



CITY OF MCKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, July 21, 2020

6:00 PM

Council Chambers
222 N. Tennessee Street
McKinney, TX 75069

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>

Please note that a quorum of the City Council may not all be present at the same location. Some members may instead participate in this meeting from one or more remote locations in an effort to contain the spread of COVID-19. In addition, there may be occasions when the audio and/or video transmission may not be clear or may be interrupted. In those instances, the meeting will continue so long as a quorum is still present.

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

Invocation given by Pastor Mark Turman, Crosspoint Church

INFORMATION SHARING

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

Pursuant to Section 551.007 of the Texas Government Code, 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.

Public Comments regarding agenda items, including Public Hearings, may be submitted online to the City Council at <http://www.mckinneytexas.org/CitizenComments>. To be included in the meeting record, online submittals regarding agenda items must be received between the time of this posting and 6:00 p.m. on Tuesday, July 21, 2020.

Non-Agenda comments and comments received any other time will be delivered to the City Council without being entered into the meeting record.

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

- 20-0613** [Minutes of the City Council Special Meeting and Work Session of January 28, 2020](#)
Attachments: [Minutes](#)
- 20-0614** [Minutes of the City Council Work Session of February 4, 2020](#)
Attachments: [Minutes](#)
- 20-0615** [Minutes of the City Council Regular Meeting of February 4, 2020](#)
Attachments: [Minutes](#)
- 20-0616** [Minutes of the City Council Strategic Goals Work Session of February 7, 2020](#)
Attachments: [Minutes](#)
- 20-0617** [Minutes of the City Council Work Session of July 7, 2020](#)
Attachments: [Minutes](#)
- 20-0618** [Minutes of the City Council Regular Meeting of July 7, 2020](#)

Attachments: [Minutes](#)

20-0563 [Minutes of the McKinney Housing Finance Corporation Meeting of February 14, 2020](#)

Attachments: [Minutes](#)

20-0564 [Minutes of the McKinney Housing Finance Corporation Meeting of June 5, 2020](#)

Attachments: [Minutes](#)

20-0539 [Minutes of the Planning and Zoning Commission Regular Meeting of June 9, 2020](#)

Attachments: [Minutes](#)

ORDINANCES

20-0619 [Consider/Discuss/Act on an Ordinance of the City Council of the City of McKinney, Texas, Amending Chapter 90, "Streets and Sidewalks," of the Code of Ordinances of the City of McKinney, Texas, by Amending Article IV, "Rights-of-Way Use and Management," in Part, By and Through the Deletion of Sections 90-227, "Certificated Telecommunication Providers," and 90-228, "Network Providers," in Their Entirety and By the Adoption of a New Article V, Entitled "Small Wireless Facilities," to Provide Regulations for the Use of the City's Rights-of-Way By Certificated Telecommunications Providers in Accordance with Chapter 283 of the Texas Local Government Code; Adopting a Small Wireless Facilities Design Manual, Dated July 21, 2020, to Replace the Existing Public Right-of-Way Wireless Services Design Manual in its Entirety; and Amending Appendix A - Schedule of Fees by Deleting the Fees Associated with Section 90-228 and Adopting new Fees Applicable to Network Providers in Accordance with Article V; Repealing All Conflicting Ordinances; Providing a Severability Clause; Reserving All Existing Rights and Remedies; Providing for Immunity; Providing for Injunctions; Providing for the Publication of the Caption of this Ordinance; and Providing](#)

[for an Effective Date](#)

Attachments: [Design Manual](#)
[Ordinance](#)

RESOLUTIONS

20-0620 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Supplemental Agreement with Professional Service Industries, Inc. \(PSI\) for Materials Testing Services for the Accessibility Improvements Eastside Phase I Project \(ST1649\)](#)

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

20-0621 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with McRight-Smith Construction whose local office is in Plano, Texas for Construction Manager at Risk \(CMAR\) Services Related to the Design and Construction of the TKI Executive Terminal located at 1508 Industrial Blvd, at the McKinney National Airport, McKinney Texas](#)

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

20-0622 [Consider/Discuss/Act on a Resolution Awarding a Contract to Jerry Carpenter Excavation of Allen, Texas for the Mowing and Cleanup Services for Dams](#)

Attachments: [Resolution](#)
[Bid Tabulation](#)
[Scoring Summary](#)

20-0623 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with JBI Partners, Inc. of Carrollton, Texas for Landscape Architectural and Engineering Services Related to the Improvement of Finch Park](#)

Attachments: [Resolution](#)

20-0624 [Consider/Discuss/Act on a Resolution Renaming the Existing McKinney Community Center, located at 2001 S. Central Expressway, to the Recreation Center at Towne Lake](#)

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

20-0625 [Consider/Discuss/Act on a Resolution Increasing the Program Budget for the Tri-City Collin County Small Business Grant Program in an Amount not to Exceed \\$5,600,000 of Collin County Direct Allocation Cares Act Funds; and Providing for an Effective Date](#)

Attachments: [Resolution](#)

END OF CONSENT

PLAT CONSIDERATION UNDER TEXAS LOCAL GOVERNMENT CODE CHAPTER 212

The items under this subcategory require separate consideration pursuant to the Texas Local Government Code. The staff recommendation in each item describe the necessary form of action required on each plat. A "Motion to Approve these items in accordance with staff's recommendation" will result in approval, approval with conditions or disapproval as such are contained in § 212.009 of the Texas Local Government Code.

20-0083PF [Consider/Discuss/Act on a Preliminary-Final Plat for the JBC Real Estate Addition, Located in the ETJ of McKinney, Approximately 1,600 Feet North of County Road 408 and on the East Side of Farm-to-Market Road 1827](#)

Attachments: [Standard Conditions Checklist](#)
 [Location Map and Aerial Exhibit](#)
 [Letter of Intent](#)
 [Proposed Preliminary-Final Plat](#)
 [Conditions of Approval Summary](#)

REGULAR AGENDA AND PUBLIC HEARINGS

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

20-0004Z2 [Conduct a Public Hearing to Consider/Discuss/Act on a](#)

[Request to Rezone the Subject Property from "PD" - Planned Development District to "PD" - Planned Development District, Generally to Modify the Use and Development Standards and to Allow for an Indoor and Outdoor Wedding / Event Venue or Banquet Facility, Located on the Southwest Corner of Virginia Parkway and Lake Forest Drive, and Accompanying Ordinance \(REQUEST TO BE TABLED\)](#)

Attachments: [PZ Minutes 6.23.20 DRAFT](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Letters of Support](#)
[Letters of Opposition](#)
[Comprehensive Plan Maps](#)
[Established Community District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Ex. PD Ord. No. 97-05-33](#)
[Ex. PD Ord. No. 97-05-34](#)
[Layout- Information Only](#)
[Elevations - Information Only](#)
[Applicant Public Outreach](#)
[Protest Map](#)
[Protest Petition 1](#)
[Protest Petition 2](#)
[Proposed Ordinance](#)
[Exhibits A-D](#)
[Presentation](#)

20-0040Z2 [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "RS 60" - Single Family Residence District to "DR" - Duplex Residential District, Located on the East Side of Rockwall Street and approximately 615 Feet North of Gerrish Street](#)

Attachments: [PZ Minutes](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Letter of Support](#)
[Comprehensive Plan Maps](#)
[Mill District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Protest Map](#)
[Zoning Change Written Protest](#)
[Proposed Ordinance](#)
[Proposed Exhibits A-C](#)
[Presentation](#)

20-0048Z2 [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "C" - Planned Center District to "RED-1" - Residential Estates District, Located Approximately 600 Feet West of U.S. Highway 75 \(Central Expressway\) and Approximately 200 Feet North of White Avenue, and Accompanying Ordinance](#)

Attachments: [PZ Minutes 06.23.20 DRAFT](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Collin Crossing District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Proposed Ordinance](#)
[Exhibits A-C](#)
[Presentation](#)

20-0002SUP3 [Conduct a Public Hearing to Consider/Discuss/Act on a Specific Use Permit Request to Allow for an Indoor Gun Range, Located on the Northeast Corner of Industrial](#)

[Boulevard and Millwood Road, and Accompanying Ordinance](#)

Attachments: [Draft PZ Minutes 06.23.2020](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Business & Aviation District](#)
[Placetype Definitions](#)
[Proposed Ordinance](#)
[Exhibit A-C](#)
[Floor Plan - Information Only](#)
[Decibel Level Chart Exhibit](#)
[Presentation](#)

20-0006Z2

[Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "C2" - Local Commercial District to "PD" - Planned Development District, Generally to Modify the Development Standards and to Allow Multi-Family Uses, Located on the Southeast Corner of Hardin Boulevard and Virginia Parkway, and Accompanying Ordinance \(REQUEST TO BE TABLED\)](#)

Attachments: [Draft PZ Minutes - 7.14.20](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Letters of Support](#)
[Letters of Opposition](#)
[Comprehensive Plan Maps](#)
[Established Community District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Proposed Ordinance](#)
[Exhibit A-D](#)
[Layout - Informational Only](#)
[Presentation](#)

- 20-0626** [Consider/Discuss/Act on a Resolution Authorizing the Creation of an Ad Hoc Throckmorton Statue Advisory Board to Oversee Staff and Expert Research Related to the Throckmorton Statue Located on City-Owned Property; and Providing for an Effective Date](#)

Attachments: [Resolution](#)

CITIZEN COMMENTS ON MATTERS NOT ON THE AGENDA

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

- KLA International Sports Management, LLC, v. City of McKinney, Texas, No. 471-02979-2020 (471st District Ct., Collin County, Tex.)

- Petition of the Cities of Garland, Mesquite, Plano, and Richardson Appealing Wholesale Water Rates Implemented by North Texas Municipal Water District, PUC Docket No. 46662, Public Utility Commission of Texas

C. Section 551.072. Deliberations about Real Property

D. Section 551.074. Personnel Matters

E. Section 551.087. Deliberation Regarding Economic Development Matters

- Project Starlight
- Project Crush
- Project Electron III

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, on or before the 18th day of July, 2020 at 6:00 p.m.

Empress Drane, 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>.