



McKinney Community Development Corporation Agenda

Thursday, August 22, 2024

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 AND/OR CITY BOARDS & COMMISSIONS MAY BE PRESENT. NO CITY COUNCIL, BOARD OR COMMISSION 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>.**

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

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

If you wish to address the Board on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the Clerk before the meeting. Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the Board for items listed as public hearings will be recognized when the public hearing is opened.

Speakers wishing to address the 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 Board Chair may reduce the speaker time limit uniformly to accommodate the number of speakers or improve meeting efficiency.

CONSENT ITEMS

24-1851

[Minutes of the McKinney Community Development](#)

[Corporation Meeting of July 25, 2024.](#)

Attachments: [Minutes](#)

24-1852 [Minutes of the McKinney Community Development Corporation Potential Projects Subcommittee Meeting of June 20, 2024.](#)

Attachments: [Minutes](#)

24-1853 [Minutes of the McKinney Community Development Corporation Special Meeting of July 9, 2024.](#)

Attachments: [Minutes](#)

24-1854 [Minutes of the McKinney Community Development Corporation Promotional and Community Events Grant Subcommittee Meeting of July 10, 2024.](#)

Attachments: [Minutes](#)

24-1855 [Minutes of the McKinney Community Development Corporation Finance Committee Meeting of July 11, 2024.](#)

Attachments: [Minutes](#)

24-1856 [Minutes of the McKinney Community Development Corporation Potential Projects Subcommittee Meeting of July 26, 2024.](#)

Attachments: [Minutes](#)

REPORTS

24-1857 [Financial Report](#)

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

24-1858 [Board and Liaison Reports](#)
[Board Chair](#)
[City of McKinney](#)

[Visit McKinney](#)
[McKinney Economic Development Corporation](#)
[McKinney Main Street/MPAC](#)
[McKinney Parks and Recreation](#)

Attachments: [Visit McKinney Report](#)
[MEDC Report.pdf](#)

24-1859 [President's Report](#)

Attachments: [Grants Awarded FY 24](#)
[July Marketing Report](#)
[Final Report -- PC2405 ManeGait](#)

REGULAR AGENDA

24-1860 [Consider/Discuss/Act on a Request for Funding Submitted by the City of McKinney Parks and Recreation Department \(4B24-09\), in the Amount of Five Million Five Hundred Thousand and No/100 Dollars \(\\$5,500,000.00\) for Construction of Improvements at Erwin Park.](#)

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

24-1861 [Consider/Discuss/Act on a Request from the City of McKinney Parks and Recreation Department to Amend Project 4B20-13 to Reallocate \\$200,000 from PK1829 \(New Senior Center\) to PK4325 \(ADA Improvements\).](#)

24-1862 [Consider/Discuss/Act on a Project Grant Application Submitted by Boys and Girls Club of Collin County \(4B24-10\) in the Amount of Seventy Thousand NO/100 Dollars \(\\$70,000.00\) for Facility Improvements to Include Updating Basketball Goals, Installing Indoor Turf for Soccer and Flag Football, Purchase and Installation of a Sound System and Projector, and Purchase of a Mobile Stage. Amount Requested Represents 100% of the Total Project Cost.](#)

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

- 24-1863** [Consider/Discuss/Act on a Project Grant Application Submitted by YMCA of Metropolitan Dallas \(4B24-11\) in the Amount of Twenty-Five Thousand NO/100 Dollars \(\\$25,000.00\) for Purchase and Construction of New Playground Equipment at the McKinney Family YMCA located at 300 Ridge Street, Stonebridge Ranch, McKinney, Texas. Amount Requested Represents 75% of the Total Project Cost.](#)
- Attachments:** [Application Packet Presentation](#)
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- 24-1864** [Consider/Discuss/Act on a Request for Funding Submitted by the City of McKinney Parks and Recreation Department \(4B24-12\), in the Amount of One Million and No/100 Dollars \(\\$1,000,000.00\) for Construction of Improvements at Gabe Nesbitt Park.](#)
- Attachments:** [Application Packet -- 4B24-12 Parks Gabe Nesbitt.pdf Presentation](#)
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- 24-1865** [Consider/Discuss/Act on a Project Grant Application Submitted by McKinney Main Street \(4B24-14\) in the Amount of One Hundred Nine Thousand Three Hundred Twenty and NO/100 Dollars \(\\$109,320.00\) for the Purchase Downtown Christmas Decorations to Include Lighting in Mitchell Park, Outdoor Decorations at MPAC, Community Tree Ornaments, Holiday Postcard Pop-Up Photo Ops, and Light Pole Decorations. Amount Requested Represents 60% of Total Project Cost.](#)
- Attachments:** [Application Packet Presentation](#)
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- 24-1866** [Consider/Discuss/Act on a Project Grant Application \(4B24-15\), Submitted by Sanchez Charities, LLC, in the Amount of Five Hundred Seventeen Thousand One Hundred Ninety-Two and No/100 Dollars \(\\$517,192.00\), for Construction of Horizontal Infrastructure for the NeighborHub](#)

to be Located on White Street Approximately 500 Feet East of Redbud Drive in McKinney Texas. Amount Requested Represents 16% of Total Project Cost.

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

24-1867

Conduct a Public Hearing and Consider/Discuss/Act on a Retail Development Infrastructure Grant Application Submitted by Hope Hardware Building, LLC (RI 24-09) in an Amount up to Fifty Thousand and NO/100 Dollars (\$50,000.00) for the Installation of a Grease Trap including Necessary Plumbing and Site Work at the Hope Hardware Building Located at 214 E. Louisiana Street, McKinney, Texas.

Attachments: [Application Packet](#)

24-1868

Conduct a Public Hearing and Consider/Discuss/Act on a Retail Development Infrastructure Grant Application Submitted by Hester Eats, LLC (dba Hamm's Meat Market) (RI 24-10) in an Amount up to Fifty Thousand and NO/100 Dollars (\$50,000.00) for the Installation of a Fire Suppression System and Site Work at 307 W. Louisiana Street, McKinney, Texas.

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

PUBLIC COMMENTS Regarding Matters not on the Agenda

BOARD COMMENTS

EXECUTIVE SESSION

In accordance with the Texas Government Code:

Section 551.087. Deliberation Regarding Economic Development Matters

Project 4B24-09 McKinney Parks & Recreation
Parks Reallocation Request
Project 4B24-10 Boys & Girls Club of CC
Project 4B24-11 YMCA of McKinney
Project 4B24-12 McKinney Parks & Recreation
Project 4B24-13 Habitat for Humanity of CC
Project 4B24-14 McKinney Main Street
Project 4B24-15 Sanchez Charities
Project 4B20-09 TUPPS Brewery & Entertainment Destination
Project 4B17-04 Craig Ranch Resort Hotel
Project RI24-09 Hope Hardware Building
Project RI24-10 Hamm's
Notes Live/Venu
Project Hemisphere
Project Terrigen
Project Mirage

ACTION ON EXECUTIVE SESSION

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, at least seventy-two (72) hours prior the start of the meeting, on or before the 16th day of August, 2024, 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>.