

CITY COUNCIL SPECIAL MEETING & WORK SESSION

SEPTEMBER 23, 2025

The City Council of the City of McKinney, Texas met in special session and work session in the City Hall Council Chambers, 401 E. Virginia Street, McKinney, Texas, on Tuesday, September 23, at 3:00 p.m. The meeting was streamed live on 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 Bill Cox called the meeting to order at 3:02 p.m. upon determining a quorum consisting of himself and the following City Council members were present: Mayor Pro Tem Geré Feltus, and Council members Rick Franklin, Justin Beller, and Ernest Lynch. Council members Patrick Cloutier and Michael Jones were absent.

These City of McKinney Staff were present: City Manager Paul Grimes, Assistant City Manager Jennifer Arnold, Assistant City Manager Barry Shelton, Assistant City Manager Trevor Minyard, Assistant City Manager Steve Tilton, City Attorney Mark Houser, City Secretary Administrative Assistant Sheridan Burns, City Secretary Permit Technician Katelyn Hardway, City Secretary Accreditation & Reporting Specialist Edith Ruiz, Deputy City Secretary Tenitrus Parchman, City Secretary Empress Drane, Audio Video Technician Joshua Arias, Executive Director of Development Services Michael Quint, Director of Parks, Recreation & Open Space Amy Kinkade, Parks Planning & Development Manager Jenny Baker, Director of McKinney Cultural District Andrew Jones, Director of Code Services Phillip Hubbard, Animal Services Manager Hannah Golden, Senior Environmental Health Specialist Shane Salley, Environmental Health Specialist Jadyn Starnes, Health Compliance Manager Richard Milam, Development Review Planning Manager Caitlyn Strickland, Fire Chief Paul Dow, Fire Battalion Chief Ben Jones, Assistant Police Chief Matthew Kasmerski, Director of Housing & Community Development Margaret Li, Community Services Administrator Shirletta Best, and McKinney Economic Development Corporation President & Chief Executive Officer Michael Kowski, Jr.

There were ten (10) members of the public present in the audience.

Mayor Cox called for Public Comments on agenda items. There were no requests to make public comments.

Mayor Cox called for the Special Meeting agenda items:

25-0035Z/ 25-0001A Conduct a Public Hearing to Consider/Discuss/Act on a Petition to Annex (Case No. 25-0001A) and Request to Zone (Case No. 25-0035Z) the Subject property to "PD" - Planned Development District, Generally to Allow Single Family and Multi-Family Residential Uses and Modify the Development Standards, Located Approximately 140 Feet South of Saffira Way and Approximately 1,350 Feet West of Trinity Falls Parkway, and Accompanying Ordinance(s) and the Associated Annexation and Development Agreement with McKinney Ranch, LTD., Honey Creek Investment, LLC, and Barcelona 93, LTD

The applicant was not present. No members of the public requested to speak regarding the annexation and zoning cases.

Council unanimously approved the motion by Mayor Pro Tem Geré Feltus, seconded by Council member Ernest Lynch, to close the public hearing and approve a Petition to Annex (Case No. 25-0001A) and Request to Zone (Case No. 25-0035Z). The Ordinance captions read as follows:

ORDINANCE NO. 2025-09-091

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MCKINNEY, TEXAS, ANNEXING CERTAIN TERRITORIES TO THE CITY OF MCKINNEY; PROVIDING FOR THE PUBLICATION OF THIS ORDINANCE AND PROVIDING FOR AN EFFECTIVE DATE THEREOF

ORDINANCE NO. 2025-09-092

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 136-ACRE PROPERTY, Located APPROXIMATELY 140 FEET SOUTH OF SAFFIRA WAY AND APPROXIMATELY 1,350 FEET WEST OF TRINITY FALLS PARKWAY, IS ZONED TO "PD" – PLANNED DEVELOPMENT DISTRICT TO ALLOW SINGLE-FAMILY RESIDENTIAL USES AND MODIFY THE DEVELOPMENT STANDARDS 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

25-3190 Consider/Discuss/Act on Appointing an Alternate Member to the McKinney Main Street Board

Council unanimously approved the motion by Council member Justin Beller, seconded by Mayor Pro Tem Geré Feltus, to Appoint Karina Velez as an Alternate

Member to the McKinney Main Street Board, to serve a partial term effective until September 30, 2026.

Mayor Cox called for the Work Session items:

25-3191 Discuss the City of McKinney Restaurant Inspection Program

The revised presentation for this item is included in these minutes as *Appendix A: Revised Presentation for Agenda Items 25-3191 (Restaurant Inspection Program)*

25-3192 Consider/Discuss Opioid Fund Disbursement for Public Safety Projects

25-3193 Consider/Discuss Opioid Fund Disbursement for Grant Application Process to Nonprofit Agencies

An actionable item regarding disbursement of the opioid fund will be presented at the City Council Regular Meeting of Monday, October 6, 2025.

Mayor Cox called for Public Comments on non-agenda matters, at which time there were no requests to make comments.

Mayor Cox called for Council updates regarding city boards and commissions, at which time there were no updates.

Mayor Cox called for the Executive Session at 3:24 p.m., 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 551.072 Deliberations about Real Property

- Gray Branch Park Harvest Seed Project Foundation License Agreement

- Municipal Facilities

The Council returned from Executive Session at 4:15 p.m. taking no action on topics discussed in Executive Session.

Council unanimously approved the motion by Council member Ernest Lynch, seconded by Council member Rick Franklin, to adjourn at 4:15 p.m.

The ordinance captions approved in this meeting were scheduled for publication in the Friday, September 26, 2025, edition of the McKinney Courier-Gazette and the Celina Record newspaper.

These minutes were approved by the City Council on October 6, 2025.

SIGNED:

BILL COX
Mayor
GERÉ FELTUS
Mayor Pro Tem

ATTEST:

EMPRESS DRANE
City Secretary
TENITRUS PARCHMAN
Deputy City Secretary

City of McKinney
Collin County, Texas

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Appendix A:
Revised Presentation for Agenda Items 25-3191 (Restaurant Inspection Program)

National Food Safety Education Month

Phillip Hubbard
Director of Code Services

Richard Milam
Health Compliance Manager



Presentation Goals

- Recognize National Food Safety Education Month
- Health Team Responsibilities
- Restaurant Inspection Program
- Personal Food Safety Tips



Code Services Department: Health Compliance Division

MISSION STATEMENT

The Health Compliance Division of the City of McKinney is committed to safeguarding the health and safety of the community by managing food service industry regulations, public health concerns, commercial swimming pool safety, and integrated mosquito management.



September 2025



National Food Safety Statistics

- **Approx.. 48 million cases of foodborne illness annually**
- 1 in 6 Americans each year affected
- 128,000 Hospitalizations and 3,000 deaths annually
- **Infants, young children, pregnant women, immuno-compromised individuals**



Health Compliance Division

Mosquito Abatement

- **Trapping**
- Spraying
- Testing
- **West Nile**

Public Pool Inspections

- Apartments/HOA
- Plan Review
- **Annual Inspection**
- Complaint Investigations

Food Safety Inspections

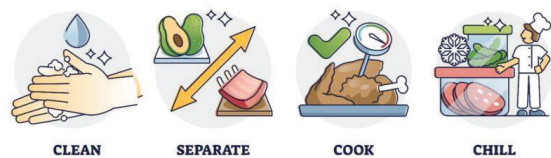
- Public Education
- **Temp. Events**
- **Restaurant Inspection Program**



Restaurant Inspection Program

- **Health Compliance**
 - Plan Review
 - **Inspections and Permitting**
 - Food Establishments
 - Temporary Events
 - **Education & Collaboration**
 - **MISD**
 - Collin County Health Care Services
 - State Health Services
 - Business Community
- **2024 Statistics**
 - **2071 Inspections**
(992 Permitted Facilities)
 - 305 Plan Review Applications
 - 85 Complaint investigations

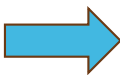
4 STEPS TO FOOD SAFETY



Inspection Results

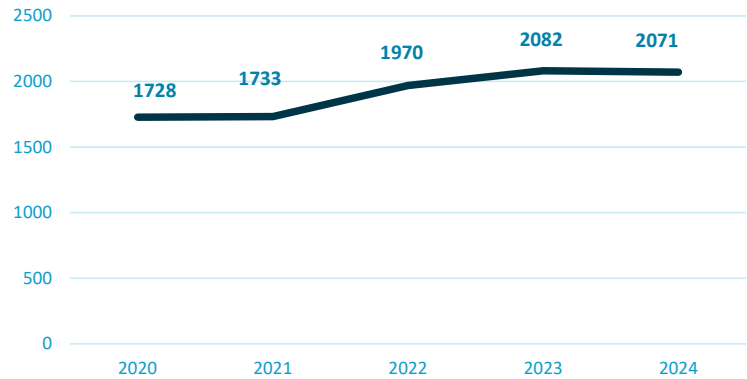


Inspection Results

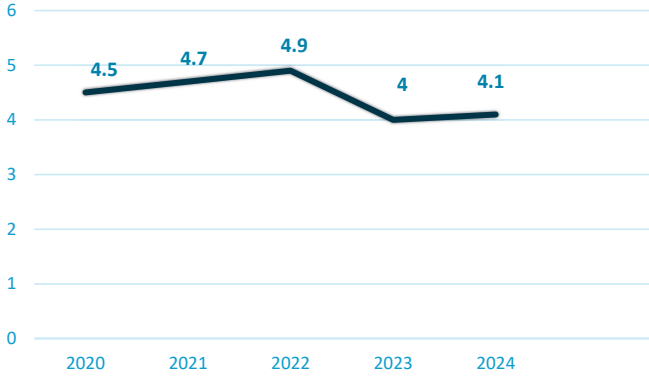


Trends and Delivery

Food Inspections

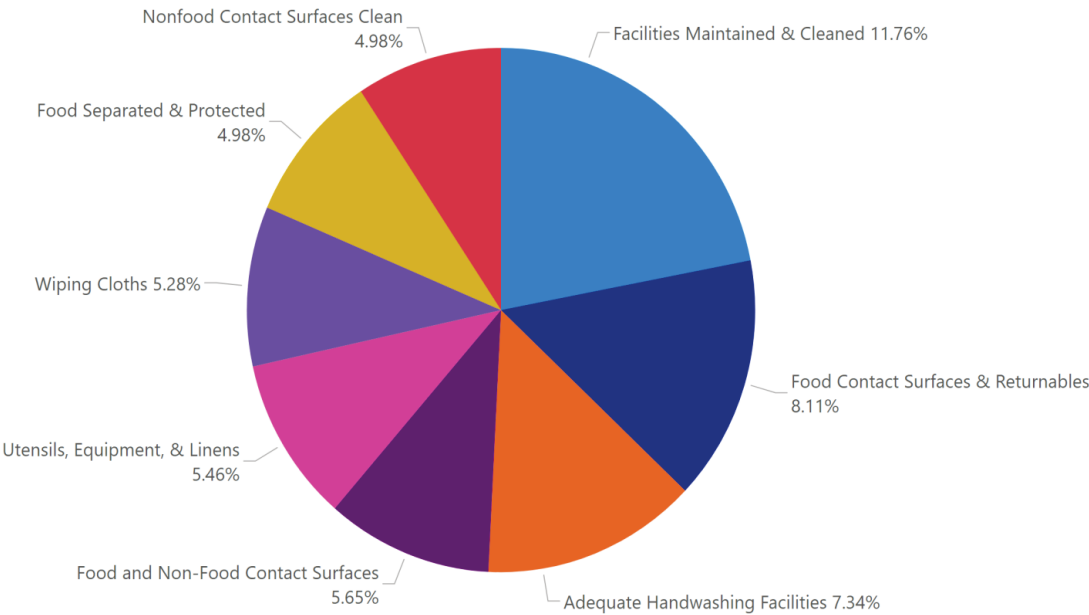


Avg. Demerits



Inspection Statistics

of Demerits by Type, 2024



Personal Food Safety Tips

Clean

- Wash hands with warm, soapy water for at least 20 seconds before, during, and after food preparation, and after handling raw meat, poultry, fish, or eggs.
- Wash cutting boards, dishes, utensils, and countertops with hot, soapy water after preparing each food item.
- Rinse fresh fruits and vegetables under running water, even if you plan to peel or cook them.

Cook

- Cook foods to a safe minimum internal temperature to kill harmful bacteria.
- Color and temperature are not reliable indicators of safety. A food thermometer is the only way to know that food is cooked safely.



Separate

- Keep raw meat, poultry, seafood, and eggs separate from other foods in your shopping cart, bags, and refrigerator
- Use separate cutting boards, plates, and utensils for raw foods and cooked foods to prevent bacteria from spreading.

Chill

- Refrigerate perishable foods within 2 hours or within 1 hour if the temperature is over 90 F
- Ensure your refrigerator is at 40 F or below and your freezer is at 0 F.
- Put foods in shallow pans to chill/cool faster.



Questions?

Contact Us:
Healthinfo@mckinneytexas.org

3rd Floor
401 E. Virginia St.
McKinney, TX 75069

Ph 972-547-7445
F 972-547-2606

THANK YOU



Legislative Impacts

State Regulations Affecting Food Service Industry

SB1008- Effective September 1, 2025

- Limits local government permits and fees to what the Department of State Health Services requires
- Requires local governments to provide advance notice before changing foodservice permit, fee, or inspection rules.
- Prevents local health jurisdictions from charging fees or requiring local credentials for food managers who already hold valid state certificates



Legislative Impacts

State Regulations Affecting Food Service Industry

HB2844- Effective July 1, 2026

- Mobile food vendors will now be licensed by the state, replacing the patchwork of local regulations.
- Local authorities are prevented from creating additional permits, fees, or operational restrictions not found in state law.
- Vendors must pass health inspections administered by the state.
- A central database will track licensed vendors and their inspection results.
- Ordinance amendments to align with State Laws.



(End of Presentation)