



CITY OF MCKINNEY, TEXAS

Agenda City Council Regular Meeting

Tuesday, June 6, 2023

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

Invocation given by Lieutenant Cristina Drozdovschi, The Salvation Army

INFORMATION SHARING ITEMS

- TMP23-0651** [Proclamation for Lieutenant Cristina Drozdovschi of the Salvation Army](#)
- TMP23-0662** [Proclamation for Zoie Sanchez & Kush Kaur YMCA Youth Changemakers Day](#)
- TMP23-0577** [Proclamation for Juneteenth National Independence Day](#)

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.

ANNUAL ELECTION FOR A MAYOR PRO TEM OF THE CITY COUNCIL

TMP23-0612 [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

23-0143 [Minutes of the Animal Services Facilities Advisory Committee Meeting August 17, 2022](#)

Attachments: [Minutes](#)

23-0408 [Minutes of the Capital Improvements Advisory Committee Regular Meeting of December 13, 2022](#)

Attachments: [Minutes](#)

23-0347 [Minutes of the Community Grants Advisory Commission Meeting of April 20, 2023](#)

Attachments: [Minutes](#)

23-0163 [Minutes of the McKinney Armed Services Memorial Board Meeting of February 8, 2023](#)

Attachments: [Minutes](#)

23-0356 [Minutes of the McKinney Armed Services Memorial Board Meeting of April 12, 2023](#)

Attachments: [Minutes](#)

23-0422 [Minutes of the McKinney Community Development Corporation Special Meeting of March 17, 2023](#)

Attachments: [Minutes](#)

- 23-0424** [Minutes of the McKinney Community Development Corporation Retail Development Infrastructure Meeting of April 13, 2023](#)
Attachments: [Minutes](#)
- 23-0423** [Minutes of the McKinney Community Development Corporation Meeting of April 27, 2023](#)
Attachments: [Minutes](#)
- 23-0425** [Minutes of the McKinney Community Development Corporation TUPPS Subcommittee Meeting of May 3, 2023](#)
Attachments: [Minutes](#)
- 23-0397** [Minutes of the McKinney Economic Development Corporation Meeting of March 21, 2023](#)
Attachments: [Minutes](#)
- 23-0398** [Minutes of the McKinney Economic Development Corporation Meeting of April 18, 2023](#)
Attachments: [Minutes](#)
- 23-0353** [Minutes of the McKinney Main Street Board Meeting of April 13, 2023](#)
Attachments: [Minutes](#)
- 23-0363** [Minutes of the Parks, Recreation and Open Space Advisory Board of April 13, 2023](#)
Attachments: [Minutes](#)
- 23-0413** [Minutes of the Planning and Zoning Commission Regular Meeting of May 9, 2023](#)
Attachments: [Minutes](#)
- 23-0415** [Minutes of the Visit McKinney Board Meeting of April 25, 2023](#)

Attachments: [Minutes](#)

Consent ORDINANCES

TMP23-0479 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2022-2023 Annual Budget and Amending the 2023-2027 Capital Improvements Program, to Provide Funds for the McKinney Soccer Complex at Craig Ranch \(PK1906\)](#)

Attachments: [Ordinance](#)

TMP23-0655 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2022-2023 Annual Budget to Provide Funds for City's Community Support Grant Program](#)

Attachments: [Ordinance](#)

TMP23-0666 [Consider/Discuss/Act on an Ordinance Amending the Fiscal Year 2022-2023 Annual Budget to Provide Funds for the Purpose of Housing Projects](#)

Attachments: [Ordinance](#)

Consent RESOLUTIONS

TMP23-0478 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Professional Services Contract with LJA Engineering of McKinney, Texas for Landscape Architectural and Engineering Services Related to the Renovation of 7 Fields and Various Park Improvements at the McKinney Soccer Complex at Craig Ranch](#)

Attachments: [Resolution](#)

TMP23-0323 [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Supplemental Agreement with BGE, Inc. for Professional Engineering Design Services for the Eldorado and Custer Intersection / Bridge Improvements Project](#)

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

- TMP23-0594** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute an Agreement with the Texas Department of Transportation to Contribute Right-of-Way Funds for the State Highway 5 Project from Spur 399 to just South of FM 1378 \(Country Club Rd\)](#)
- Attachments:** [Resolution](#)
[Location Map](#)
[Agreement](#)
- TMP23-0634** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Execute a Supplemental Agreement with Freese and Nichols, Inc. for Professional Engineering Services for the Construction Inspection Services for Public Infrastructure in the Trinity Falls Municipal Utility District Development and Related TCEQ Bond Inspections](#)
- Attachments:** [Resolution](#)
[Location Map](#)
- TMP23-0593** [Consider/Discuss/Act on a Resolution Authorizing the City Manager to Submit a Voucher Program Application and Receive Eligible Funds through the Energy Efficiency and Conservation Block Grant \(EECBG\) Program if Awarded](#)
- Attachments:** [Resolution](#)
[Location Map](#)
[Information Sheet](#)
- TMP23-0649** [Consider/Discuss/Act on a Resolution Authorizing the Formal Rejection of the Sole Bid Received Under Solicitation 23-19RFP for Type 1 Portland Cement](#)
- Attachments:** [Resolution](#)
- TMP23-0630** [Consider/Discuss/Act on a Resolution Awarding a Professional Services Contract to Hicks & Company, Environmental/Archeological Consulting for a Historic Resources Survey Update](#)
- 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.

23-0105PP [Consider/Discuss/Act on a Preliminary Plat for Lot 1, Block 1 U.S. 380 and New Hope Commercial, Located on the Northwest Corner of U.S. Highway 380 \(East University Drive\) and F.M. 1827 \(New Hope Road\)](#)

Attachments: [Standard Conditions Checklist](#)
[Location Map & Aerial Exhibit](#)
[Letter of Intent](#)
[Proposed Preliminary Plat](#)
[Explanation for Disapproval Summary](#)

END of Chapter 212 Plats**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.

22-0109Z3 [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from "PD" - Planned Development District, "REC" - Regional Employment Overlay District, and "CC" - Corridor Commercial Overlay District to "PD" - Planned Development District and "HC" - Highway Commercial Overlay District, Generally to Modify the Development Standards and to Allow for Multi-Family and Commercial Uses, Located Approximately 210 Feet West of U.S. Highway 75 \(Central Expressway\) and on the South Side of McKinney Ranch Parkway, and Accompanying](#)

Ordinance

Attachments: [Draft PZ Minutes 05.09.2023](#)
[PZ Minutes 04.11.2023](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Collin McKinney Commercial District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Ex. PD Ord. No. 2013-03-025](#)
[Ex. PD Ord. No. 2003-04-033](#)
[Proposed Ordinance](#)
[Proposed Exhibits A-D](#)
[Presentation](#)

23-0022Z2 [Conduct a Public Hearing to Consider/Discuss/Act on a Request to Rezone the Subject Property from “BN” - Neighborhood Business District to “PD” - Planned Development District, Generally to Modify the Development Standards, Located at 1719 West Louisiana Street, and Accompanying Ordinance](#)

Attachments: [PZ Minutes 05.09.2023](#)
[Location Map and Aerial Exhibit](#)
[Letter of Intent](#)
[Comprehensive Plan Maps](#)
[Town Center District](#)
[Placetype Definitions](#)
[Fiscal Analysis](#)
[Land Use Comparison Table](#)
[Proposed Ordinance](#)
[Proposed Exhibits A-D](#)
[Presentation](#)

TMP23-0653 [Consider/Discuss/Act on a Resolution Authorizing a Grant Agreement by and between the City of McKinney and](#)

[GraceToChange LLC, as Grantee, and Directing the City Manager to Provide Opioid Settlement Funds Received from the State of Texas to the Grantee and to be Used for Authorized Purposes under such Settlement](#)

Attachments: [Resolution](#)

END of Regular Agenda and Public Hearings

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)

- First Amendment To North Texas Municipal Water District Regional Water Supply Facilities Amendatory Contract

- McKinney Public Facility Corporation Public/Private Partnership with McKinney Housing Finance Corporation

ACTION ON EXECUTIVE SESSION ITEMS

ADJOURN

Posted in accordance with Texas Government Code, Chapter 551 at or before 6:00 p.m. on June 3, 2023.

Empress Drane, 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>.