agreement; and Providing for an Effective Date Hereof with a vote of 5 - 0 - 1, Council member Justin Beller abstaining. Caption reads:

ORDINANCE NO. 2022-01-018

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING A CERTAIN BUDGET AMENDMENT PERTAINING TO THE FISCAL YEAR 2021-2022 ANNUAL BUDGET FOR THE TUPPS BREWERY CHAPTER 380 AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF

Mayor Pro Tem Rogers called for the Regular Agenda and Public Hearing items:

- 22-0042** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract and All Necessary Change Orders with Archer Western Construction, LLC for the McKinney Ranch Pump Station Improvements Project

Council unanimously approved the motion by Council member Charlie Philips, seconded by Council member Frederick Frazier, to approve a Resolution Authorizing the City Manager to Execute a Contract and All Necessary Change Orders with Archer Western Construction, LLC for the McKinney Ranch Pump Station Improvements Project. Resolution caption reads as follows:

RESOLUTION NO. 2022-01-014 (R)

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT IN THE AMOUNT OF \$18,001,400 WITH ARCHER WESTERN CONSTRUCTION, LLC FOR THE MCKINNEY RANCH PUMP STATION IMPROVEMENTS PROJECT AND AUTHORIZING ALL NECESSARY CHANGE ORDERS UNDER SAID CONTRACT UP TO AN AGGREGATE CONTRACT AMOUNT, INCLUSIVE OF ANY CHANGE ORDERS, NOT TO EXCEED \$19,600,000

- 22-0043** Consider/Discuss/Act on Appointing a Member to the Historic

Preservation Advisory Board (HPAB)

Council unanimously approved the motion by Council member Charlie Philips, seconded by Council member Geré Feltus, to promote David O'Dell from Alternate to Regular Member and appoint Tom Pence as Alternate Member to the Historic Preservation Advisory Board (HPAB). Both members will serve partial terms effective this day until September 30, 2023.

Mayor Pro Tem Rogers called for Public Comments on non-agenda matters at which time there were no requests to speak.

Mayor Pro Tem Rogers called for Council and Manager Comments.

Council Member Charlie Philips comments on the success of the McKinney High School Boys Basketball team and encouraged citizens to support them at games.

Council Member Geré Feltus announced upcoming events for Black History Month in February, which includes a Thursday night lecture series, an art show on February 5, a Harlem Renaissance 1920s themed casino night, and city tours coordinated by the Legacy Keepers of Old East McKinney, and pop-up museum, and a True History museum. Learn more at www.McKinneyBHM.com

Outgoing Council Member Frederick Frazier congratulated Patrick Cloutier on winning the Special Election to serve as Council Member At-Large #2.

City Manager Paul Grimes announced:

- The newest Spring 2022 activity guides for McKinney Parks & Recreation and the McKinney Public Library Systems are available online at www.McKinneyTexas.org
- Council Member Elect Patrick Cloutier will be welcomed into service at the City Council meeting of January 25, 2022
- The city is currently reviewing a petition submitted for the legalization of alcoholic beverage sales. If the petition is certified to be valid, an election in November 2022 to determine whether to legalize retail sales of liquor
- The City Council Strategic Goals Work Session will be February 11, 2022
- The city transit services are administered by DART, effective January 1, 2022
- The city website has been redesigned a presentation on the changes will be provided at a future Work Session.

- As of January 1, 2022, the city population estimate is two hundred thousand five hundred fifty-four (206,654) people

Mayor Pro Tem Rainey Rogers acknowledged his grandchildren who watched him lead the City Council meeting.

Council unanimously approved the motion by Council member Charlie Philips, seconded by Council member Rick Franklin, to adjourn the meeting at 6:21 p.m.

A video recording of this meeting is available through the City of McKinney records archive. These minutes approved by the City Council on February 1, 2022.

GEORGE C. FULLER, Mayor
City of McKinney, Texas

ATTEST:

EMPRESS DRANE
City Secretary
JOSHUA STEVENSON
Deputy City Secretary