

## **CITY COUNCIL REGULAR MEETING**

**AUGUST 20, 2024**

The City Council of the City of McKinney, Texas met in regular session in the City Hall Council Chambers, 222 N. Tennessee Street, McKinney, Texas, on Tuesday, August 20, 2024 at 6:00 p.m.

The meeting was broadcast live on cable television Spectrum Channel 16 and AT&T U-Verse Channel 99; and online at <https://mckinneytx.new.swagit.com/views/130>. A video recording of the meeting is available to members of the public through the City of McKinney meeting archive.

Mayor George C. Fuller called the meeting to order at 6:01 p.m. upon determining a quorum of the City Council consisting of himself and the following members were present: Mayor Pro Tem Geré Feltus, and Council members Justin Beller, Patrick Cloutier, Rick Franklin, Charlie Philips, and Michael Jones.

These City of McKinney staff were present: City Manager Paul Grimes, Assistant City Manager Kim Flom, Assistant City Manager Barry Shelton, Assistant City Manager Steve Tilton, City Attorney Mark Houser, Deputy City Secretary Tenitrus Bethel, City Secretary Empress Drane, Director of Public Safety Greg Conley, Director of Organizational Development & Performance Management Joe Mazzola, Director of Strategic Services Trevor Minyard, Director of Parks, Recreation & Open Space Amy Kinkade, Director of Engineering Gary Graham, Chief Financial Officer Mark Holloway, President & Chief Executive Officer of McKinney Economic Development Corporation (MEDC) Michael Kowski, MEDC Senior Vice President Michael Talley, MEDC Director of Business Retention & Workforce Development Madison Clark, Information Technology Audio / Video Technician Joshua Arias, Director of McKinney National Airport Kenneth Carley, Transit Administrator Akia Pichon, Transit Service Coordinator Jasmine Stillwell, Police Officer Joseph Spano, Community Service Administrator Shirletta Best, Affordable Housing Administrator Cristel Todd, Director of Planning Jennifer Arnold, and Assistant Director of Engineering Matt Richardson.

There were approximately fifty (50) members of the public present in the audience including Executive Director of McKinney Housing Authority Roslyn Miller and these appointed officials of the city: Planning & Zoning Commission member Charles Wattley,

Library Advisory Board member Elizabeth Michel, Capital Improvements Advisory Committee (CIAC) member Steve Wilson, McKinney Community Development Corporation (MCDC) Secretary David Riche, Community Grants Advisory Commission (CGAC) member Tammy Chew, CGAC member Nicholas Dangerfield, and Board of Adjustment member Tonya Dangerfield.

Mayor Fuller called for the Invocation and Pledge of Allegiance. The Invocation was given by Kurt Wiest of The Church of Jesus Christ of Latter-day Saints

Mayor Fuller called for these Information Sharing items:

**24-1876** Proclamation for the Community Development Block Grant Program 50th Anniversary

City Staff of the Housing & Community Development Department, former CGAC member Essie Hennie, current CGAC members Nicholas Dangerfield and Tammy Chew, community supporter Beth Bentley, and Community Development Administrator Shirletta Best were present to receive the proclamation.

**24-1877** Proclamation for Jobs Corps 60th Anniversary

These students and staff members of the North Texas Job Corps (NTJC) of McKinney were present to receive the proclamation: Darron Watts (Material Handling & Distribution Operations), Patrick Rice (Building Construction Technology), Jaborey Edwards (Electrical), Chelsea Little (Certified Nursing Assistant), Kimora Hudson (Security & Protective Services), Kentrel Mahone (Office Administration), NTJC Center Director Bobby Brown, NTJC Deputy Director Collin Nelson, Director of Outreach & Career Transition Services Lori Wynne, Food Services Manager Kathy Dancer, Records Manager Daphne Anderson, and Workforce Specialist Laura Bruton.

The proclamation text not included on the agenda reads as follows:

**WHEREAS**, between 1964 to 1969, the first Job Corps centers began in the United States and Puerto Rico, including residential and commuter campuses, as well as facilities specifically for women; and

**WHEREAS**, the North Texas Job Corps opened its doors in 1966, in McKinney, Texas, and continues to provide youth ages 16-24 meaningful careers in Construction, Healthcare, Hospitality, Transportation, Homeland Security, Business, Advanced Airframe and Powerplant Mechanics, and Advanced Sheet Metal; and

**WHEREAS**, having training more than two million youth in its history, Jobs Corps is a catalyst for the careers of young people across the country,

inspiring confidence, independence, and success by offering free training in some of the nation's high-demand industries; and

**WHEREAS**, in commemoration of the 60<sup>th</sup> Anniversary of Job Corps, the North Texas Job Corps will host a public Open House event on Saturday, August 24, 10:00 a.m. to 2:00 p.m., at its campus location of 1701 Church Street, offering entertainment, food, music, and tours of the technical training areas.

**NOW, THEREFORE, I, GEORGE C. FULLER, BY THE POWER VESTED IN ME AS MAYOR OF THE CITY OF MCKINNEY, TEXAS, DO HEREBY PROCLAIM SATURDAY, AUGUST 24, 2024 AS THE DAY TO RECOGNIZE**

**JOBS CORPS 60TH ANNIVERSARY**

**IN MCKINNEY, TEXAS, ENCOURAGING RESIDENTS TO LEARN MORE ABOUT NORTH TEXAS JOB CORPS AND ITS CONTRIBUTIONS TO OUR COMMUNITY.**

**WITNESS MY HAND AND SEAL THIS THE 20TH DAY OF AUGUST, 2024.**

**SIGNED: GEORGE C. FULLER, MAYOR**

**ATTEST: EMPRESS DRANE, CITY SECRETARY**

*(End of Proclamation text)*

Mayor Fuller called for Public Comments:

Beth Bentley, 508 N Chestnut St, McKinney TX 75069, spoke regarding agenda item #24-1882 (Federal Legislative Priorities), offering recommendations related to the airport and the condition of homelessness within the city.

These individuals spoke regarding matters not on the agenda:

Elizabeth Michel, 6205 Eaglestone Dr, McKinney TX 75070, spoke regarding lesbian, gay, bisexual, transgender, queer or questioning, intersex, and asexual (LGBTQIA+) issues in McKinney

Lucia Rottenberg, 3021 Blue Sage Drive, McKinney TX 75071, requested an expedited review of a cell tower application submitted by AT&T for 2500 Community Dr.

Justin Moehlenkamp, 500 Singleton Blvd, Dallas TX 75012, spoke regarding negative treatment of the LGBTQIA+ community within the city.

Tricia Guertel, 6625 Eldorado Pkwy, McKinney TX 75070, spoke regarding potential expansion of the Texas Best Gymnastics facility with the city. The visual aids provided by the speaker are included in these minutes as *Appendix A: Guertel Images*.

Mayor Fuller called for the Consent Agenda.

Council unanimously approved the motion by Council member Rick Franklin, seconded by Council member Michael Jones, to approve the Consent Agenda:

- 24-1878** Minutes of the City Council Work Session of May 7, 2024
- 24-1879** Minutes of the City Council Work Session of August 6, 2024
- 24-1880** Minutes of the City Council Regular Meeting of August 6, 2024
- 24-1881** Minutes of the City Council Budget Work Session of August 9, 2024
- 24-1727** Minutes of the Building and Standard Commission Meeting of January 8, 2024
- 24-1776** Minutes of the Library Advisory Board Meeting of June 20, 2024
- 24-1749** Minutes of the McKinney Arts Commission Meeting of May 23, 2024
- 24-1780** Minutes of the McKinney Community Development Corporation Potential Projects Subcommittee Meeting of June 17, 2024
- 24-1779** Minutes of the McKinney Community Development Corporation Meeting of June 27, 2024
- 24-1737** Minutes of the McKinney Main Street Board Meeting of June 13, 2024
- 24-1745** Minutes of the Planning and Zoning Commission Regular Meeting of June 25, 2024
- 24-1847** Minutes of the Planning and Zoning Commission Work Session of June 11, 2024
- 24-1846** Minutes of the Planning and Zoning Commission Regular Meeting of July 23, 2024
- 24-1882** Consider/Discuss/Act on a Resolution Adopting the 2025 Federal Legislative Priorities of the City of McKinney, Texas.

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-134 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE APPROVAL OF THE CITY OF MCKINNEY'S 2024-25 FEDERAL LEGISLATIVE AGENDA**

- 24-1883** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Birkhoff, Hendricks & Carter, L.L.P. for Professional Engineering Design Services for the WA2242 - Gerrish Pump Station

Emergency Generator Project and Any Necessary Supplemental  
Agreements

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-135 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT IN THE AMOUNT OF \$353,300 WITH BIRKHOFF, HENDRICKS & CARTER, L.L.P FOR PROFESSIONAL ENGINEERING DESIGN SERVICES FOR THE GERRISH PUMP STATION EMERGENCY GENERATOR PROJECT (WA2242), FOR A TOTAL AGGREGATE CONTRACT AMOUNT, INCLUSIVE OF ANY SUPPLEMENTAL AGREEMENTS, NOT TO EXCEED \$410,000**

**24-1884** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Collin County Elections Administration to Conduct the November 5, 2024 Special Charter Amendment Election and Authorizing a Joint Election Agreement with McKinney Independent School District, Collin College, and the Various Other Joint Election Participants

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-136 R**

**A RESOLUTION AUTHORIZING A CONTRACT WITH THE COLLIN COUNTY ELECTIONS ADMINISTRATOR TO CONDUCT THE NOVEMBER 5, 2024, CITY OF MCKINNEY SPECIAL CHARTER AMENDMENT ELECTION AND AUTHORIZING A JOINT ELECTION AGREEMENT BETWEEN THE CITY OF MCKINNEY, MCKINNEY INDEPENDENT SCHOOL DISTRICT, COLLIN COLLEGE, AND VARIOUS OTHER JOINT ELECTION PARTICIPANTS UNDER CONTRACT WITH THE COLLIN COUNTY ELECTIONS ADMINSTRATOR**

**24-1885** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with CP&Y, Inc. dba STV Infrastructure for Professional Engineering Design Services for Couch Drive (Harry McKillop Boulevard to Industrial Boulevard) Project (ST2464) and Authorizing Any Necessary Supplemental Agreements

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-137 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT IN THE AMOUNT OF \$494,999 WITH CP&Y INC DBA STV INFRASTRUCTURE, FOR ENGINEERING DESIGN SERVICES FOR THE RECONSTRUCTION OF THE COUCH DRIVE (HARRY MCKILLOP BOULEVARD TO INDUSTRIAL BOULEVARD) AND AUTHORIZING ANY SUPPLEMENTAL AGREEMENTS UNDER SAID CONTRACT UP TO THE AGGREGATE CONTRACT AMOUNT, INCLUSIVE OF SAID SUPPLEMENTAL AGREEMENTS, NOT TO EXCEED \$570,000**

- 24-1886** Consider/Discuss/Act on a Resolution Authorizing the City Manager to  
Execute a Contract with Rich Leidl, P.C. for Federal Legislative Services

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-138 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS,  
AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT FOR  
FEDERAL LEGISLATIVE CONSULTING SERVICES FROM RICH LEIDL, P.C. OF  
WASHINGTON, DC**

- 24-1887** Consider/Discuss/Act on a Resolution Authorizing the City Manager to  
Execute a Supplemental Agreement with DEC - North Texas, LLC, Inc. for  
Professional Engineering Design Services for the Independence Parkway  
24 Inch Waterline Project (WA0210)

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-139 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS,  
AUTHORIZING THE CITY MANAGER TO EXECUTE A SUPPLEMENTAL  
AGREEMENT WITH DEC NORTH – TEXAS, LLC FOR ADDITIONAL ENGINEERING  
DESIGN SERVICES FOR THE INDEPENDENCE PARKWAY 24 INCH WATERLINE  
PROJECT FOR AN INCREASE IN THE NOT TO EXCEED FEE FROM \$291,440 TO A  
TOTAL AGGREGATE CONTRACT AMOUNT, INCLUSIVE OF ANY ADDITIONAL  
SUPPLEMENTAL AGREEMENTS, NOT TO EXCEED \$310,000**

- 24-1888** Consider/Discuss/Act on a Resolution Authorizing the City Manager to  
Execute a Supplemental Agreement with LJA Engineering, Inc. for  
Professional Architectural and Engineering Design Services for the Dog  
Park and Play Zone at Towne Lake Park Project

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-140 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS,  
AUTHORIZING THE CITY MANAGER TO EXECUTE A SUPPLEMENTAL  
AGREEMENT WITH LJA ENGINEERING, INC. FOR PROFESSIONAL  
ARCHITECTURAL AND ENGINEERING SERVICES FOR THE DOG PARK AND PLAY  
ZONE AT TOWNE LAKE PARK PROJECT FOR AN INCREASE IN THE NOT TO  
EXCEED FEE FROM \$414,910 TO A TOTAL AGGREGATE CONTRACT AMOUNT,  
INCLUSIVE OF ANY ADDITIONAL SUPPLEMENTAL AGREEMENTS, NOT TO  
EXCEED \$443,000**

- 24-1889** Consider/Discuss/Act on a Resolution Authorizing the City Manager to  
Execute an Agreement for State Legislative & Regulatory Consulting  
Services from Focused Advocacy, LLC of Austin, Texas

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-141 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT FOR LEGISLATIVE AND REGULATORY CONSULTANT SERVICES WITH FOCUSED ADVOCACY, LLC**

**24-1890** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute the Seventh Amended Agreement For State Legislative Consulting Services from Red Media Group of Austin, Texas

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-142 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE CITY MANAGER TO EXECUTE A SEVENTH AMENDMENT TO AN AGREEMENT FOR LEGISLATIVE CONSULTANT SERVICES WITH RED MEDIA GROUP; AND PROVIDING AN EFFECTIVE DATE**

**24-1891** Consider/Discuss/Act on a Resolution Awarding Contracts to Durwood Hauling, LLC dba Hawkins Construction, LLC of McKinney, Texas, Silversand Zodega, LLC dba The Silversand Services of Houston, Texas, Coast to Coast Contracting of Bonham, Texas, Jack R. Carpenter, Inc. dba Jerry Carpenter Excavation of Melissa, Texas, Incircle Management, Inc. of Westlake, Texas, Capital Lawns of McKinney, Texas, and Brightview Landscape Services, Inc. of Pasadena, California for Mowing and Grounds Maintenance

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-143 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AUTHORIZING THE AWARD OF A CONTRACT TO DURWOOD HAULING, LLC DBA HAWKINS CONSTRUCTION, LLC OF MCKINNEY, TEXAS, SILVERSAND ZODEGA, LLC DBA THE SILVERSANDSERVICES OF HOUSTON, TEXAS, COAST TO COAST CONTRACTING OF BONHAM, TEXAS, JACK R. CARPENTER, INC. DBA JERRY CARPENTER EXCAVATION OF MELISSA, TEXAS, INCIRCLE MANAGEMENT, INC. OF WESTLAKE, TEXAS, CAPITAL LAWNS OF MCKINNEY, TEXAS, AND BRIGHTVIEW LANDSCAPE SERVICES, INC. OF PASADENA, CALIFORNIA FOR MOWING AND GROUNDS MAINTENANCE**

**24-1892** Consider/Discuss/Act on a Resolution Awarding a Contract to Bassco Services, Incorporated of Dallas, TX for Aviation Fuel Systems & Ground Support Equipment Maintenance & Repairs

Resolution caption reads as follows:

**RESOLUTION NO. 2024-08-144 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS,  
AUTHORIZING AWARD OF CONTRACT WITH BASSCO SERVICES,  
INCORPORATED TO PROVIDE AVIATION FUEL SYSTEMS & GROUND SUPPORT  
EQUIPMENT MAINTENANCE & REPAIRS**

Mayor Fuller called for the Regular Agenda and Public Hearing items.

**24-1893** Citizen Input on the FY 2024-25 Budget

There were no requests to make public comments regarding the budget. The presentation for this item not included on the agenda is included in these minutes as *Appendix B: Budget Presentation*.

**24-1894** Conduct a Public Hearing to Consider/Discuss Fare Change for Collin  
County Transit Program

There were no requests to make public comments regarding the Fare Change.

Council unanimously approved the motion by Council member Patrick Cloutier, seconded by Council member Charlie Philips, to close the public hearing.

The revised presentation for this item is included in these minutes as *Appendix C: Transit Program Presentation*.

**24-1895** Conduct a Public Hearing to Consider/Discuss/Act on an Ordinance  
Reaffirming the City of McKinney's Continued Participation in the Texas  
Enterprise Zone Program and Nominating Globe Life and Accident  
Insurance Company to the Office of the Governor Economic Development  
and Tourism Through the Economic Development Bank as an Enterprise  
Project

Reece Macdonald of Ryan, LLC., Dallas TX, spoke in support of the Enterprise Project designation.

Rebecca Zone of Globe Life, McKinney TX, was present in support of the



2024-08-144 R  
Authorizing Award of

Enterprise Project designation but did not request to make comments.

There were no other requests to comment on the item.

Council unanimously approved the motion by Council member Patrick Cloutier, seconded by Council member Rick Franklin, to close the public hearing and approved the ordinance.



Ordinance caption reads as follows:

**ORDINANCE NO. 2024-08-061**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, REAFFIRMING THE CITY OF MCKINNEY'S CONTINUED PARTICIPATION IN THE TEXAS ENTERPRISE ZONE PROGRAM PURSUANT TO THE TEXAS ENTERPRISE ZONE ACT, CHAPTER 2303, TEXAS GOVERNMENT CODE; IDENTIFYING AND SUMMARIZING POTENTIAL BUSINESS AND TAX INCENTIVES THAT MAY BE MADE AVAILABLE TO PARTICIPANTS IN SUCH PROGRAM; DESIGNATING A LIAISON TO COMMUNICATE WITH INTERESTED PARTIES AND NOMINATING GLOBE LIFE AND ACCIDENT INSURANCE COMPANY TO THE OFFICE OF THE GOVERNOR ECONOMIC DEVELOPMENT AND TOURISM THROUGH THE ECONOMIC DEVELOPMENT BANK AS AN ENTERPRISE PROJECT; AND PROVIDING FOR AN EFFECTIVE DATE**

**24-0003A** Conduct a Public Hearing to Consider/Discuss a Request by the City of McKinney to Enlarge and Extend the Boundary Limits of the City and to Annex (Case No. 24-0003A) the Subject Property, Located from that portion of Farm to Market Road 2478 (Custer Road) right-of-way located north of U.S. Highway 380 (West University Drive) and south of Farm to Market Road 1461 (Frontier Parkway); that portion of U.S. Highway 380 (West University Drive) right-of-way from approximately 310 feet east of Red Bud Drive to its intersection with Farm to Market Road 2478 (Custer Road); that portion of County Road 1461 (Frontier Parkway) right-of-way from its intersection with the former right-of-way of Farm to Market Road 2478 (Custer Road) to its intersection with the existing right-of-way of Farm to Market Road 2478 (Custer Road), from the right-of-way centerline south to the southern right-of-way boundary; and that portion of Farm to Market Road 2478 (Custer Road) north of County Road 1461 (Frontier Parkway) and south of County Road 170, from the right-of-way centerline east to the eastern right-of-way boundary into the City of McKinney's Corporate Limits

**24-0003A2** Conduct a Public Hearing to Consider/Discuss a Request by the City of McKinney to Enlarge and Extend the Boundary Limits of the City and to Annex (Case No. 24-0003A) the Subject Property, Located from that portion of Farm to Market Road 2478 (Custer Road) right-of-way located north of U.S. Highway 380 (West University Drive) and south of Farm to Market Road 1461 (Frontier Parkway); that portion of U.S. Highway 380 (West

University Drive) right-of-way from approximately 310 feet east of Red Bud Drive to its intersection with Farm to Market Road 2478 (Custer Road); that portion of County Road 1461 (Frontier Parkway) right-of-way from its intersection with the former right-of-way of Farm to Market Road 2478 (Custer Road) to its intersection with the existing right-of-way of Farm to Market Road 2478 (Custer Road), from the right-of-way centerline south to the southern right-of-way boundary; and that portion of Farm to Market Road 2478 (Custer Road) north of County Road 1461 (Frontier Parkway) and south of County Road 170, from the right-of-way centerline east to the eastern right-of-way boundary into the City of McKinney's Corporate Limits

Director Planning Jennifer Arnold stated it was permissible to conduct two (2) separate public hearings for the same subject during the meeting for items #24-0003A and #24-0003A2.

There were no requests to make public comments on item #24-0003A.

There were no requests to make public comments on item #24-0003A2.

Council unanimously approved the motion by Council member Patrick Cloutier, seconded by Council member Rick Franklin, to Close the public hearings, and taking no additional action on the items. The subject will be presented to Council at a later date for potential action.

**24-0053Z3** Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" – Planned Development District to "C2" – Local Commercial District, Located at the Southeast Corner of Custer Road and Silverado Trail and Accompanying Ordinance

Carlos Cabré of TNP, Inc., Fort Worth TX, spoke in support of the rezone.

Council unanimously approved the motion by Council member Patrick Cloutier, seconded by Mayor Pro Tem Geré Feltus, to close the public hearing, approve the rezone, and the accompanying ordinance, caption reading as follows:

**ORDINANCE NO. 2024-08-062**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, AMENDING THE ZONING MAP OF THE CITY OF MCKINNEY, TEXAS; SO THAT AN APPROXIMATELY 3.472 ACRE PROPERTY, LOCATED AT THE SOUTHEAST CORNER OF CUSTER ROAD AND SILVERADO TRAIL, IS ZONED TO "C2" – LOCAL COMMERCIAL DISTRICT, GENERALLY TO ALLOW FOR COMMERCIAL USES;**

**PROVIDING FOR SEVERABILITY; PROVIDING FOR INJUNCTIVE RELIEF, PROVIDING FOR NO VESTED INTEREST; PROVIDING FOR THE PUBLICATION OF THE CAPTION OF THIS ORDINANCE; PROVIDING FOR A PENALTY FOR THE VIOLATION OF THIS ORDINANCE; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF**

**24-0004RW** Conduct a Public Hearing to Consider/Discuss/Act on a Request to Close a Portion of Enloe Road Located within the Runway Protection Zone of Runway 18 at McKinney National Airport, from a Point Approximately 2,300 Feet East of Airport Drive to a Point Approximately 11,600 Feet Northwest of FM 546, and Accompanying Ordinance (24-0004RW)

The following individuals made public comments opposing the closure of a portion of the road:

Lisa Griffin, 2360 CR 722, McKinney TX 75069

Bill Lawley, 2301 Colonial Dr, Plano TX 75093

Council unanimously approved the motion by Mayor Pro Tem Geré Feltus, seconded by Council member Patrick Cloutier, to close the public hearing, approve the closure of a portion of the road, and accompanying ordinance, caption reading:

**ORDINANCE NO. 2024-08-063**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, CLOSING A PORTION OF ENLOE ROAD LOCATED WITHIN THE RUNWAY PROTECTION ZONE OF RUNWAY 18 AT MCKINNEY NATIONAL AIRPORT, FROM A POINT APPROXIMATELY 2,300 FEET EAST OF AIRPORT DRIVE TO A POINT APPROXIMATELY 11,600 FEET NORTH WEST OF FM 546; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF**

**24-0005RW** Conduct a Public Hearing to Consider/Discuss/Act on a Right-Of-Way Abandonment of Bloomdale Road Located Approximately 150 Ft West of the Intersection of Bloomdale Road and Ridge Road and on the North Side of Bloomdale Road, and Accompanying Ordinance (24-0005RW)

Council unanimously approved the motion by Council member Patrick Cloutier, seconded by Council member Michael Jones, to Close the public hearing 24-0005RW Conduct a Public Hearing to Consider/Discuss/Act on a Right-Of-Way Abandonment of Bloomdale Road Located Approximately 150 Ft West of the Intersection of

Bloomdale Road and Ridge Road and on the North Side of Bloomdale Road, and Accompanying Ordinance (24-0005RW)

No one requested to speak about the right-of-way abandonment.

Council unanimously approved the motion by Council member Patrick Cloutier, seconded by Council member Michael Jones to close the public hearing, approved the right-of-way abandonment, and approve the accompanying ordinance, caption reading as follows:

**ORDINANCE NO. 2024-08-064**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, VACATING A PORTION OF BLOOMDALE ROAD LOCATED APPROXIMATELY 150 FEET WEST OF THE INTERSECTION OF BLOOMDALE ROAD AND RIDGE ROAD AND ON THE NORTH SIDE OF BLOOMDALE ROAD, AND CONTAINING APPROXIMATELY 0.362 ACRES; AND PROVIDING FOR AN EFFECTIVE DATE HEREOF**

**24-1896** Consider/Discuss/Act on Adoption of a Resolution Determining a Public Necessity to Acquire Property Easement Rights for Public Use by Eminent Domain for a Water Line Easement and a Temporary Construction Easement associated with the SH 5 Utility Relocation Project (WA1633 & WW1633) which Property is Located at the Southeast Corner of University Avenue and N. McDonald Street and Authorizing the City Manager to Establish Procedures for Acquiring the Easements on Said Property, and Take All Steps Necessary to Acquire the Needed Property Rights in Compliance with all Applicable Laws and Resolutions

Council unanimously approved the motion by Council member Charlie Philips, seconded by Council member Michael Jones, that *“the City of McKinney, Texas, City Council approve this item as written and adopt the Resolution described in this agenda item and authorize the use of the power of eminent domain to acquire for public use all necessary property interests from Bastian Fuel LLC, identified as owner of record by the Collin Central Appraisal District, and any other persons or entities claiming an interest to the property depicted on and described by metes and bounds attached to said Resolution, said depictions and descriptions being incorporated in their entirety into this motion for all purposes including the construction, access and maintenance of infrastructure improvements located on the southeast corner of University Avenue and*

*N. McDonald Street associated with the SH 5 Utility Relocation Project (WA1633 & WW1633),” and approve the accompanying resolution, caption reading as follows:*

**RESOLUTION NO. 2024-08-145 R**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, DETERMINING A PUBLIC NECESSITY TO ACQUIRE PROPERTY EASEMENT RIGHTS FOR PUBLIC USE BY EMINENT DOMAIN FOR A WATER LINE EASEMENT AND A TEMPORARY CONSTRUCTION EASEMENT ASSOCIATED WITH THE SH 5 UTILITY RELOCATION PROJECT (WA1633 & WW1633); AUTHORIZING THE CITY MANAGER TO ESTABLISH PROCEDURES FOR ACQUIRING SAID EASEMENTS, AND TAKE ALL STEPS NECESSARY TO ACQUIRE THE NEEDED PROPERTY RIGHTS IN COMPLIANCE WITH ALL APPLICABLE LAWS AND RESOLUTIONS**

Mayor Fuller called for Council and Manager Comments.

Council member Justin Beller commended the organizers of recent events that he attended: Literary Fest at the Hall Library, presented by the newly formed Library Foundation along with city Library staff; attended the Love McKinney event at Towne Lake presented by city staff with participation by numerous city departments and vendors. Council member Beller extended best wishes to lifelong residents Betty Hollins of the Lewisville Legacy Neighborhood for her eighty-ninth birthday, and Betty Greer of the Rockwall Legacy Neighborhood for her eighty-eighth birthday.

Council member Patrick Cloutier announced that his upcoming community meeting on Monday, September 3 (5:00 p.m. to 7:00 p.m.) will be held at the McKinney National Airport instead of Gay Library due to city closures for Labor Day. Council member Beller will also be in attendance at the meeting. Council member Cloutier commended the staff of Collin College for efforts to make higher education affordable.

Council member Charlie Philips congratulated McKinney High School graduate and Marquette Grace Stephens for earning the role of Lieutenant of the World Famous Kilgore College Rangerettes. While alumni from each high school of the McKinney Independent School District have become Rangerettes, Grace is only the second Rangerette officer, the first being Roxa Joplin in 1966. Council member Philips announced the start of the McKinney ISD football season on Thursday, August 29: McKinney High School versus Frisco Emerson High School (7:00 p.m. at The Star in Frisco), McKinney Boyd High School versus North Garland High School (7:00 p.m. at McKinney ISD Stadium); and Friday, August 30: McKinney North High School versus Wiley East High School (7:00 p.m. at McKinney ISD Stadium). Council member Philips

announced that dove season starts on September 1 and property owners of at least ten (10) acres can legally shoot a shot gun on the property whether the property is within the city limits or not.

Council member Michael Jones expressed enthusiasm for the recent start of the 2024-25 school year and extending well-wishes to students and faculty.

Mayor Pro Tem Geré Feltus recently attended a Boys & Girls Club event to showcased a new activity room that was partially funded by the McKinney Community Development Corporation; attended ribbon cutting events in the city for the openings of Dream Your Cakes (located at 1530 Independence Pkwy Suite 170) and Wound Healing Center of Texas (located at 4201 Medical Center Dr Suite 360), thanking the McKinney Chamber of Commerce representatives for attending the events and supporting businesses.

City Manager Paul Grimes announced that August is National Water Quality Month, and provided helpful reminders about irrigation and yard watering restrictions. Information about water quality is available on the city website. City Manager Grimes commended city staff for the Love McKinney event which showcased a wide array of city services, stating that approximately one thousand (1,000) people attended.

Mayor Fuller attended the recent ribbon cutting event for the opening of the newly renovated Chateau senior residential community (located at 5701 Virginia Pkwy). Mayor Fuller thanked the McKinney emergency services personnel who responded quickly to a call and assisted one of his neighbors. Mayor Fuller commended the engagement efforts of the those involved in discussing a rezone application by the McKinney Islamic Association. Mayor Fuller stated the upcoming State of the City event will be held on his birthday November 7.

Council did not meet in executive session.

Council unanimously approved the motion by Mayor Pro Tem Geré Feltus, seconded by Council member Patrick Cloutier, to adjourn the meeting at 7:26 p.m.

The ordinance caption(s) approved in this meeting were scheduled for publication in the Sunday, August 25, 2024, edition of the McKinney Courier-Gazette newspaper and the Monday, August 26, 2024, edition of the Celina Record newspaper.

These minutes were approved by the City Council on September 3, 2024.

SIGNED:

\_\_\_\_\_  
GEORGE C. FULLER, Mayor  
GERÉ FELTUS, Mayor Pro Tem

ATTEST:

\_\_\_\_\_  
EMPRESS DRANE, City Secretary  
TENITRUS BETHEL, Deputy City Secretary

City of McKinney, Texas

**Appendix A: Guertel Images**

*Image 1 of 3*

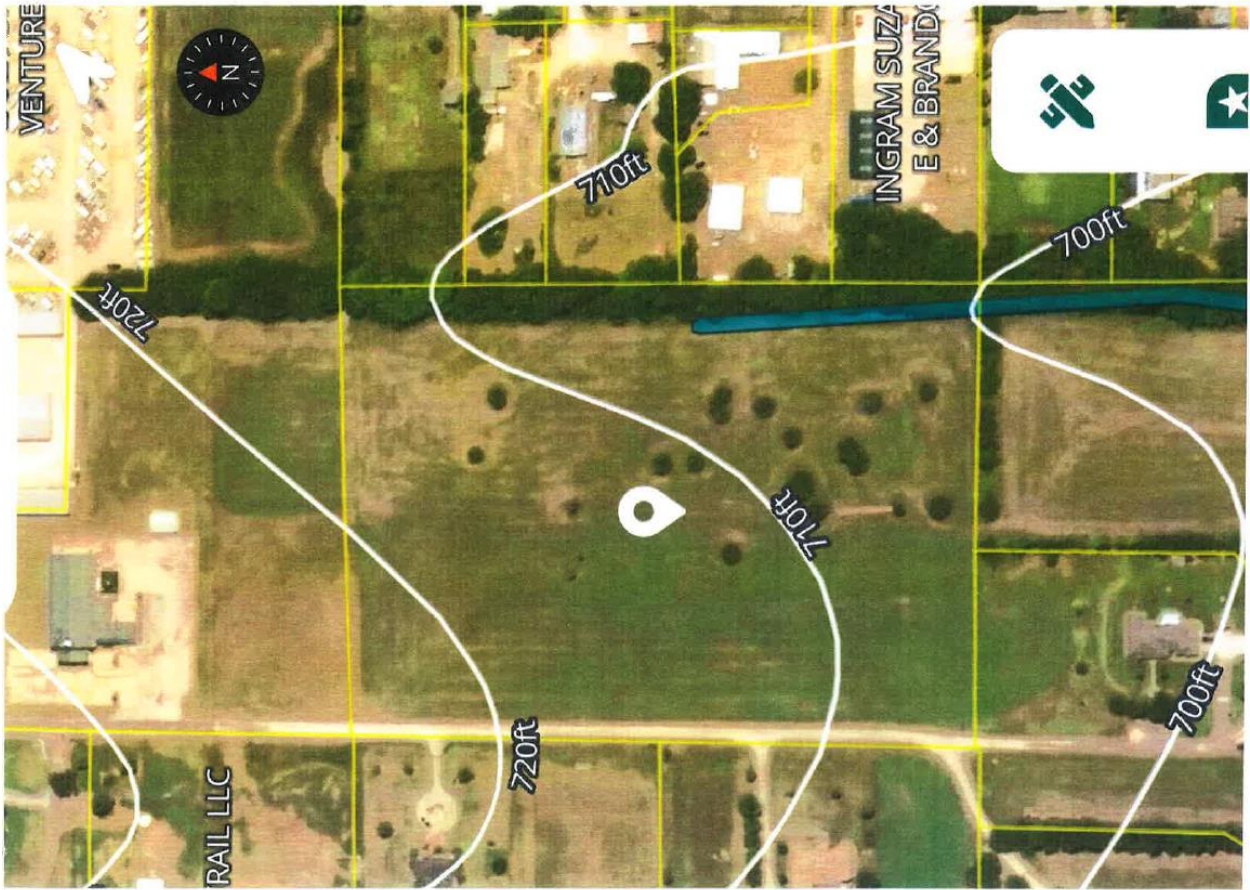


*Image 2 of 3*





Image 3 of 3



(End of Appendix A: Guertel Images)



# Update on FY 2025 Budget

City of McKinney  
Budget Department



## FY25 Budget Workshop

- August 9<sup>th</sup>
  - Reviewed AV & Proposed Rate
  - GF Revenues
  - GF Expenditures
  - Review of Utility Fund Rates
- Today’s Presentation
  - Outstanding Items
  - Additions or Deletions
- Adoption September 3<sup>rd</sup>
  - Budget
  - Tax Rate
  - Fees and Rates



## FY25 Proposed Budget Highlights

- **Decrease property tax rate by 1.2 cents to \$0.415513**
- Sales Tax remains strong
- Provide market adjustments for all non-sworn personnel
  - Allowance for Market Study
  - Step Increases for FY25
- Planned step increases for sworn personnel
- Continued funding for Street Maintenance
- Staffing
  - Public Safety/Police & Fire
  - Development Services
  - Parks and Recreation
  - Public Works
  - Water/Wastewater



## Liquor Sales Tax

- Liquor sales
  - \$245K YTD
  - Currently less than one percent of GF sales tax revenue
  - Strong Growth Potential

Tax Paid	
Sum of Oct FY24	\$ 12,143.36
Sum of Nov FY24	\$ 14,276.56
Sum of Dec FY24	\$ 15,006.74
Sum of Jan FY24	\$ 19,930.74
Sum of Feb FY24	\$ 28,569.43
Sum of Mar FY24	\$ 20,936.37
Sum of Apr FY24	\$ 22,931.59
Sum of May FY24	\$ 28,911.80
Sum of Jun FY24	\$ 27,981.05
Sum of Jul FY24	\$ 33,766.20
Sum of Aug FY24	\$ 21,488.57
Sum of Sep FY24	\$ -
Sum of FY24 Total	\$ 245,942.40



## FY25 Proposed Grants to Community

- Adopted annually as part of General Fund appropriations
- Organizations do not reapply annually (\$3.43 per capita)

Arts Commission*	200,000
Community Support Grants	300,000
Downtown Security	75,000
Volunteer McKinney	75,000
Pecan Grove Memorial Service	950
Boys and Girls Club	15,000
One Heart McKinney	15,000
Downtown Holiday Decorations	50,000
Unassigned Assistance	20,000
	<hr/>
	750,950

\*Arts Commission funded by an additional \$80,000 from Hotel Motel Tax Fund in FY25



## Upcoming Events

### Sept. 3

- Budget – Public Hearing
- Ratification of Property Tax Revenue Increase
- Tax Rate – Public Hearing
- Adopt Budget, Tax Rate, and Fee/Rate Ordinance



Public Hearing:  
Collin County Transit Dynamic Fare Pricing

August 20, 2024

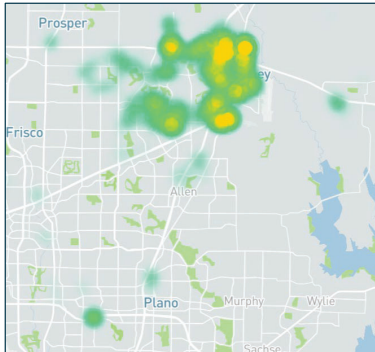
Akia Pichon, Transit Program Administrator

MUTD Program Goal:

Meet the transit needs of Member Cities  
elderly, disabled and low-income residents in  
a financially sustainable manner.



## Dynamic Fare Pricing on Collin County Transit



2023 Ridership Heat Map – McKinney and Surrounding

*The dynamic fare pricing model takes into account the average length of trips and provides a \$5 base fare for all trips under 7 miles.*

*This 7-mile trip distance was selected as the baseline because the average trip distance in 2023 was 7.2 miles.*

*Trip fares increase by 75 cents per mile, with a maximum fare of \$17 for a 23-mile trip.*



### Collin County Transit Fare Structure

### Estructura de tarifas de tránsito para el condado de Collin

Current Actual		Approved Aprobada	
FARE CATEGORY CATEGORÍA DE LA TARIFA	FARE PER TRIP TARIFA POR VIAJE	FARE CATEGORY CATEGORÍA DE LA TARIFA	FARE PER TRIP TARIFA POR VIAJE
Service Area Cities <sup>1</sup> Ciudades del área de servicio <sup>1</sup>	\$3.15	7 miles or less Menos de 7 millas	\$5.00
Outside Service Area <sup>2</sup> Fuera del área de servicio <sup>2</sup>	\$5.25	More than 7 miles Más de 7 millas	\$5.00 + .75 per each additional mile <sup>3</sup> por cada milla adicional <sup>3</sup>

<sup>1</sup> Service provided within the MUTD service-area cities: Celina, Lowry Crossing, McKinney, Melissa, Princeton, and Prosper. Se brinda el servicio dentro de las ciudades del área de servicio de MUTD: Celina, Lowry Crossing, McKinney, Melissa, Princeton y Prosper.

<sup>2</sup> Service provided to/from MUTD service-area cities throughout Collin County. | Se brinda el servicio hacia/desde las ciudades del área de servicio de MUTD en todo el condado de Collin.

<sup>3</sup> At 8 miles the fare will be \$5.75, at 9 miles the fare will be \$6.50, and so on. A fare cap at 23+ mile will remain as a flat rate of \$17 per trip. | Por 8 millas la tarifa será \$5.75, a las 9 millas la tarifa será \$6.50, y así sucesivamente. El tope de tarifa a partir de 23+ millas se mantendrá como una tarifa fija de \$17 por viaje.