



CITY OF MCKINNEY, TEXAS

Agenda

City Council Special Meeting

Monday, June 26, 2017

10:30 AM

Council Chambers
222 N. Tennessee Street
McKinney, Texas 75069

CALL TO ORDER

17-645 [Consider/Discuss/Act on an Ordinance Amending Section 98-56 of the Code of Ordinances of the City of McKinney Relating to Tax Exemptions](#)

Attachments: [Ordinance](#)

17-646 [Consider/Discuss/Act on Authorizing City Manager to Negotiate an Interlocal Agreement Establishing the Waiving of City Development Fees for McKinney Independent School District in Exchange for Use of McKinney Independent School District Facilities](#)

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

- Formal Complaint of ADC West Ridge, L.P. and Center for Housing Resources, Inc. Against the City of Frisco

C. Section 551.087 – Discuss Economic Development Matters

- Project A177 – Project Llama

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, on the 22nd day of June, 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>.



17-645

TITLE: Consider/Discuss/Act on an Ordinance Amending Section 98-56 of the Code of Ordinances of the City of McKinney Relating to Tax Exemptions

COUNCIL GOAL: Financially Sound Government

MEETING DATE: June 26, 2017

DEPARTMENT: Budget

CONTACT: Mark Holloway, Chief Financial Officer

RECOMMENDED CITY COUNCIL ACTION:

- Approve the ordinance.

ITEM SUMMARY:

- On June 20, 2017, City Council adopted Ordinance 2017-06-072 Amending Section 98-56 of the Code of Ordinances to increase the senior tax exemption from \$50,000 to \$60,000.
- The adopted Ordinance inadvertently omitted the paragraph that had previously authorized a \$50,000 disabled tax exemption.
- The proposed Ordinance will correct this omission and increase the disabled tax exemption to \$60,000 to be consistent with the \$60,000 senior exemption by amending the Tax Exemption section of the Code of Ordinances.

BACKGROUND INFORMATION:

- The county appraisal district must receive notice of adoption from the City before July 1 in order for the increase to be effective October 1 for 2017 taxes.

FINANCIAL SUMMARY:

- Based on the current tax rate and the current number of households claiming the disabled exemption, changing the exemption to \$60,000 would increase exemptions in this category from \$149,000 to \$182,000.

SUPPORTING MATERIALS:

Ordinance

ORDINANCE NUMBER 2017-06-____

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AMENDING SECTION 98-56, "AMOUNT," OF THE CODE OF ORDINANCES OF THE CITY OF MCKINNEY, TEXAS BY DELETING SAID SECTION IN ITS ENTIRETY AND REPLACING IT WITH A NEW SECTION 98-56 THAT IS ALSO ENTITLED "AMOUNT"; REPEALING ALL CONFLICTING ORDINANCES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR PUBLICATION OF THE CAPTION THEREOF; AND PROVIDING FOR AN EFFECTIVE DATE

BE IT HEREBY ORDAINED BY THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, THAT:

Section 1. **AMENDMENT TO SECTION 98-56, "AMOUNT," OF THE CODE OF ORDINANCES BY DELETING SAID SECTION IN ITS ENTIRETY AND REPLACING IT WITH A NEW SECTION 98-56 THAT IS ALSO ENTITLED "AMOUNT"**

From and after the effective date of this Ordinance, Section 98-56, "Amount," of the Code of Ordinances, City of McKinney, Texas, is hereby amended by deleting said section in its entirety and replacing it with a new Section 98-56 that is also entitled "Amount," to read as follows:

"Sec. 98-56. Amount

(a) From and after October 1, 2017 for the 2017 tax year and following, the City Council hereby exempts, by this division, \$60,000 of the assessed value of all residential homestead situated within the corporate limits of the City of McKinney, Texas, as owned on January 1 of the then current taxable year by married or unmarried persons 65 years of age or older, including those living alone, and who have attained such age on or before January 1 of said taxable year, from all ad valorem taxes thereafter levied by the city on such homesteads.

From and after October 1, 2017 for the 2017 tax year and following, the City Council hereby exempts, by this division, \$60,000 of the assessed value of all residential homestead situated within the corporate limits of the City of McKinney, Texas, as owned on January 1 by an individual who is disabled, from all ad valorem taxes thereafter levied by the city on such homesteads. Qualifications and application for disability are in accordance with the Texas Tax Code.

Joint, community, or successive owners may not each receive the same exemption provided by or pursuant to this section for the same residence homestead in the same year. An eligible disabled person who is 65 or older may not receive both a disabled and an elderly residence homestead exemption but may choose either. A person may not receive an exemption under this section for more than one residence homestead in the same year.

(b) However, it is provided that, where the ad valorem tax has heretofore been pledged for the payment of any debt, the taxing officers of the city shall have authority to continue to levy and collect the tax against the homestead property at the same rate as the tax so pledged until the debt is discharged, if the cessation of the levy would impair the obligation of the contract by which the debt was created."

Section 2. **REPEALER CLAUSE**

This Ordinance shall be cumulative of all other ordinances of the City and shall not repeal any of the provisions of said ordinances except in those instances where provisions of those ordinances are in direct conflict with the provisions of this Ordinance and such ordinances shall remain intact and are hereby ratified, verified and affirmed.

Section 3. **SEVERABILITY CLAUSE**

If any section, article, paragraph, sentence, clause, phrase or word in this Ordinance, or application thereof to any person or circumstance, is held invalid or unconstitutional by a court of competent jurisdiction, such holding shall not affect the validity of the remaining portions of the Ordinance, and the City Council hereby declares it would have passed such remaining portions of the Ordinance despite such invalidity, which remaining portions shall remain in full force and effect.

Section 4. **PUBLICATION OF THE CAPTION**

The caption of this Ordinance shall be published one time in a newspaper having general circulation in the City of McKinney following the City Council's adoption hereof as provided by law.

Section 5. **EFFECTIVE DATE**

This Ordinance shall become effective October 1, 2017 upon its passage and publication as required by law.

DULY PASSED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, ON THE 26th DAY OF JUNE, 2017.

CITY OF MCKINNEY, TEXAS

GEORGE C. FULLER
Mayor

CORRECTLY ENROLLED:

SANDY HART, TRMC, MMC
City Secretary
DENISE VICE, TRMC
Assistant City Secretary

DATE: _____

APPROVED AS TO FORM:

MARK S. HOUSER
City Attorney

17-646



TITLE: Consider/Discuss/Act on Authorizing City Manager to Negotiate an Interlocal Agreement Establishing the Waiving of City Development Fees for McKinney Independent School District in Exchange for Use of McKinney Independent School District Facilities

COUNCIL GOAL: Operational Excellence

MEETING DATE: June 26, 2017

DEPARTMENT: Mayor/Council

CONTACT: Mayor George Fuller

RECOMMENDED CITY COUNCIL ACTION: Consider/Act on authorizing the City Manager to negotiate an Interlocal Agreement

ITEM SUMMARY:

- On June 19, 2017 City Council discussed the request from the McKinney Independent School District (MISD) to waive development fees for future school projects.
- These waived fees would include permit fees, application fees, and inspection fees. Impact fees are not paid by school districts.

BACKGROUND INFORMATION: None

SUPPORTING MATERIALS: