

# Wylie City Council Regular Meeting

May 11, 2021 – 6:00 PM

Council Chambers - 300 Country Club Road, Building #100, Wylie, Texas 75098



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## CALL TO ORDER

## INVOCATION & PLEDGE OF ALLEGIANCE

## REGULAR AGENDA

1. Consider, and act upon, Ordinance No. 2021-27 of the City Council of the City of Wylie, Texas, canvassing the election returns of the May 1, 2021 General Election; declaring the election results for City Council Place 2 and Place 4; and providing a savings/repealing clause, severability clause and an effective date.

## PRESENTATIONS

PR1. Presentation of appreciation to outgoing Councilmember Candy Arrington.

## ISSUANCE OF CERTIFICATE OF ELECTIONS & ADMINISTRATION OF OATH OF OFFICE

Councilmembers-elect Dave Strang and Scott Williams.

## PRESENTATIONS

PR2. Proclamation Declaring May 9 - May 15, 2021 as Economic Development Week.

PR3. Proclamation Declaring May 2021 as Military Appreciation Month.

PR4. Proclamation declaring May 2021 as Asian Americans and Pacific Islanders Month.

PR5. Nonprofits COVID-19 Assistance.

## COMMENTS ON NON-AGENDA ITEMS

*Any member of the public may address Council regarding an item that is not listed on the Agenda. Members of the public must fill out a form prior to the meeting in order to speak. Council requests that comments be limited to three minutes for an individual, six minutes for a group. 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 April 27, 2021 Regular City Council Meeting minutes.

- B. Consider, and act upon, Resolution No. 2021-11(R), finding that Oncor Electric Delivery Company LLC'S application for approval to amend its distribution cost recovery factor to increase distribution rates within the City should be denied; authorizing participation with Oncor Cities Steering Committee; authorizing the hiring of legal counsel and consulting services; 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.
- C. Consider, and act upon, a Final Plat for Railroad Addition Lots 3A and 3B, being a replat of Railroad Addition Lot 3, Block 22, to establish two residential lots on .20 acres, property located at 108 South Fourth Street.
- D. Consider, and act upon, authorizing the City Manager to sign a Development Agreement, between the City of Wylie and Vijay Thangughal regarding the use of building materials for a commercial development on 0.433 acres located at 605 Parker Road.
- E. Consider, and act upon, the approval of Wylie Agreement #W2021-78-I for Road & Bridge Repair Expenditures through an Interlocal Cooperation Agreement between the City of Wylie, Texas and Collin County, Texas in the estimated amount of \$186,000.00, and authorizing the City Manager to execute any necessary documents.
- F. Consider, and act upon, Ordinance No. 2021-27 amending Ordinance No. 2020-44, which established the budget for fiscal year 2020-2021; providing for repealing, savings and severability clauses; and providing for an effective date of this ordinance.
- G. Consider, and act upon, the approval of the purchase of playground equipment for Twin Lakes Park from WeBuildFun Inc. in the estimated amount of \$62,500 through a cooperative purchasing contract with Buy Board Cooperative, and authorizing the City Manager to execute any necessary documents.
- H. Consider, and act upon, authorizing the City Manager to enter into a Cooperative Agreement for additional Law Enforcement Services, between the City of Wylie, Lavon Lake, Texas initiates Agreement No. W9126G21P0032 and the U.S. Army Corps of Engineers. This agreement is for the provisions of additional Law enforcement Services from May 16, 2021 through September 12, 2021 for a sum not to exceed \$45,363.36.
- I. Consider, and act upon, the approval of the purchase of waterline repair parts in the estimated annual amount of \$150,000.00 from various vendors through membership in the Collin County Governmental Purchasing Forum, and authorizing the City Manager to execute any necessary documents.

## **WORK SESSION**

WS1. Alcoholic Beverages on City owned Property and Special Events.

## **RECONVENE INTO REGULAR SESSION**

## **REGULAR AGENDA**

- 2. Consider, and act upon, the appointment of Mayor *pro tem* for a term beginning May 2021 and ending May 2022.
- 3. Consider, and act upon, the appointment of a 2021 Board and Commissions City Council Interview Panel to conduct the May 2021 board applicant interviews.

4. Hold a Public Hearing, consider, and act upon, a request for a change of zoning from Planned Development 2017-03 (PD-2017-03) to Commercial Corridor (CC), to allow for commercial development on 4.728 acres located at 3010 W. FM 544. (ZC2021-12).
5. Hold a Public Hearing, consider, and act upon, a request for a change of zoning from Neighborhood Services (NS) to Planned Development - Townhome (PD-TH), to allow for a townhome development on 10.911 acres, generally located at the southeast corner of Country Club Road and Park Boulevard (ZC2021-04).
6. Hold a Public Hearing, consider, and act upon, a request for a change of zoning from Single Family 10/24 (SF 10/24) to Commercial Corridor (CC), to allow for commercial development on 0.433 acres located at 605 Parker Road (ZC2021-08).
7. Consider, and act upon, Ordinance No. 2021-28 amending Wylie's Code of Ordinances, Ordinance No. 2021-17, as amended, Appendix C (Wylie Comprehensive Fee Schedule), Section I (Water and Sewer Fees), Subsection C (Sewage Collection and Treatment Rates).
8. Consider, and act upon, authorizing the City Manager to sign a Development Agreement pending Annexation, between the City of Wylie, Norwood Brown and Jenn Quattrone-Brown (owner Tract 1), Samuel Sims and Ann Sims (owner Tract 2 and 2.1) and Skorberg Retail Corporation (Applicant - Beaver Creek Estates) for the development of a single family planned development generally located on Beaver Creek Road and Green Meadows Way.

## **WORK SESSION**

WS2. Library Department Presentation.

## **RECONVENE INTO REGULAR SESSION**

## **EXECUTIVE SESSION**

### **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.

- ES1. Consider the sale or acquisition of properties located at FM 544 and Cooper, Regency and Steel, State Hwy 78 and Birmingham, State Hwy 78 and Brown.

### **Sec. 551.087. DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS; CLOSED MEETING.**

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

- (1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or
- (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).

- ES2. Deliberation regarding commercial or financial information that the WEDC has received from a business prospect and to discuss the offer of incentives for Projects: 2017-10a, 2020-11b, 2021-4a, 2021-4d, and 2021-5a.

- ES3. Deliberation regarding the offer of a financial or other incentive to a business prospect generally located on W. Brown Street, east of Westgate Way.

## **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**

## **CERTIFICATION**

I certify that this Notice of Meeting was posted on May 7, 2021 at 5:00 p.m. on the outside bulletin board at Wylie City Hall, 300 Country Club Road, Building 100, Wylie, Texas, a place convenient and readily accessible to the public at all times.

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*Stephanie Storm, City Secretary*

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*Date Notice Removed*

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.

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.