



Wylie City Council

NOTICE OF MEETING

Regular Meeting Agenda
February 23, 2016 – 6:00 pm
Wylie Municipal Complex
Council Chambers/Council Conference Room
300 Country Club Road, Building #100

- Eric Hogue ..... Mayor
Keith Stephens ..... Mayor Pro Tem
Diane Culver ..... Place 2
Todd Wintters ..... Place 3
Candy Arrington ..... Place 4
William Whitney III ..... Place 5
David Dahl ..... Place 6
Mindy Manson ..... City Manager
Richard Abernathy ..... City Attorney
Carole Ehrlich ..... City Secretary

In accordance with Section 551.042 of the Texas Government Code, this agenda has been posted at the Wylie Municipal Complex, distributed to the appropriate news media, and posted on the City website: www.wylietexas.gov within the required time frame. As a courtesy, the entire Agenda Packet has also been posted on the City of Wylie website: www.wylietexas.gov.

The Mayor and City Council request that all cell phones and pagers be turned off or set to vibrate. Members of the audience are requested to step outside the Council Chambers to respond to a page or to conduct a phone conversation.

The Wylie Municipal Complex is wheelchair accessible. Sign interpretation or other special assistance for disabled attendees must be requested 48 hours in advance by contacting the City Secretary's Office at 972.516.6020.

Hearing impaired devices are available from the City Secretary prior to each meeting.

CALL TO ORDER

Announce the presence of a Quorum

INVOCATION & PLEDGE OF ALLEGIANCE

PRESENTATIONS

- Recognition of WHS student, Nikki Osborne, for her selection to the Naval Academy. (E. Hogue, Mayor)

- **Proclamation Designating February as Black History Month** (*E. Hogue, Mayor*)
- **CWD Annual Report** (*J. Butters, Asst. City Manager*)
- **Presentation to Recognize the Participants of the Recent Active Shooter Drills in the City of Wylie.** (*B. Parker, Fire Chief and B. Blythe, Asst. Fire Chief*)

#### CITIZENS COMMENTS ON NON-AGENDA ITEMS

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*Residents may address Council regarding an item that is not listed on the Agenda. Residents must fill out a non-agenda form prior to the meeting in order to speak. Council requests that comments be limited to three (3) minutes. In addition, Council is not allowed to converse, deliberate or take action on any matter presented during citizen participation.*

#### CONSENT AGENDA

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*All matters listed under the Consent Agenda are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

- A. Consider, and act upon, approval of the Minutes of February 9, 2016 Regular Meeting of the Wylie City Council.** (*C. Ehrlich, City Secretary*)
- B. Consider, and act upon, Resolution No. 2016-06(R) authorizing the appointment of Art Maldonado as Municipal Court Judge for the City of Wylie effective April 1, 2016 setting terms and stipend of service.** (*L. Bantz, Finance Director*)
- C. Consider, and place on file, the City of Wylie Monthly Investment Report for January 31, 2016.** (*L. Bantz, Finance Director*)
- D. Consider, and place on file, the City of Wylie Monthly Revenue and Expenditure Report for January 31, 2016.** (*L. Bantz, Finance Director*)
- E. Consider, and act upon, adoption of Resolution No. 2016-07(R) determining a public necessity to acquire certain property for public use by eminent domain for the purpose of, among other things, the construction, access, repair, maintenance and replacement of rights-of-way (in fee simple), drainage easements, temporary construction easements and related improvements necessary for the Woodbridge Parkway Project; giving notice of an official determination to acquire property for said rights-of-way and easements; authorizing the City Manager to establish procedures for acquiring the rights-of-way and easements on said property, offering to acquire the rights-of-way and easements voluntarily from the landowner through the making of bona fide offers; authorizing the use of eminent domain to condemn, appropriating funds; providing for repealing, savings and severability clauses; and providing for an effective date.** (*C. Holsted, City Engineer*)

#### REGULAR AGENDA

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**Tabled Item from 02-09-2016**

*Remove from the Table and Consider:*

- 1. Continue a Public Hearing and consider, and act upon, a change of zoning from Single-Family Residential to Neighborhood Service with Specific Use Permit to allow Assisted Living Facility on 3.126 acre tract of land situated in the D. Williams Survey, Abstract 1021. Property generally located northeast corner of West Brown Street and Westgate Way. ZC 2016-01 (R. Ollie, Development Services Director)**

**Executive Summary**

The applicant is requesting to develop a 64 unit Assisted Living complex. The complex will consist of 32 units designated for memory care, and 32 units designated for assisted living quarters. The proposed project consists of 4 buildings of 11,800 s.f. each, with 16 units per building.

- 2. Hold a Public Hearing and consider, and act upon, an amendment to PD 2006-01 to allow R5.5 and R8.5 zoning categories for single-family residential development on approximately 104.82 acres, generally located between McCreary Road and Springwell Parkway approximately 1200 feet south of FM544. ZC 2016-02 (R. Ollie, Development Services Director)**

**Executive Summary**

The applicant is requesting to table at this time as this item has been scheduled for the February 8, 2016 Park Board meeting. Therefore the applicant would like to request the item be tabled until the March 1, 2016 P&Z meeting.

- 3. Hold a Public Hearing and consider, and act upon, a change in zoning from Commercial Corridor (CC) and Light Industrial (LI) to Planned Development-Light Industrial (PD-LI) to allow for proposed Mixed Use Development for retail and self-storage use on 6.25 acres, generally located southeast of SH 78 between Century Way and old Alanis Drive. ZC 2016-03 (R. Ollie, Development Services Director)**

**Executive Summary**

The applicant is requesting to table the item until the second meeting in March to address the recommendations posed by the Planning Commission.

- 4. Hold a Public Hearing and consider, and act upon, amending PD 2014-42 & Concept Plan of the Kingsbridge subdivision to decrease the front yard setback a maximum of five feet for floor plans with an in-side or outside swing garage, provided the garages for the dwellings are in a swing configuration and any garages that does face the street is not less than the minimum front yard setback of 20 feet in Tract A and 25 feet in Tract B. Generally located south of Parker Road and approximately ½ mile west of Country Club Road. ZC 2016-04 (R. Ollie, Development Services Director)**

**Executive Summary**

The subject tract was part of a Planned Development approved on March 27, 2001 in order to develop a master planned residential community. A Final Plat was approved in 2012 and created 63 single-family residential lots and three open space lots.

- 5. **Consider, and act upon, the acceptance of the resignation of Lauren Howard and the appointment of \_\_\_\_\_ to the Public Arts Advisory Board for the unexpired term of July 2015 to June 2017. (C. Ehrlich, City Secretary)**

**Executive Summary**

Staff is requesting the appointment of a new Public Arts Advisory Board member to replace Lauren Howard, who has recently resigned her position (letter attached).

**WORK SESSION**

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- **Discussion regarding possible City of Wylie Charter Amendments. (C. Ehrlich, City Secretary)**

**RECONVENE INTO REGULAR SESSION**

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**ADJOURNMENT**

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If during the course of the meeting covered by this notice, the City Council should determine that a closed or executive meeting or session of the City Council or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code § 551.001 et. seq., will be held by the City Council at the date, hour and place given in this notice as the City Council may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

**CERTIFICATION**

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*I certify that this Notice of Meeting was posted on February 19, 2016 at 5:00 p.m. as required by law in accordance with Section 551.042 of the Texas Government Code and that the appropriate news media was contacted. As a courtesy, this agenda is also posted on the City of Wylie website: [www.wylietexas.gov](http://www.wylietexas.gov).*

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**Carole Ehrlich, City Secretary**

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**Date Notice Removed**