



Wylie City Council

NOTICE OF MEETING

Regular Meeting Agenda
February 12, 2019 – 6:00 pm
Wylie Municipal Complex
Council Chambers/Council Conference Room
300 Country Club Road, Building #100
Wylie, Texas 75098

Eric Hogue..... Mayor
Keith Stephens Mayor Pro Tem
Matthew Porter..... Place 2
Jeff Forrester Place 3
Candy Arrington Place 4
Timothy T. Wallis, DVM Place 5
David Dahl Place 6
Mindy Manson..... City Manager
Richard Abernathy City Attorney
Stephanie Storm 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

- **Junior Mayor Hunter Tignor**
- **Presentation of Donation to the Wylie Police Department (Credit Union of Texas)**

- **Blue Star Banner Presentation**

Parents: Robert and Emily Diaz

Soldier: Patrick Diaz

- Joined the Army on July 22, 2018. Unit; 118th MP ABN, Rank: Private
- Military Police Officer and Airborne
- Attended Wylie East High School

CITIZENS COMMENTS ON NON-AGENDA ITEMS

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

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 January 22, 2019 Regular Meeting of the Wylie City Council.** *(S. Storm, City Secretary)*
- B. Consider, and act upon, approval of a Preliminary Plat to create a single lot for Absolute Automotive Addition, Block A, Lot 1 on 2.222 acres, generally located west of Hooper Road and south of Steel Road.** *(R. Ollie, Development Services Director)*
- C. Consider, and act upon, approval of a Final Plat to create a single lot for Crossroads Wylie RV Addition, Block A, Lot 1 on 10.27 acres within Wylie's ETJ, generally located north of the intersection of Vinson Road and County Line Road and more specifically at 2045 E. FM 544.** *(R. Ollie, Development Services Director)*
- D. Consider, and act upon, approval of a Preliminary Plat for Pheasant Creek Mixed Use Addition to establish 33 single-family attached lots, 1 commercial lot, and 2 open space lots on 4.825 acres. Property located north of the intersection of County Line Road and Neva Lane.** *(R. Ollie, Development Services Director)*
- E. Consider, and act upon, approval for substantial renovations in accordance with Ordinance No. 2013-17 for the remodel of an existing commercial structure, generally located at the northeast corner of W. Oak St. and Birmingham, and more specifically at 210 W. Oak St. (State of Mind BBQ) within the Downtown Historic District.** *(R. Ollie, Development Services Director)*
- F. Consider, and act upon, the approval of the purchase of Materials and Installation Services for the Renovation of City Baseball Fields from MasterTurf Products and Service, Inc. in the estimated amount of \$54,000.00 through a cooperative purchasing contract with Buy Board Cooperative Purchasing and authorizing the City Manager to execute any necessary documents.** *(G. Hayes, Purchasing Manager)*
- G. Consider, and act upon, Resolution No. 2019-04(R) of the City Council of the City of Wylie, Texas, hereby authorizing the City Manager to enter into an interlocal cooperative contract between the Department of Public Safety (DPS) General Stores and the City of Wylie,**

providing for a cooperative purchasing program for the purchase of general supplies. (*G. Hayes, Purchasing Manager*)

- H. Consider, and act upon, the award of RFP #W2019-1-A for Janitorial Services to All Janitorial Professional Services Inc. in the estimated annual amount of \$195,223.00, and authorizing the City Manager to execute any and all necessary documents.** (*G. Hayes, Purchasing Manager*)
- I. Consider, and act upon, Ordinance No. 2019-05 amending Ordinance No. 2018-24 for Wylie Economic Development Corporation Budget Amendments approved by the WEDC Board of Directors on December 10, 2018 for fiscal year 2018-2019.** (*S. Satterwhite, WEDC Director*)

REGULAR AGENDA

- 1. Hold a Public Hearing and consider, and act upon, a Replat to create Lot 5R, Block 23 within Railroad Addition; being a Residential Replat of Lots 5, 6, 7, and 8 of the Railroad Addition, generally located west of Fifth Street, and north of Masters Avenue.** (*R. Ollie, Development Services Director*)

Executive Summary

The purpose of the Replat is to reconfigure 4 lots to establish one lot on 0.344 acres. The property is zoned Multifamily (MF).

- 2. Hold a Public Hearing and consider, and act upon, a change of zoning from Agricultural-30 (AG-30) to Commercial Corridor (CC), for retail purposes on one acre, generally located south of Parker Road and west of Country Club Road. ZC 2019-01** (*R. Ollie, Development Services Director*)

Executive Summary

The applicant is requesting to rezone a 1.0 acre property located at 2505 Country Club Road from AG/30 to CC. The property is generally bordered by AG property to the south and west, CC to the north, and commercial properties to the east that reside outside of the city limits.

- 3. Hold a Public Hearing and consider, and act upon, Ordinance No. 2019-06, supporting a Municipal Setting Designation to prohibit the use of groundwater in the designated area; generally located north of FM 544 and east of Commerce Street, and more specifically being 802 W. Kirby St. of the Samuel B Shelby Survey, Tr 11, Abs 820 & E.C. Davidson Survey, Tr3, Abs. MSD2018-01** (*R. Ollie, Development Services Director*)

Executive Summary

In January 2016, the City Council adopted Ordinance No. 2016-01 in accordance with Subchapter W of Chapter 361 of the Texas Health and Safety Code that authorizes the TCEQ to identify and designate certain areas as Municipal Setting Designations (MSD) to prohibit groundwater as potable water if there is contamination in excess of the applicable potable water protective concentration levels.

WORK SESSION

- **Discuss the renovation and expansion of the Public Safety Building.** (*C. Holsted, Assistant City Manager*)
- **Discuss the five year financial plan and provide feedback for future revisions.** (*M. Manson, City Manager*)

RECONVENE INTO REGULAR SESSION

EXECUTIVE SESSION

Recess into Closed Session in compliance with Section 551.001, et.seq. Texas Government Code, to wit:

Sec. 551.072. DELIBERATION REGARDING REAL PROPERTY; CLOSED MEETING.

A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on its negotiating position.

- **Consider the sale or acquisition of property located near Highway 78 and Ballard.**

§§Sec. 551.074. PERSONNEL MATTERS; CLOSED MEETING.

This chapter does not require a governmental body to conduct an open meeting:

- (1) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or
 - (2) to hear a complaint or charge against an officer or employee.
- (b) Subsection (a) does not apply if the officer or employee who is the subject of the deliberation or hearing requests a public hearing.

- **City Manager**

RECONVENE INTO OPEN SESSION

Take any action as a result from Executive Session.

READING OF ORDINANCES

Title and caption approved by Council as required by Wylie City Charter, Article III, Section 13-D.

ADJOURNMENT

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:

Texas Government Code Section:

- § 551.071 – Private consultation with an attorney for the City.
- § 551.072 – Discussing purchase, exchange, lease or value of real property.
- § 551.074 – Discussing personnel or to hear complaints against personnel.
- § 551.087 – Discussing certain economic development matters.
- § 551.073 – Discussing prospective gift or donation to the City.
- § 551.076 – Discussing deployment of security personnel or devices or security audit.

CERTIFICATION

I certify that this Notice of Meeting was posted on February 8, 2019 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.

Stephanie Storm, City Secretary

Date Notice Removed