



# CITY OF MCKINNEY, TEXAS

## Agenda

### City Council Regular Meeting

---

Tuesday, October 1, 2019

6:00 PM

Council Chambers  
222 N. Tennessee Street  
McKinney, TX 75069

---

#### CALL TO ORDER

#### INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Assistant Fire Chief Chris Lowry

Pledge of Allegiance led by members of the McKinney Fire Department

#### INFORMATION SHARING

**19-0799**      [Proclamation for Fire Prevention Month](#)

**Attachments:**    [Proclamation](#)

**19-0800**      [Proclamation for 16th Annual Arbor Day](#)

**Attachments:**    [Proclamation](#)

**19-0801**      [Proclamation for Dyslexia Awareness Month](#)

**Attachments:**    [Proclamation](#)

#### PUBLIC COMMENTS ON THE AGENDA ITEMS (For Non-Public Hearing Agenda Items)

*If you wish to address the City Council on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the City Secretary before the meeting. Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the City Council for items listed as public hearings will be recognized when the public hearing is opened. Speakers wishing to address the City Council regarding any non-public hearing item on this agenda shall have a time limit of three (3) minutes per speaker, per agenda item. The Mayor may reduce the speaker time limit uniformly to accommodate the number of speakers or improve meeting efficiency.*

#### 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**

- 19-0802**      [Minutes of the City Council Special Meeting of August 26, 2019 - Boards & Commissions Appointments](#)  
**Attachments:**    [Minutes](#)
- 19-0803**      [Minutes of the City Council Work Session of September 17, 2019](#)  
**Attachments:**    [Minutes](#)
- 19-0804**      [Minutes of the City Council Regular Meeting of September 17, 2019](#)  
**Attachments:**    [Minutes](#)
- 19-0727**      [Minutes of the Historic Preservation Advisory Board Regular Meeting of August 1, 2019](#)  
**Attachments:**    [Minutes](#)
- 19-0758**      [Minutes of the McKinney Economic Development Corporation Meeting of August 20, 2019](#)  
**Attachments:**    [Minutes](#)
- 19-0805**      [Minutes of the McKinney Housing Authority Meeting of July 23, 2019](#)  
**Attachments:**    [Minutes](#)
- 19-0806**      [Minutes of the McKinney Housing Authority Meeting of August 27, 2019](#)  
**Attachments:**    [Minutes](#)
- 19-0493**      [Minutes of the McKinney Housing Finance Corporation Meeting of May 10, 2019](#)  
**Attachments:**    [Minutes](#)

19-0714 [Minutes of the McKinney Convention and Visitors Bureau Meeting of July 23, 2019](#)

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

19-0785 [Minutes of the Visit McKinney Board of August 27, 2019](#)

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

## RESOLUTIONS

19-0807 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with Conduit Architecture + Design, LLC of McKinney, Texas for Architectural and Engineering Services Related to the Design and Construction of McKinney Fire Station 11 located at 6260 Rundell Way, McKinney, Texas](#)

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

19-0808 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with Schrickel Rollins/ PSC, Inc. of Arlington, Texas for Landscape Architectural and Engineering Services Related to the Design of the Old Settlers Park Renovation Master Plan \(PK2041\)](#)

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

19-0809 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with Balfour Beatty Construction, LLC \(BBC\) located at 3100 McKinnon Street, 6th Floor, Dallas, Texas for Construction Manager at Risk \(CMAR\) Services Related to the Senior Recreation Center Renovations Project \(PK4394\) located at 1400 S. College Street, McKinney, Texas](#)

**Attachments:** [PROPOSAL](#)  
[RESOLUTION](#)

**19-0810** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute the Third Amendment to the Greater Texoma Utility Authority Potable Water Pass Through & Pumping Agreement](#)

**Attachments:** [Resolution](#)  
[Exhibit B](#)  
[GTUA-McK Contract Third Amendment](#)

#### MISCELLANEOUS

**19-0101PF** [Consider/Discuss/Act on a Preliminary-Final Plat for Lot 1, Block A, of the SmartStop Self Storage Addition, Located on the East Side of North Custer Road \(FM 2478\) and Approximately 800 Feet North of West University Drive \(U.S. Highway 380\)](#)

**Attachments:** [Standard Conditions Checklist](#)  
[Location Map and Aerial Exhibit](#)  
[Letter of Intent](#)  
[Proposed Preliminary-Final Plat](#)  
[Completeness Checklist](#)  
[Associated Facilities/Escrow Agreement](#)

**18-0070RP** [Consider/Discuss/Act on a Record Plat \(Meridian at Southgate\), Located on Stewart Drive and Approximately 500 Feet East of Medical Center Drive](#)

**Attachments:** [Standard Conditions for Record Plat](#)  
[Location Map and Aerial Exhibit](#)  
[Letter of Intent](#)  
[Proposed Record Plat](#)

**END OF CONSENT**

**REGULAR AGENDA AND PUBLIC HEARINGS**

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

**19-0002SUP2** [Conduct a Public Hearing to Consider/Discuss/Act on a Specific Use Permit Request for an Automobile Repair Facility \(Meineke Car Care Center\), Located on the Southwest Corner of Ridge Road and McKinney Ranch Parkway and Accompanying Ordinance \(ITEM HAS BEEN WITHDRAWN\)](#)

**Attachments:** [PZ Minutes 9.10.19 Draft](#)  
[Location Map and Aerial Exhibit](#)  
[Letter of Intent](#)  
[Letter of Opposition #1](#)  
[Letter of Opposition #2](#)  
[Comprehensive Plan Maps](#)  
[Collin McKinney Commercial District](#)  
[Placetype Definitions](#)  
[Proposed Ordinance](#)  
[Proposed Exhibits A-D](#)  
[Presentation](#)

**19-0811** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Kimley-Horn and Associates, Inc. for Professional Engineering Design Services for the Wilmeth Road \(Lake Forest Drive to Hardin Boulevard\) Project \(ST1719\) and Authorizing Any Necessary Supplemental Agreements](#)

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

**19-0812** [Consider/Discuss/Act on a Resolution Approving the Recommendations of the Arts Commission for FY20 Season Grants and Annual Funding of the Arts in the City of McKinney](#)

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

**19-0813** [Consider/Discuss/Act on a Resolution Approving Funding Recommendations under the FY 2020 Community Support](#)

Grant**Attachments:** Resolution

- 19-0814**      Consider/Discuss/Act on Appointing a Member to the McKinney Historic Preservation Advisory Board

**CITIZEN COMMENTS ON MATTERS NOT ON THE AGENDA**

*If you wish to address the City Council on a matter not posted on this agenda, please fill out a "Request to Speak" card and present it to the City Secretary before the meeting. Speakers shall have a time limit of three (3) minutes. This meeting segment is limited to thirty (30) minutes.*

**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) 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
  - Concrete Batch Plants
  - Municipal Facilities
- D. Section 551.074. Personnel Matters
- E. Section 551.087. Deliberation Regarding Economic Development Matters

**ACTION ON EXECUTIVE SESSION ITEMS****ADJOURN**

*Posted in accordance with the Texas Government Code, Chapter 551, on or before the 28th day of September, 2019 at 6:00 p.m.*

---

*Empress Drane, City Secretary  
Lisa Sewell, Deputy City Secretary*

*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. Phone 972-547-2694 or email [contact-adacompliance@mckinneytexas.org](mailto: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>.*