

MINUTES
RICHARDSON CITY COUNCIL
WORK SESSION AND COUNCIL MEETING
SEPTEMBER 14, 2015

WORK SESSION – 6:00 P.M.:

• **Call to Order**

Mayor Voelker called the meeting to order at 6:00 p.m. with the following Council members present:

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|------------------|------------------------------------|
| Paul Voelker | Mayor |
| Mark Solomon | Mayor Pro Tem |
| Bob Townsend | Councilmember |
| Scott Dunn | Councilmember |
| Mabel Simpson | Councilmember (arrived at 6:15 pm) |
| Marta Gomez Frey | Councilmember |
| Steve Mitchell | Councilmember |

The following staff members were also present:

| | |
|---------------------|---|
| Dan Johnson | City Manager |
| Don Magner | First Assistant City Manager |
| Kent Pfeil | Chief Financial Officer |
| Cliff Miller | Assistant City Manager Development Services |
| Shanna Sims-Bradish | Assistant City Manager Admin/Leisure Services |
| Aimee Nemer | City Secretary |
| Taylor Lough | Management Analyst |
| Michael Spicer | Director of Development Services |
| Dave Carter | Assistant Director of Development Services |

A. REVIEW AND DISCUSS ITEMS LISTED ON THE CITY COUNCIL MEETING AGENDA

Michael Spicer, Director of Development Services, reviewed Zoning File 15-23. Dan Johnson, City Manager, reviewed the budget action items and required language, as well as the budget consent items.

B. REVIEW AND DISCUSS THE U.S. 75 INTERSECTION IMPROVEMENTS

Dave Carter, Assistant Director of Development Services, reviewed this item explaining twelve intersection improvements that will occur in the next year along the north and south bound frontage roads of U.S. 75 as part of a Texas Department of Transportation project.

C. REPORT ON ITEMS OF COMMUNITY INTEREST

City Manager Johnson reported that the October 26 Council meeting will be cancelled because two councilmembers will be out of the country with their jobs.

Mayor Pro Tem Solomon reported on a Council Ten event held for the Boy Scouts at Huffhines Park with over 500 scouts in attendance. He also reported on the Richardson Community Band summer concert series finale and the beginning of their winter series starting in November at the Eisemann Center. He reported on several recent and ongoing church expansions including the First Baptist Church of Richardson.

Councilmember Frey reported on the Dallas Chinese Community Center 70th Year Victory of World War II celebration.

Mayor Voelker reported on the Dallas Chinese Community Center fundraiser and the donation of the Chinese watercolor.

COUNCIL MEETING – 7:00 PM, COUNCIL CHAMBERS

1. **INVOCATION – MARTA GÓMEZ FREY**
2. **PLEDGE OF ALLEGIANCE: U.S. AND TEXAS FLAGS – MARTA GÓMEZ FREY**
3. **CORRECTED MINUTES OF THE JULY 27, 2015 MEETING AND MINUTES OF THE AUGUST 24, 2015 MEETING**

Council Action

Councilmember Mitchell moved to approve the Minutes as presented. Councilmember Simpson seconded the motion. A vote was taken and passed, 7-0.

4. VISITORS

There were no visitors comments submitted.

PUBLIC HEARING ITEMS:

5. **PUBLIC HEARING, ZONING FILE 15-23, A REQUEST BY KEN KESSLER, ON BEHALF OF THE RICHARDSON INDEPENDENT SCHOOL DISTRICT (RISD), FOR A CHANGE IN ZONING FROM O-M OFFICE, R-1500-M RESIDENTIAL, AND R-850-M RESIDENTIAL TO PD PLANNED DEVELOPMENT ON APPROXIMATELY 43 ACRES LOCATED ON THE NORTH SIDE OF WALNUT STREET BETWEEN GREENVILLE AVENUE AND ABRAMS ROAD, TO ACCOMMODATE DEVELOPMENT OF THE RISD OPERATIONS CENTER, INCLUDING, BUT NOT LIMITED TO, OFFICE, MOTOR VEHICLE STORAGE AND REPAIR, AND WAREHOUSE USES.**

Public Hearing

After presentations from City staff and the applicant, the following speakers spoke in opposition to the request expressing concerns for the environment, property values, and lack of information about the project from the applicant. Mayor Pro Tem Solomon moved to close the Public Hearing, seconded by Councilmember Dunn, and approved unanimously.

Opposed

Betty Swinners

Carol Craig

John Berrier

Ann Dean

Kevin Acosta

A representative from the Bohyun Temple

Martha Jaynes

Others registered in opposition who did not speak:

Rumana Aftab
Syed Hashmi
Carolyn Jones
Carolee Clifford

Council Action

Councilmember Dunn moved to approve the request as presented. Councilmember Frey seconded the motion. A vote was taken and passed, 6-1 with Councilmember Mitchell voting in opposition stating that he understands the school district is allowed to build on the property, but he wished the district had communicated more with the affected citizens.

BUDGET ACTION ITEMS:

- 6. CONSIDER ORDINANCE NO. 4130, APPROVING AND ADOPTING A BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2015 AND ENDING SEPTEMBER 30, 2016.**

Council Action

Councilmember Townsend moved to approve and adopt the budget for the fiscal year beginning October 1, 2015 and ending September 30, 2016. Councilmember Simpson seconded the motion. A vote was taken and passed with Mayor Voelker, Mayor Pro Tem Solomon, Councilmember Townsend, Councilmember Dunn, Councilmember Simpson, Councilmember Frey, and Councilmember Mitchell all voting in favor and no one voting in opposition.

Council Comments

Councilmember Simpson commended Mr. Johnson and City staff for carefully scrutinizing each dollar for operations including those for employee salaries and benefits which she believes are very important. She stated that changes in contribution are on the horizon due to the gap that is not sustainable by the City. She said that Mr. Johnson and his team have created a very well thought out and detailed solution for this budget which she can approve, but explained that the City will need to immediately begin working on a long term solution for the necessary adjustments for healthcare benefits.

Councilmember Mitchell commended Mr. Johnson and City staff on preparing a successful budget that addresses a lot of the needs of an aging city without implementing a tax increase.

- 7. CONSIDER ORDINANCE NO. 4131, LEVYING THE AD VALOREM TAXES FOR THE YEAR 2015 (FISCAL YEAR 2015-2016) AT A RATE OF \$0.63516 PER ONE HUNDRED DOLLARS (\$100) ASSESSED VALUATION ON ALL TAXABLE PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF RICHARDSON AS OF JANUARY 1, 2015.**

Council Action

Councilmember Dunn moved that the property tax rate be increased by the adoption of a tax rate of \$0.63516, which is effectively a 4.75 percent increase in the tax rate. Mayor Pro Tem Solomon seconded the motion. A vote was taken and passed, 7-0.

8. **CONSIDER RATIFYING THE PROPERTY TAX INCREASE IN THE ADOPTED BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2015 AND ENDING SEPTEMBER 30, 2016.**

Council Action

Councilmember Frey moved to ratify the property tax increase reflected in the budget adopted for the fiscal year beginning October 1, 2015 and ending September 30, 2016. Councilmember Simpson seconded the motion. A vote was taken and passed, 7-0.

9. **BUDGET CONSENT AGENDA:**

A. ADOPTION OF THE FOLLOWING ORDINANCES:

1. **ORDINANCE NO. 4132, AMENDING THE CODE OF ORDINANCES OF THE CITY OF RICHARDSON, TEXAS, BY AMENDING SECTION 23-168 TO ESTABLISH RATES TO BE CHARGED FOR SEWER SERVICES FURNISHED BY THE CITY.**
2. **ORDINANCE NO. 4133, AMENDING THE CODE OF ORDINANCES OF THE CITY OF RICHARDSON, TEXAS, BY AMENDING SECTION 23-98 TO ESTABLISH RATES TO BE CHARGED FOR WATER SERVICES FURNISHED BY THE CITY.**

B. CONSIDER THE FOLLOWING RESOLUTIONS:

1. **RESOLUTION NO. 15-25, AMENDING FEES AND CHARGES FOR THE OPERATION OF FOOD ESTABLISHMENTS, ANNUAL INSPECTION FEES FOR PUBLIC AND SEMI-PUBLIC SWIMMING POOLS, LIQUID WASTE HAULERS, AND INDUSTRIAL PRE-TREATMENT PERMITS.**
2. **RESOLUTION NO. 15-26, ESTABLISHING THE COURT FEE FOR THE HUFFHINES TENNIS CENTER.**
3. **RESOLUTION NO. 15-27, APPROVING THE ADOPTION OF THE PARS SECTION 457(B) ALTERNATIVE RETIREMENT PLAN/TRUST, APPROVING THE ADOPTION OF THE PARS PUBLIC AGENCIES POST-RETIREMENT HEALTH CARE PLAN/TRUST, AND APPROVING THE APPOINTMENT OF A PLAN ADMINISTRATOR TO EXECUTE ALL REQUIRED PARS LEGAL AND ADMINISTRATIVE DOCUMENTS ON BEHALF OF THE CITY TO ADMINISTER THE PARS PLANS.**
4. **RESOLUTION NO. 15-28, PROVIDING AN AMENDED FEE SCHEDULE FOR BUILDING INSPECTION FEES AND PERMITS.**

Council Action

Mayor Pro Tem Solomon moved to approve the Budget Consent Agenda as presented. Councilmember Simpson seconded the motion. A vote was taken and passed, 7-0.

10. CONSENT AGENDA:

A. ADOPTION OF THE FOLLOWING ORDINANCES:

- 1. ORDINANCE NO. 4134, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND ZONING MAP TO GRANT A CHANGE IN ZONING TO GRANT A SPECIAL PERMIT FOR A LARGE SCALE RETAIL/SERVICE STORE ON A 7.98-ACRE LOT LOCATED AT 400 N. GREENVILLE AVENUE, RICHARDSON, TEXAS.**
- 2. ORDINANCE NO. 4135, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND ZONING MAP TO GRANT A CHANGE IN ZONING TO GRANT A SPECIAL PERMIT FOR A BANK WITH A DRIVE-THROUGH FACILITY ON A 7.98-ACRE LOT LOCATED AT 400 N. GREENVILLE AVENUE, RICHARDSON, TEXAS.**
- 3. ORDINANCE NO. 4136, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND ZONING MAP TO GRANT A CHANGE IN ZONING TO GRANT A SPECIAL PERMIT FOR AN AMBULANCE SERVICE WITH SPECIAL CONDITIONS ON A 3.04-ACRE TRACT OF LAND ZONED I-M(1) INDUSTRIAL AND I-FP(2) INDUSTRIAL LOCATED AT 909 N. BOWSER ROAD, RICHARDSON, TEXAS.**
- 4. ORDINANCE NO. 4137, AMENDING THE CODE OF ORDINANCES OF THE CITY OF RICHARDSON, BY AMENDING AND UPDATING THE ADMINISTRATIVE CODE; PROVIDING A REPEALING CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

B. AUTHORIZE THE ADVERTISEMENT OF BID #01-16 – RESTROOM ROOF REPLACEMENTS. BIDS TO BE RECEIVED BY WEDNESDAY, SEPTEMBER 30, 2015 AT 2:00 P.M.

C. CONSIDER AWARD OF THE FOLLOWING BIDS:

- 1. BID #65-15 – WE RECOMMEND THE AWARD TO TRACON VENTURES, LTD., FOR THE 2010 BOND PROGRAM YALE PARK HOA SCREENING WALL EXTENSION (GRANT DR./N. YALE BLVD.) IN THE AMOUNT OF \$343,302.00.**
- 2. BID #73-15 – WE RECOMMEND THE AWARD TO 3D PAVING & CONTRACTING, LLC FOR THE 2010 STREET & ALLEY PAVING, DRAINAGE & UTILITY REHABILITATION PHASE VII (LAUREL LANE, SHENANDOAH PLACE & MISCELLANEOUS ALLEYS) IN THE AMOUNT OF \$1,267,252.**

D. AUTHORIZE THE CITY MANAGER TO EXECUTE CHANGE ORDER NO. 1 TO DECREASE AWARD AMOUNT OF BID #73-15 TO 3D PAVING & CONTRACTING, LLC FOR THE 2010 STREET & ALLEY PAVING

DRAINAGE & UTILITY REHABILITATION PHASE VII (LAUREL LANE, SHENANDOAH PLACE & MISCELLANEOUS ALLEYS) IN THE AMOUNT OF (\$149,983).

Council Action

Councilmember Mitchell moved to approve the Consent Agenda as presented. Councilmember Townsend seconded the motion. A vote was taken and passed, 7-0.

Council recessed the meeting at 8:32 p.m.

EXECUTIVE SESSION

In compliance with Section 551.072 of the Texas Government Code, Council will convene into a closed session to discuss the following:

- Deliberation Regarding Real Property
 - Property Considerations in the Greenville Ave./Main St. Area

Council Action

Council convened into Executive Session at 8:41 p.m.

RECONVENE INTO REGULAR SESSION

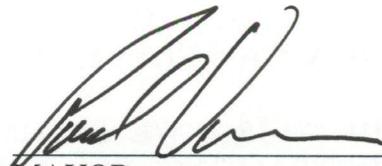
Council will reconvene into open session, and take action, if any, on matters discussed in Executive Session.

Council Action

Council reconvened into regular session at 9:30 p.m. There was no action taken as a result of the Executive Session.

ADJOURNMENT

With no further business, the meeting was adjourned at 9:30 p.m.



MAYOR

ATTEST:



CITY SECRETARY