



CITY OF MCKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, June 4, 2024

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 <https://mckinneytx.new.swagit.com/views/130>

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

INFORMATION SHARING ITEMS

24-1616 [Proclamation for Juneteenth National Independence Day](#)

Attachments: [Proclamation](#)
 [Event](#)

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

If you wish to address the City Council on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the City Secretary prior to the meeting.

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.

Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the City Council for items listed as Public Hearings will be recognized when the Public Hearing is opened.

2024-25 MAYOR PRO TEM ELECTION

24-1617 [Consider/Discuss/Act on the Election of a Mayor Pro Tem](#)

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.

Consent MINUTES

24-1602 [Minutes of the Capital Improvements Advisory Committee Regular Meeting of December 12, 2023](#)

Attachments: [Minutes](#)

24-1603 [Minutes of the Planning and Zoning Commission Work Session of April 9, 2024](#)

Attachments: [Minutes](#)

24-1604 [Minutes of the Planning and Zoning Commission Regular Meeting of April 9, 2024](#)

Attachments: [Minutes](#)

24-1605 [Minutes of the City Council and Planning & Zoning Commission Joint Meeting of April 23, 2024](#)

Attachments: [Minutes](#)

Consent ORDINANCES

24-1618 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2023-2024 Annual Budget and Amending the 2024-2028 Capital Improvements Program to Provide Funding for Architectural and Engineering Services Related to the Design and Construction of the Roy and Helen Hall Library Reimagine Project](#)

Attachments: [Ordinance](#)

24-1619 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2023-2024 Annual Budget to Provide Funds for the Purpose of Purchasing Trash and Recycling Carts and to](#)

Provide Public Education**Attachments:** Ordinance

- 24-1620** Consider/Discuss/Act on an Ordinance Amending the Code of Ordinances' Section 70-54, "Definitions"; Section 70-56, "Weeds, Brush, and Other Objectionable or Unsightly Matter, etc."; Section 70-60, "Authority to Abate Nuisance" to Align with Recent Amendments to the Texas Agricultural Code

Attachments: Proposed Ordinance**Consent RESOLUTIONS**

- 24-1621** Consider/Discuss/Act on a Resolution Approving an Amendment to the Commercial Lease Agreement ("Lease") between the City of McKinney ("Tenant") and El Dorado Properties, Ltd., ("Landlord.")

Attachments: Resolution

- 24-1622** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Agreement with 720 Design, Inc. of Dallas, Texas for Architectural and Engineering Services Related to the Design and Construction of the Roy and Helen Hall Library Reimagine Project (LI2441) in McKinney, Texas

Attachments: Resolution
Proposal

- 24-1623** Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Settlement Agreement by and between the City of McKinney, Texas, Hirenkumar Patel, Jai Maa Bhagwati Krupa, LLC, and 2104 North Central Expressway, McKinney, Texas 75070 d/b/a Days Inn, in rem, to facilitate the finalization of Cause No. 471-00278-2024, currently pending in the 471st Judicial District Court of Collin County, Texas

Attachments: Resolution

- 24-1624** Consider/Discuss/Act on a Resolution Authorizing the Mayor

[to Submit an Application to the Texas Historical Commission Requesting that the City of McKinney be Designated as a Certified Local Government](#)

Attachments: [Resolution](#)

24-1625

[Consider/Discuss/Act on a Resolution Extending the Term Sheet Negotiation Period with the Preferred Development Team for the Redevelopment of Approximately 4.75 Acres of City-Owned Property in the Historic Downtown](#)

Attachments: [Resolution](#)

END OF CONSENT AGENDA

PLAT CONSIDERATION under Chapter 212 of the Texas Local Government Code

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.

24-0065FP

[Consider/Discuss/Act on a Final Plat for Sister Grove Regional Water Resource Recovery Facility, Located in the City of McKinney Extraterritorial Jurisdiction \(ETJ\), Located on the East Side of CR 2933 and Approximately 400 Feet North of CR 336](#)

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

REGULAR AGENDA AND PUBLIC HEARING ITEMS

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

Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the City Council for items listed as Public Hearings will be recognized when the Public Hearing is opened.

24-0002M2 [Conduct a Public Hearing to Consider/Discuss/Act on an Amendment to Section 203 \(Procedures\) of the Zoning Regulations found in Chapter 150 \(Unified Development Code\) of the Code of Ordinances, and Accompanying Ordinance](#)

Attachments: [Draft PZ Minutes 24-0002M](#)
[Proposed Ordinance](#)
[Exhibit A](#)
[Staff Presentation](#)

24-1626 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2023-2024 Annual Budget and the Capital Improvements Program to Provide Funding for Planning and Design of the Airport Eastside Development and Infrastructure Project](#)

Attachments: [Ordinance](#)

END OF REGULAR AGENDA AND PUBLIC HEARING ITEMS

CITIZEN COMMENTS on Matters not on the Agenda

If you wish to address the City Council on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the City Secretary prior to the meeting.

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

- 310 E. University Dr. and 1020 N. McDonald St., Lot 1R, Block A of the Hisun Motors USA Addition, and being 11.034 acres out of the William Davis Survey, Abstract No. 248, City of McKinney, Collin County, Texas

C. Section 551.072. Deliberations about Real Property

- McKinney National Airport FAA Grant Assurances (rates and charges / economic nondiscrimination / leases)

D. Section 551.087. Deliberation Regarding Economic Development Matters

- Project Counterparts

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with Texas Government Code, Chapter 551, on May 31, 2024.

Empress Drane, City Secretary

Tenitrus Bethel, Deputy 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. 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>.