



CITY OF MCKINNEY, TEXAS

Agenda

City Council Regular Meeting

Tuesday, October 21, 2025

6:00 PM

Council Chambers
401 E. Virginia Street
McKinney, TX 75069

WATCH THE MEETING LIVE

This meeting will be streamed live on the City's website. Members of the public who wish to watch this meeting may watch online at:
<https://mckinneytx.new.swagit.com/views/130>

CALL TO ORDER

INVOCATION AND PLEDGE OF ALLEGIANCE

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.

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

25-3287 [Minutes of the City Council Work Session of October 6, 2025](#)

Attachments: [Minutes](#)

25-3187 [Minutes of the Library Advisory Board Meeting of August 21,](#)

[2025](#)

Attachments: [Minutes](#)

25-3044 [Minutes of the McKinney Arts Commission of July 17, 2025](#)

Attachments: [Minutes](#)

25-3200 [Minutes of the McKinney Community Development Corporation Meeting of August 28, 2025](#)

Attachments: [Minutes](#)

25-3140 [Minutes of the McKinney Main Street Board Meeting of August 14, 2025](#)

Attachments: [Minutes](#)

25-3207 [Minutes of the Visit McKinney Meeting of August 26, 2025](#)

Attachments: [Minutes](#)

Consent ORDINANCES

25-3288 [Consider/Discuss/Act on an Ordinance Amending Chapter 38, "Elections," By Amending Section 38-73, "Permitted Signs And Posting Methods," To Amend the Number of Election Signs A Person May Hold on City-Owned or City-Controlled Property Being Used as A Polling Place Location](#)

Attachments: [Ordinance](#)

25-3289 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2025-2026 Annual Budget to Provide Funds for the Sunset Amphitheatre Project](#)

Attachments: [Ordinance](#)

Consent RESOLUTIONS

25-3290 [Consider/Discuss/Act on a Resolution Adopting the Facility Use Policy for City Hall Conference Rooms and Meeting Spaces](#)

Attachments: [Resolution](#)

25-3291 [Consider/Discuss/Act on a Resolution Approving Fiscal Year 2025-2026 Funding Amounts for Community Support Grants as Recommended by the Community Grants Advisory Commission](#)

Attachments: [Resolution](#)

25-3292 [Consider/Discuss/Act on a Resolution Approving Fiscal Year 2025-2026 Funding Amounts for Arts Grants and Seasonal Support Grants as Recommended by the McKinney Arts Commission](#)

Attachments: [Resolution](#)

25-3293 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute an Interlocal Agreement between the City of McKinney and McKinney Independent School District for Fire Department Emergency Medical Services](#)

Attachments: [Resolution](#)

25-3294 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Construction Contract and All Necessary Change Orders with Ratcliff Constructors, LP of Addison, Texas for Construction of the Gabe Nesbitt Park Softball Expansion Project \(PK 1806\)](#)

Attachments: [Resolution](#)

25-3295 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Contract with Walter P. Moore and Associates, Inc. for Professional Engineering Services for the Wilson Creek Aerial Wastewater Crossing Improvements Project \(between S. Hardin Blvd. and McKinney Christian Academy, southwest of Bois D'Arc Road\) and Any Necessary Supplemental Agreements](#)

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

- 25-3296** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Agreement with 720 Design, Inc. of Dallas, Texas for Professional Owner's Representation Services Related to the McKinney Public Safety Building Renovation Phase 6 located at 2200 Taylor Burk Drive](#)
- Attachments:** [Resolution](#)
 [Proposal](#)
- 25-3297** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Supplemental Agreement with LJA Engineering Inc., of McKinney, Texas, for Professional Architectural and Engineering Design Services for the Grady Littlejohn Softball & Baseball Complex at Towne Lake](#)
- Attachments:** [Resolution](#)
 [Proposal](#)
- 25-3298** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Request, and Accept if Approved, Grant Funding from the North Central Texas Council of Governments \(NCTCOG\) to Support the Installation of Public Electric Vehicle \(EV\) Charging Stations](#)
- Attachments:** [Resolution](#)
- 25-3299** [Consider/Discuss/Act on a Resolution Authorizing the Formal Rejection of All Bids Received Under Solicitation 26-02ITB Road Materials, Asphaltic Concrete](#)
- Attachments:** [Resolution](#)
- 25-3300** [Consider/Discuss/Act on a Resolution Consenting to the Addition of Approximately 136 Acres of Land into the Honey Creek Municipal Management District No. 1 of Collin County](#)
- Attachments:** [Resolution](#)
 [Exhibit A](#)
 [Location Map and Aerial Exhibit](#)
 [Agreement - 2nd Amended](#)

25-3245 [Consider/Discuss/Act on a Resolution of the City of McKinney, Texas, finding that ONCOR Electric Delivery Company LLC's Application to Change Rates within the City Should be Denied; finding that the City's Reasonable Rate Case Expenses Shall be Reimbursed by the Company; finding that the Meeting at which this Resolution is Passed is Open to the Public as Required by Law; requiring Notice of this Resolution to the Company and Legal Counsel](#)

Attachments: [Resolution](#)

END OF CONSENT AGENDA

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.

25-3301 [Consider/Discuss/Act on a Resolution Adopting the Stronger Together Initiative's Guiding Principles](#)

Attachments: [Resolution](#)

25-3302 [Consider/Discuss/Act on an Ordinance Amending Chapter 70 \(Offenses and Miscellaneous Provisions\) of the McKinney Code of Ordinances to Incorporate a New Article, Entitled "Article XII \(Physical Occupancy within Downtown Public Spaces\)"](#)

Attachments: [Proposed Ordinance](#)
[Presentation \(Physical Occupancy\)](#)

25-3303 [Consider/Discuss/Act on an Ordinance Amending Chapter 74 \(Parks and Recreation\) and Chapter 70 \(Offenses and Miscellaneous Provisions\) of the McKinney Code of Ordinances Pertaining to the Prohibition of Camping in Parks or Public Areas](#)

Attachments: [Proposed Ordinance](#)
[Presentation \(No Camping\)](#)

25-0011SUP2 [Conduct a Public Hearing to Consider/Discuss/Act on a Specific Use Permit Request to Allow for Passenger Vehicles Fuel Sales \(7-Eleven\), Located on the Northeast Corner of Hardin Boulevard and FM 543, and Accompanying Ordinance](#)

Attachments: [Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Ex. PD Ord. No. 1703](#)
[Proposed Ordinance](#)
[Proposed Exhibits A-C](#)
[Presentation](#)

25-0046Z3 [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 Allow for Single-Family Attached Residential Uses and to Modify the Development Standards, Located Approximately 440 feet South of Standifer Street and on the East Side of Bumpas Street, and Accompanying Ordinance](#)

Attachments: [Draft PZ Minutes 09.23.2025](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Mill District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Ex. PD Ord. No. 2019-07-056](#)
[Proposed Ordinance](#)
[Exhibits A-D](#)
[Presentation](#)

25-0084Z2 [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 Allow for a New and Unlisted Use (Hangar Home) and to Modify the Development Standards, Located Approximately 1,120 Feet North of Virginia Parkway and Approximately 640 Feet West of Virginia Hills Drive, and Accompanying Ordinance

Attachments: Location Map and Aerial Exhibit
Letter of Intent
Comprehensive Plan Maps
Established Community District
Placetype Definitions
Fiscal Analysis
Ex. PD Ordinance 1998-08-44
Ex. PD Ordinance 2008-11-106
Concept Plan Exhibit - Informational Only
Conceptual Building Elevation - Informational Only
Conceptual Floor Plan - Informational Only
Proposed Ordinance
Exhibits A-D
Presentation

25-0093Z2 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 Allow for Multi-family Residential Uses and to Modify the Development Standards, Located Approximately 690 Feet West of Collin McKinney Parkway and on the North Side of McKinney Ranch Parkway, and Accompanying Ordinance

Attachments: [Draft PZ Minutes 09.23.2025](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Established Community District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Ex. PD Ord. No. 1998-01-04](#)
[Proposed Ordinance](#)
[Exhibits A-D](#)
[Presentation](#)
[Applicants Presentation](#)

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)

- City Media Policy

B. Section 551.072. Deliberations about Real Property

- Municipal Facilities

C. Section 551.087. Deliberation Regarding Economic Development Matters

- Project Hemispheres

- Venu Holding Corporation, Successor-by-Name Change to Notes Live, Inc., Chapter 380, Grant, and Development Agreement, as amended

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.002, A QUORUM OF VARIOUS CITY BOARDS OR COMMISSIONS MAY BE PRESENT. NO BOARD OR COMMISSION ACTION WILL BE TAKEN.

Posted in accordance with Texas Government Code, Chapter 551, on October 14, 2025.

*Empress Drane, City Secretary
Tenitrus Parchman, 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>.