



CITY OF MCKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, December 19, 2017

6:00 PM

Council Chambers
222 N. Tennessee Street
McKinney, TX 75069

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Senior Pastor Charles Wattley, Jr., St. Mark Missionary Baptist Church

CITIZEN COMMENTS

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

17-1247 [Minutes of the City Council Work Session of December 4, 2017](#)

Attachments: [Minutes](#)

17-1159 [Minutes of the Historic Preservation Advisory Board Regular Meeting of November 2, 2017](#)

Attachments: [Minutes](#)

17-1209 [Minutes of the McKinney Armed Services Memorial Board Meeting of November 8, 2017](#)

Attachments: [Minutes](#)

17-1122 [Minutes of the McKinney Community Development Corporation Meeting of October 19, 2017](#)

Attachments: [Minutes](#)

17-1212 [Minutes of the Parks, Recreation and Open Space Advisory Board Meeting of November 9, 2017](#)

Attachments: [Minutes](#)

17-1200 [Minutes of the Planning and Zoning Commission Regular Meeting of November 28, 2017](#)

Attachments: [Minutes](#)

17-1164 [Minutes of the Tax Increment Reinvestment Zone Number Two Meeting of January 23, 2017](#)

Attachments: [Minutes](#)

17-1176 [Minutes of the Tax Increment Reinvestment Zone Number One Meeting of July 18, 2017](#)

Attachments: [Minutes](#)

RESOLUTIONS

17-1248 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Real Estate Donation Contract for a Portion of Lot 1, Block A of the Park Central Addition, Approximately 4 Acres](#)

Attachments: [Resolution](#)
[GIS Exhibit](#)
[Signed Boundary Survey](#)

17-1249 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Amend the Memorandum of Understanding and Collaborative Agreement with the Cities of Frisco, Plano, Denton, Dallas, Greenville, The County of Dallas, Dallas Housing Authority, Denton Housing Authority, Frisco Housing Authority, Plano Housing Authority, McKinney Housing Authority, Grandview Housing Authority, Waxahachie Housing Authority, Cleburne Housing Authority, Ferris Housing Authority, Ennis Housing Authority and Royse City](#)

[Housing Authority for Regional Fair Housing Assessments and Regional Collaboration to Affirmatively Further Fair Housing](#)

Attachments: [Resolution](#)
[Cost Distribution Regional Housing Assessment](#)

17-1250

[Consider/Discuss/Act on a Resolution Authorizing an Adjustment to the Solid Waste Contract with Waste Connections Inc.](#)

Attachments: [Resolution](#)
[Solid Waste Rates 2018](#)
[Waste Connections Increase Request 2017](#)

17-1251

[Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Run Out Services Agreement With Allegiance Benefit Plan Management, Inc, Authorizing Allegiance to Process Run Out Claims for the Self-Funded Health Benefit Plans](#)

Attachments: [Resolution](#)

17-1252

[Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Settlement Agreement by and Between the City of McKinney, Texas and Collin County, Texas to Facilitate the Finalization of Cause No. 219-01855-2015 in the 219th Judicial District Court of Collin County, Texas](#)

Attachments: [Resolution](#)

MISCELLANEOUS

17-1253

[Consider/Discuss/Act on Authorizing the City Manager to Execute an Agreement Transferring Obligation to Construct Certain Street Parking Spaces Between Developers and Amendment to a Master Development Agreement by and between the City of McKinney, Texas, Columbus Realty Partners, Ltd., and Playful Building One, LLC](#)

Attachments: [Playful Obligation Transfer Agreement](#)
[Columbus Obligation Transfer Agreement](#)

END OF CONSENT

REGULAR AGENDA AND PUBLIC HEARINGS

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

17-1254 [Conduct a Public Hearing to Consider/Discuss/Act on the CDBG Consolidated Annual Performance Evaluation Report \(CAPER\)](#)

Attachments: [Summary](#)

17-287PF [Consider/Discuss/Act on a Preliminary-Final Plat for Lots 1-3, Block A of the Yakman Prather Odle Addition, Located Approximately 4,900 Feet South of FM 546 and on the West Side of County Road 318](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map & Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Preliminary-Final Plat](#)
[PowerPoint Presentation](#)

17-1255 [Consider/Discuss/Act on a Facilities Agreement for Lots 1-3, Block A of the Yakman Prather Odle Addition, Located Approximately 4,900 Feet South of FM 546 and on the West Side of County Road 318](#)

Attachments: [Proposed Facilities Agreement](#)
[Location Map & Aerial Exhibit](#)
[PowerPoint Presentation](#)

17-1256 [Consider/Discuss/Act on the Design of the Downtown Parking Garage, Generally Located on the Northeast Corner of Chestnut Street and Virginia Street](#)

Attachments: [Development Agreement](#)
[Draft Site Plan](#)
[Draft Building Elevations](#)
[Parking Garage Lease](#)

17-1257 [Consider/Discuss/Act on a Resolution Amending the 2018 - 2022 Capital Improvements Program to Provide Funds for the WA1805 - Virginia Elevated Storage Tank Maintenance Project](#)

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

17-1258 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract and Authorize Any Supplemental Agreements with Birkhoff, Hendricks, & Carter, LLP for Consulting Engineering Services for the WA1805 - Virginia Elevated Storage Tank Maintenance Project](#)

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

17-1259 [Consider/Discuss/Act on a Resolution Authorizing the Execution of Documents for the Acquisition of Easements and the Consideration of the Use of Eminent Domain to Condemn Property for the Construction of Utility Lines for the Redbud Pump Station Transmission Lines Project Commencing in the Vicinity of the Future Redbud Pump Station Generally Located to the South of Bloomdale Road in the Vicinity of Redbud Boulevard and Continuing East to Approximately McDonald Street \(SH 5\)](#)

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

17-1260 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Enter into an Interlocal Agreement with Collin County Community College District for the Construction and Reimbursement of Costs Related to Construction Activities of the Water Line Installation along the Public Safety Training](#)

Facility Site, Generally Located on the East Side of Redbud Boulevard and Approximately 800 Feet South of Bloomdale Road

Attachments: [Resolution](#)
[Interlocal Agreement](#)
[Location Map](#)

17-1261 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2017-2018 Annual Budget and Amending the 2018-2022 Capital Improvements Program, to Provide Funds for the Gabe Nesbitt Tennis Complex Expansion Project](#)

Attachments: [Ordinance](#)

17-1262 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Cooper General Contractors of Plano, Texas, for the Construction of the Gabe Nesbitt Tennis Center Expansion Project Located at 3253 Alma Road](#)

Attachments: [Resolution](#)
[Bid Tabulation](#)
[Site Layout](#)
[Gabe Nesbitt Master Plan](#)

17-1263 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Alliance Geotechnical Group for Construction Materials Testing Related to the Construction of the Gabe Nesbitt Texas Center Expansion, Located at 3253 Alma Road](#)

Attachments: [Resolution](#)
[Alliance Proposal](#)

17-1264 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2017-2018 Annual Budget and Amending the 2018-2022 Capital Improvements Program, to Provide Funds for Construction Materials Testing for Bonnie Wenk Phase 2](#)

Attachments: [Ordinance](#)

- 17-1265** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Increase the Not to Exceed Amount for the Construction Materials Testing Services Contract with Terracon Consultants, Inc. Related to the Construction of Bonnie Wenk Phase 2](#)

Attachments: [Resolution](#)
 [Terracon Proposal](#)

- 17-1266** [Consider/Discuss/Act on Designating Chairman of the Reinvestment Zone Number One](#)

- 17-1267** [Consider/Discuss/Act on Designating Chairman of the Reinvestment Zone Number Two](#)

CITIZEN COMMENTS

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). Consultation with City Attorney on any Work Session, Special or Regular Session agenda item requiring confidential, attorney/client advice necessitated by the deliberation or discussion of said items (as needed) and legal consultation on the following item(s), if any:
- B. Section 551.071 (A) Pending or contemplated litigation

- C. Section 551.072. Deliberations about Real Property
- Municipal Facilities
 - Situated in the Geo. B. Pilant Survey, A-691, the R. Sewell Survey, A-874, the RH Locke Survey, A-517 Collin County, Texas and being an approximately 189.4279 acre tract.
- D. Section 551.074 Discuss Personnel Matters
- City Manager Annual Performance Evaluation
- E. Section 551.087 – Discuss Economic Development Matters
- Project A159 – Project Cuisine
 - Project A146 – Project Frost

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, on the 15th day of December, 2017 at or before 5:00 p.m.

Sandy Hart, TRMC, MMC
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. 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>.