

**MINUTES**  
**RICHARDSON CITY COUNCIL**  
**WORK SESSION AND COUNCIL MEETING**  
**AUGUST 25, 2014**

**WORK SESSION – 6:00 P.M.:**

• **Call to Order**

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

Laura Maczka	Mayor
Bob Townsend	Mayor Pro Tem
Mark Solomon	Councilmember
Scott Dunn	Councilmember
Kendal Hartley	Councilmember
Paul Voelker	Councilmember
Steve Mitchell	Councilmember

The following staff members were also present:

Dan Johnson	City Manager
David Morgan	Deputy City Manager
Cliff Miller	Assistant City Manager Development Services
Don Magner	Assistant City Manager Community Services
Shanna Sims-Bradish	Assistant City Manager Admin/Leisure Services
Aimee Nemer	City Secretary
Taylor Paton	Management Analyst
Michael Spicer	Director of Development Services
Susan Smith	Assistant Director of Development Services
Brad Bernhard	Project Engineer
Steve Spanos	Director of Engineering
Mick Massey	Director of Parks and Recreation
Roger Scott	Assistant Director of Parks and Recreation

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

Michael Spicer, Director of Development Services, and Don Magner, Assistant City Manager, reviewed items listed on the agenda.

**B. REVIEW AND DISCUSS UPDATE ON THE DEVELOPMENT OF A NEIGHBORHOOD PARK IN THE NORTHRICH NEIGHBORHOOD**

Mick Massey, Parks and Recreation Director, reviewed the Northrich Park project.

- The Northrich Park will be bid
  - September 2014
- Estimated construction beginning
  - October 2014
- Estimated project to be complete by
  - December 2014

- On April 8, 2014 at the regular Park and Recreation Commission meeting, the Commission discussed multiple names for the park improvement and recommended the name “Northrich Park” for the park improvement.
- Staff communication directly with RISD Superintendent Kay Wagoner has yielded further agreement that “Northrich Park” would be a suitable name of the park improvements, and is supported by the RISD Board of Directors.
- City Council to authorize the project to advertise for bid tonight
- City Council to authorize the name of the park improvement by resolution
- Award of the park construction contract October 2014
- Staff to oversee construction keeping RISD informed on the project
- Dedicate the park in the late Fall of 2014 thus satisfying the Park, Recreation, and Open Space goal of providing park improvements within a ½ mile of Richardson residents

**C. REVIEW AND DISCUSS THE KCS LOOKOUT CROSSING AND REGIONAL SYSTEM MAINTENANCE UPDATE**

Brad Bernhard, Project Engineer reported on this item.

Lookout Crossing Update

- KCS approved design
- City and KCS have executed agreement
- KCS has project out to bid
- Scope:
  - Excavate and prepare sub-grade, replace ballast material and ties
  - Replace rubber crossing with concrete crossing panels and track
  - Apply asphalt transition to match new track grade
  - Update medians and extend sidewalk around crossing arms
- Schedule:
  - Week of August 18 – applied for ROW entry
  - Week of September 1 – receive and execute ROW entry agreement
  - Early November – KCS construction begins
  - Mid November – City constructions begins
  - Late November – Construction ends

Mr. Bernhard also reported on the KCS (Kansas City Southern) regional maintenance plan and status which will include the upgrading of crossings at Buckingham, Spring Valley, Centennial, and Custer.

**D. REVIEW AND DISCUSS THE 2014 COMMUNITY REVITALIZATION AWARDS PROGRAM**

Susan Smith, Assistant Director of Development Services reported on the history and criteria for the Community Revitalization Awards and provided a tentative schedule.

- |                              |  |
|------------------------------|--|
| • September 19 <sup>th</sup> | Nomination deadline                    |
| • October 1 <sup>st</sup>    | Call for Judging Committee volunteer’s |
| • November 14 <sup>th</sup>  | Tour and deliberations (afternoon)     |
| • December 5 <sup>th</sup>   | Award recipients notified              |
| • February 2 <sup>nd</sup>   | Awards reception and presentation      |

## **E. REPORT ON ITEMS OF COMMUNITY INTEREST**

Councilmember Dunn reminded everyone about school being in session and school speed zones. Mayor Maczka reported that she attended the PTA (Parent-Teacher Association) Kick-Off Rally and she stated that the PTA is looking for volunteers to represent every child in the district. Councilmember Mitchell reported on the meeting of the Retail Committee and stated that it is a good time for retail in Richardson and the City has a good plan in place.

### **COUNCIL MEETING – 7:30 PM, COUNCIL CHAMBERS**

1. **INVOCATION – KENDAL HARTLEY**
2. **PLEDGE OF ALLEGIANCE: U.S. AND TEXAS FLAGS – KENDAL HARTLEY**
3. **MINUTES OF THE AUGUST 18, 2014 MEETING**

#### **Council Action**

Councilmember Mitchell moved to approve the Minutes as presented. Councilmember Hartley 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 14-19, A REQUEST BY TRAVIS W. THOMPSON, REPRESENTING TWIN RIVERS CAPITAL PARTNERS LLC, FOR A SPECIAL PERMIT WITH MODIFIED DEVELOPMENT STANDARDS FOR AN ASSISTED LIVING FACILITY AND RELATED CARE SERVICES TO BE LOCATED ON APPROXIMATELY 4.9 ACRES AT 1776 N. PLANO ROAD (EAST SIDE OF PLANO ROAD, SOUTH OF CAMPBELL ROAD). THE PROPERTY IS CURRENTLY ZONED O-M OFFICE.**

#### **Public Hearing**

Mayor Maczka opened the Public Hearing at 7:54 p.m. Travis Thompson, Twin Rivers Capital, representing the applicant, addressed Council regarding the request.

David Rogers, Reverend of Town North Presbyterian Church, spoke in favor of the request and asked the Council to allow flexibility for the proposed secondary building.

With no further comments submitted, Councilmember Solomon moved to close the Public Hearing at 8:16 p.m., seconded by Mayor Pro Tem Townsend, and approved unanimously.

#### **Council Action**

Councilmember Solomon moved to approve the request for Zoning File 14-19 as recommended from the City Planning Commission with the exception of condition number 5, relative to the 10% limitation of masonry cladding, additionally approve option number 2 and allow for the split face block in lieu of the beige brick, and allow the flexibility of the flag lot to be developed with the conditions from the City Planning Commission of the secondary building to be used as a

medical office or the specified uses associated with the assisted living facility. Mayor Pro Tem Townsend seconded the motion. A vote was taken and passed, 7-0.

6. **PUBLIC HEARING, ZONING FILE 14-21, A REQUEST BY VINCENT HIRTH, REPRESENTING FOUR SEASONS MARKET, FOR APPROVAL OF A SPECIAL PERMIT FOR A FARMERS MARKET TO BE LOCATED AT 100 S. CENTRAL EXPRESSWAY (SOUTHWEST CORNER OF CENTRAL EXPRESSWAY AND BELT LINE ROAD). THE PROPERTY IS CURRENTLY ZONED PD PLANNED DEVELOPMENT.**

#### **Public Hearing**

Mayor Maczka opened the Public Hearing at 8:22 p.m. The applicant, Vincent Hirth, addressed Council requesting approval of the Special Permit. He also stated that concerns are being addressed at the Campbell Road location.

The following spoke during the Public Hearing:

#### **In Favor**

Richard Dotson  
Sandy Hanne

#### **Opposed**

Arthur Pira  
Genene Zeosdu  
Don Luckinbill

With no further speakers, Councilmember Mitchell moved to close the Public Hearing at 8:36 p.m., seconded by Councilmember Voelker, and approved unanimously.

#### **Council Discussion**

Council discussed the various regulations for farmers markets and whether or not there are regulations in addition to a special use permit. Council also asked for clarification of the agreements or permits for the Campbell Road farmers market. Mayor Pro Tem Townsend stated that the special use permit has regulations in place and he would like to see the request move forward. There was a consensus of the remaining councilmembers to postpone the item until an ordinance with proposed regulations is reviewed by Council and additional information can be provided on the Campbell Road operation.

#### **Council Action**

Councilmember Voelker moved to postpone this item to the October 6, 2014 Council Meeting. Councilmember Dunn seconded the motion. A vote was taken and passed, 6-1 with Mayor Pro Tem Townsend voting in opposition.

7. **PUBLIC HEARING, ZONING FILE 14-22 AND CONSIDER ADOPTION OF ORDINANCE NO. 4064, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND ZONING MAP TO GRANT A CHANGE IN ZONING TO GRANT A SPECIAL PERMIT FOR A HOMESCHOOL EDUCATION RESOURCE CENTER WITH SPECIAL CONDITIONS ON A 3.34-ACRE TRACT ZONED I-M(1) INDUSTRIAL, LOCATED AT 1100 E. CAMPBELL ROAD, RICHARDSON, TEXAS.**

**Public Hearing**

Mayor Maczka opened the Public Hearing at 8:57 p.m. A representative for the applicant, Principal Debra Hill, addressed Council to answer any questions regarding the request and stated that the resource center is highly used from home school students from all over the metroplex. She also responded to Councilmember Dunn's question regarding if testing is performed at the school stating that it is not unless requested by the teacher. Councilmember Voelker thanked her for providing this service to home school students. With no further comments, Councilmember Dunn moved to close the Public Hearing at 8:59 p.m. Councilmember Solomon seconded the motion. A vote was taken and passed, 7-0.

**Council Action**

Councilmember Voelker moved to approve the request and Ordinance No. 4064. Councilmember Mitchell seconded the motion. A vote was taken and passed, 7-0.

**8. PUBLIC HEARING ON THE FY 2014-2015 PROPOSED BUDGET.**

**Public Hearing**

Mayor Maczka opened the Public Hearing at 9:01 p.m. after announcing that the budget presentation was available on the City's website. With no public comments submitted, Councilmember Dunn moved to close the Public Hearing at 9:01, seconded by Councilmember Solomon, and approved 7-0.

**9. SECOND PUBLIC HEARING FOR PROPOSED TAX RATE OF \$0.63516 PER \$100 VALUATION FOR FISCAL YEAR 2014-2015.**

**Public Hearing**

Mayor Maczka opened the Public Hearing at 9:01 p.m. after announcing that the budget presentation, including the tax rate, was available on the City's website. With no public comments submitted, Councilmember Mitchell moved to close the Public Hearing at 9:01, seconded by Councilmember Hartley, and approved 7-0.

**ACTION ITEMS:**

**10. RECEIVE THE AUGUST 6, 2014 SIGN CONTROL BOARD MINUTES AND CONSIDER FINAL APPROVAL OF SCB CASE #14-10, BIBLICAL COMMUNITY CHURCH, SCB CASE #14-11, ST. JOSEPH CATHOLIC SCHOOL, AND SCB CASE #14-12, SHELL.**

**Council Action**

Councilmember Mitchell moved to approve the Sign Control Board Minutes and cases 14-10, 14-11, and 14-12. Councilmember Dunn seconded the motion. A vote was taken and passed, 7-0.

**11. CONSENT AGENDA:**

**A. ADOPTION OF ORDINANCE NO. 4063, AMENDING THE COMPREHENSIVE ZONING ORDINANCE AND ZONING MAP TO GRANT A CHANGE IN ZONING TO GRANT A SPECIAL PERMIT FOR A RESTAURANT WITH DRIVE-THROUGH SERVICE WITH MODIFIED DEVELOPMENT**

**STANDARDS ON A 0.354-ACRE TRACT ZONED C-M COMMERCIAL,  
LOCATED AT 501 W. BELT LINE ROAD, RICHARDSON, TEXAS.**

**B. AUTHORIZE THE ADVERTISEMENT OF COMPETITIVE SEALED PROPOSAL NO. #902-14 – APPROVAL OF PLANS AND CONTRACT DOCUMENTS FOR NORTHRICH PARK. COMPETITIVE SEALED PROPOSALS TO BE RECEIVED BY WEDNESDAY, SEPTEMBER 17, 2014 AT 2:00 P.M.**

**C. CONSIDER AWARD OF THE FOLLOWING BIDS:**

**1. BID #62-14 – WE REQUEST AUTHORIZATION TO ISSUE A PURCHASE ORDER TO WASTEQUIP, LLC FOR THE COOPERATIVE PURCHASE OF FOUR EACH 35 CUBIC YARD REFUSE COMPACTORS THROUGH THE TEXAS LOCAL GOVERNMENT STATEWIDE PURCHASING COOPERATIVE BUYBOARD CONTRACT #425-13 IN AN AMOUNT NOT TO EXCEED \$73,196.**

**2. BID #64-14 – WE REQUEST AUTHORIZATION TO ISSUE A PURCHASE ORDER TO INSITUFORM TECHNOLOGIES, INC. FOR THE COOPERATIVE CONTRACT FOR THE IN-LINE SANITARY SEWER REHABILITATION PROJECT PURSUANT TO UNIT PRICES BID THROUGH THE LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD) CONTRACT #354-10 IN THE AMOUNT OF 173,452.50.**

**3. BID #66-14 – WE RECOMMEND THE AWARD TO GAMETIME FOR THE COOPERATIVE PURCHASE OF PLAYGROUND EQUIPMENT AND INSTALLATION AT THE NEW NORTHRICH PARK THROUGH THE LOCAL GOVERNMENT PURCHASING COOPERATIVE (BUYBOARD) CONTRACT #423-13 IN THE AMOUNT OF \$136,775.46.**

**D. CONSIDER AWARD OF COMPETITIVE SEALED PROPOSAL #903-14 – WE RECOMMEND THE AWARD TO WALL ENTERPRISES FOR THE RICHARDSON 190 DOG PARK FOR A TOTAL AMOUNT OF \$1,248,633.55.**

**E. CONSIDER REJECTION OF BID #56-14 – WE RECOMMEND REJECTING ALL BIDS RECEIVED FOR THE ANNUAL REQUIREMENTS CONTRACT FOR MEDICAL SUPPLIES FOR THE FIRE DEPARTMENT.**

**F. AUTHORIZE THE CITY MANAGER TO EXECUTE CHANGE ORDER NO. 2 TO DECREASE AND CLOSE OUT PURCHASE ORDER NO. 131203 TO RKM UTILITY FOR THE 2010 STREET REHAB PHASE IV (PITTMAN/GRACE/S. LOIS) IN THE AMOUNT OF (\$73,282.89).**

**Council Action**

Councilmember Hartley moved to approve the Consent Agenda. Councilmember Voelker seconded the motion. A vote was taken and passed, 7-0. The Mayor and Councilmember Solomon noted that the Consent Agenda approved the award of a bid for the dog park.

**EXECUTIVE SESSION**

In compliance with Section 551.087(1) and (2) of the Texas Government Code, Council will convene into a closed session to discuss the following:

- Deliberation Regarding Economic Development Negotiations
  - Commercial Development – Campbell Rd./Collins Blvd. Area

**Council Action**

Council convened into Executive Session at 9:10 p.m.

**RECONVENE INTO REGULAR SESSION**

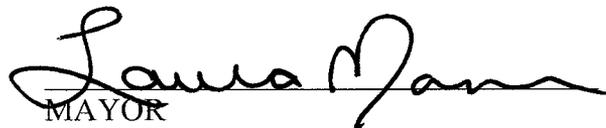
Council will reconvene into open session, and take action, if any, on matters discussed in Executive Session.

**Council Action**

Council reconvened into Regular Session at 9:48 p.m. There was no action as a result of the Executive Session.

**ADJOURNMENT**

With no further business, the meeting was adjourned at 9:48 p.m.

  
MAYOR

ATTEST:

  
\_\_\_\_\_  
CITY SECRETARY

