



GARLAND

AGENDA

CITY COUNCIL WORK SESSION
City of Garland
Work Session Room, City Hall
William E. Dollar Municipal Building
200 North Fifth Street
Garland, Texas
June 5, 2017
6:00 p.m.

DEFINITIONS:

Written Briefing: Items that generally do not require a presentation or discussion by the staff or Council. On these items the staff is seeking direction from the Council or providing information in a written format.

Verbal Briefing: These items do not require written background information or are an update on items previously discussed by the Council.

Regular Item: These items generally require discussion between the Council and staff, boards, commissions, or consultants. These items are often accompanied by a formal presentation followed by discussion.

**[Public comment will not be accepted during Work Session
unless Council determines otherwise.]**

NOTICE: The City Council may recess from the open session and convene in a closed executive session if the discussion of any of the listed agenda items concerns one or more of the following matters:

- (1) Pending/contemplated litigation, settlement offer(s), and matters concerning privileged and unprivileged client information deemed confidential by Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct. Sec. 551.071, Tex. Gov't Code.
- (2) The purchase, exchange, lease or value of real property, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Sec. 551.072, Tex. Gov't Code.
- (3) A contract for a prospective gift or donation to the City, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Sec. 551.073, Tex. Gov't Code.
- (4) Personnel matters involving the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee or to hear a complaint against an officer or employee. Sec. 551.074, Tex. Gov't Code.
- (5) The deployment, or specific occasions for implementation of security personnel or devices. Sec. 551.076, Tex. Gov't Code.
- (6) Discussions or deliberations regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the territory of the City and with which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect of the sort described in this provision. Sec. 551.087, Tex. Gov't Code.
- (7) Discussions, deliberations, votes, or other final action on matters related to the City's competitive activity, including information that would, if disclosed, give advantage to competitors or prospective competitors and is reasonably related to one or more of the following categories of information:
 - generation unit specific and portfolio fixed and variable costs, including forecasts of those costs, capital improvement plans for generation units, and generation unit operating characteristics and outage scheduling;
 - bidding and pricing information for purchased power, generation and fuel, and Electric Reliability Council of Texas bids, prices, offers, and related services and strategies;
 - effective fuel and purchased power agreements and fuel transportation arrangements and contracts;
 - risk management information, contracts, and strategies, including fuel hedging and storage;
 - plans, studies, proposals, and analyses for system improvements, additions, or sales, other than transmission and distribution system improvements inside the service area for which the public power utility is the sole certificated retail provider; and
 - customer billing, contract, and usage information, electric power pricing information, system load characteristics, and electric power marketing analyses and strategies. Sec. 551.086; Tex. Gov't Code; Sec. 552.133, Tex. Gov't Code]

1. Consider the Consent Agenda

A member of the City Council may ask for discussion or further information on an item posted as a consent agenda item on the next Regular Meeting of the City Council. The Council Member may also ask that an item on the posted consent agenda be pulled from the consent agenda and considered for a vote separate from consent agenda items on the regular agenda. All discussions or deliberations on this portion of the work session agenda are limited to posted agenda items and may not include a new or unposted subject matter.

2. Written Briefings:

a. Sale of Property - 225 Rio Rita Drive

The City of Garland has received an unsolicited offer from Mr. Santiago Garcia Hernandez related to the purchase of City owned property which was obtained through a Sheriff's Sale. This property is located at 225 Rio Rita Drive.

b. Nicholson Memorial Library System Collection Development Long Range Plan, April 28, 2017

Council is requested to consider approval of the Nicholson Memorial Library System Collection Development Long Range Plan, April 28, 2017 for continued accreditation by the Texas State Library and Archives Commission.

c. Abandonment of Drainage Easement Off Lake Front Trail in the Hillside on the Lake No. 2 Subdivision

Council is requested to consider the abandonment of a 20 foot wide Drainage Easement in the proposed Hillside on the Lake No. 2 subdivision to M/I Homes of DFW, LLC. Unless otherwise directed by the Council, this item will be scheduled for formal consideration at the June 20, 2017 Regular Meeting.

3. Verbal Briefings:

a. Community Services Committee Report

Mayor Pro-Tem Scott LeMay, Chair, Community Services Committee, will provide a committee report on the following items:

- *Mandatory Sidewalk Edging Ordinance*
- *Sidewalk Installation Across Railroad Tracks at Main Street*

b. Legislative Update

The 85th Regular Session of the Texas Legislature recently came to a close. During the session a number of bills that will affect the City were passed, including those in which the City was actively involved. The City Attorney will provide the City Council with an update of legislative matters of importance to the City.

c. Charter Review Update

At the request of Council Member Rich Aubin and Council Member David Gibbons, the City Attorney will provide an update on the charter review process. The City Council is requested to establish a timeline for making appointments to a charter review committee, if so desired, and establish a timeline for the committee's work to be completed that will allow sufficient time for the City Council to deliberate the recommendations of the committee prior to the deadline for calling the election necessary to submit proposed amendments to the voters.

d. Dogs on Outdoor Dining Patios - Variance to the Food Code

The Garland Food Code (Code of Ordinances: Chapter 22, Article 2) prohibits animals from the premises of a food establishment, with few exceptions. On October 18, 2016, the Community Services Committee discussed a draft variance ordinance to allow dogs on to the outdoor dining patios of food establishments if the patio meets certain sanitary standards. The Committee requested the City Attorney to include the draft variance ordinance with other proposed changes to the Food Code being presented to Council on February 6, 2017. The draft variance ordinance now includes changes suggested by Council and revisions brought by stakeholders. Unless otherwise directed by Council, this item will be scheduled for formal consideration at the June 20, 2017 Regular Meeting.

e. Image Management Program Briefing

Staff will present an update on progress of the Image Management Program, including the work plan for the next six month period and proposed vendor awards for promotional and digital advertising services.

f. Consider Rescheduling the July 3rd Work Session & Regular Meeting to July 5th

At the request of Council Member David Gibbons and Council Member B.J. Williams, seconded by Mayor Pro Tem Scott LeMay, Council is requested to consider a resolution rescheduling the July 3rd Work Session and Regular Meeting to July 5th to allow staff and Council the opportunity to attend the "Star Spangled Fourth" celebration at Firewheel Town

Center. Unless otherwise directed, this item will be scheduled for formal consideration at the June 6, 2017 Regular Meeting.

g. Downtown Tax Increment Finance Board

At the request of Mayor Pro Tem Scott LeMay and Council Member David Gibbons, staff will provide a briefing on the status of the Downtown Tax Increment Finance (TIF) Board. Staff will also provide a review of the TIF's Board's role in implementing the 2004-05 Downtown Revitalization Strategy, including project and grant funding opportunities.

h. Discussion and Direction Regarding Creation of City-Wide Facade Improvement Grant Program

At the request of Council Member David Gibbons and Mayor Pro Tem Scott LeMay, Council is requested to discuss and consider the creation of a city-wide commercial structure facade improvement grant program, to include the establishment of grant criteria and recommended funding sources including but not limited to economic development funds, hotel occupancy tax revenues, TIF funds, CDBG funds and other available funding sources.

i. Discussion and Direction Regarding Assistance to Good Samaritans

At the request of Council Member David Gibbons and Council Member Rich Aubin, Council is asked to direct the City Manager to assist the Good Samaritans of Garland to bring forth a recommended plan of action, including use of city owned facilities or grant funds, to address the long-term facility and site location needs of the food pantry.

j. Discussion and Direction Regarding Development of a Long-Term Revitalization Plan for South Garland Avenue

At the request of Council Member David Gibbons and Council Member Rich Aubin, Council is asked to create a task force comprised of District 5 representatives, residents and business stakeholders to develop a long-term revitalization plan for South Garland Road between Miller Road and IH-635, including recommendations for use restrictions (re-zoning), phasing out existing uses, special use-permits, signage renovations, façade improvements and identification of potential funding sources to implement the revitalization strategy.

k. Discussion and Direction Regarding Needed Repairs to the Vietnamese Community Center

At the request of Council Member David Gibbons and Mayor Pro Tem Scott LeMay, Council will consider a request to fund needed repairs to the Vietnamese Community Center. Staff will discuss possible funding options.

4. Regular Items:

a. Recommendation Regarding Remaining Tornado Relief Funds

Discuss a City Council recommendation to Garland's Long-Term Recovery Committee (LTRC) regarding the disposition of the remaining #GarlandStrong funds. Staff recommends a final, broadly communicated message be announced to the community with the goal of giving any residents affected by the December 26 tornado one last opportunity

to start a case for consideration by the LTRC, and to officially communicate an end date for case management.

b. Consider a Request to Purchase Crossman Building Bricks

Council is requested to provide direction regarding an unsolicited proposal to purchase 550 Crossman Building bricks from the City.

5. Announce Future Agenda Items

A member of the City Council, with a second by another member, or the Mayor alone, may ask that an item be placed on a future agenda of the City Council or a committee of the City Council. No substantive discussion of that item will take place at this time.

6. Council will move into Executive Session

**EXECUTIVE SESSION
AGENDA**

NOTICE: The City Council may recess from the open session and convene in a closed executive session if the discussion of any of the listed agenda items concerns one or more of the following matters:

The City Council will adjourn into executive session under Sec. 551.071, TEX. GOV'T CODE and Sec. 551.087, TEX. GOV'T CODE to discuss economic development incentives relating to the redevelopment of commercial property located generally northeast of the intersection of South Jupiter Road and Miller Road in Garland, Texas.

7. Adjourn