



City of Rowlett

Meeting Agenda

City Council

4000 Main Street
Rowlett, TX 75088
www.rowlett.com

City of Rowlett City Council meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at 972-412-6115 or write 4000 Main Street, Rowlett, Texas, 75088, at least 48 hours in advance of the meeting.

Tuesday, April 7, 2015

5:30 P.M.

Municipal Building – 4000 Main Street

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

1. **CALL TO ORDER**
2. **EXECUTIVE SESSION (5:30 P.M.)*** Times listed are approximate.
 - 2A. The City Council shall convene into Executive Session pursuant to the Texas Government Code, §551.087 (Economic Development) and §551.071 (Consultation with Attorney) to receive legal advice from the City Attorney and to discuss and deliberate an Economic Development Agreement with Bayside Land Partners LLC (a/k/a Donahue Development Corporation) for the Elgin B. Robertson property. (45 minutes)
 - 2B. The City Council shall convene into Executive Session pursuant to the Texas Government Code, §551.071 (Consultation with Attorney) to receive legal advice from the City Attorney about the lawsuit with Xerox concerning the automated red light camera enforcement system. (20 minutes)
 - 2C. The City Council shall convene into executive session pursuant to the Texas Government Code, §551.074 (Personnel) to deliberate on the evaluation and duties of the City Attorney. (30 minutes)
(THIS ITEM WILL BE DISCUSSED FOLLOWING THE REGULAR PORTION OF THE MEETING)
3. **WORK SESSION (6:30 P.M.)**
 - 3A. Update on 84th Texas Legislative Session. (15 minutes)
 - 3B. Discuss proposed ordinance to amend regulations pertaining to grease traps. (20 minutes)
 - 3C. Discuss amending the Fiscal Year 2014-15 Adopted Operating and Capital Improvements Program Budget. (20 minutes)
4. **DISCUSS CONSENT AGENDA ITEMS**

CONVENE INTO THE COUNCIL CHAMBERS (7:30 P.M.)*

INVOCATION

PLEDGE OF ALLEGIANCE

TEXAS PLEDGE OF ALLEGIANCE

Honor the Texas Flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.

5. PRESENTATIONS AND PROCLAMATIONS

- 5A.** Proclamation recognizing National Library Week, April 12-18, 2015
- 5B.** Presentation of 2014 Achievement of Library Excellence Award from Texas Municipal Library Directors Association.
- 5C.** Proclamation recognizing National Public Safety Telecommunicators Week as April 12-18, 2015.
- 5D.** Proclamation recognizing the month of April as National Organ Donor Awareness Month.
- 5E.** Update from the City Council and Management: Financial Position, Major Projects, Operational Issues, Upcoming Dates of Interest and Items of Community Interest.

6. CITIZENS' INPUT

At this time, three-minute comments will be taken from the audience on any topic. To address the Council, please submit a fully-completed request card to the City Secretary prior to the beginning of the Citizens' Input portion of the Council meeting. No action can be taken by the Council during Citizens' Input.

7. CONSENT AGENDA

The following may be acted upon in one motion. A City Councilmember or a citizen may request items be removed from the Consent Agenda for individual consideration.

- 7A.** Consider action to approve minutes from the March 17, 2015, City Council Regular Meeting, March 27, 2015, Special Meeting, and March 31, 2015 Work Session.
- 7B.** Consider action to approve a resolution approving a bankruptcy trustee sale of real property on which delinquent ad valorem taxes are owed and accepting a compromised amount in satisfaction of the tax indebtedness for property at 6802 and 6804 Scenic Road, Rowlett, Texas.
- 7C.** Consider action to approve a resolution accepting the bid of and awarding a contract to U.S. Bancorp Government Leasing and Finance, Incorporated in the amount of \$1,988,307.70, utilizing an interest rate of 2.01 percent for the ten year lease-purchase financing of one new E-One Aerial Fire Truck, one new Fire Pumper Truck, the refurbishment of our 2006 Engine/Pumper, and the

refurbishment of our 2004 Ladder (Quint) Fire Truck for Fire Rescue and authorizing the City Manager, after City Attorney approval, to execute the necessary documents for said purchase.

- 7D.** Consider action to approve a resolution accepting the bid of and awarding a contract to LKG Resources LLC in the amount of \$156,440.00 for the base bid plus ten percent (10%) contingency in the amount of \$15,644.00, and up to \$5,000.00 for an early completion bonus, resulting in a total project amount of \$177,084.00 for the 12-Inch Water Main along PGBT from Miller Heights Drive to Rowlett High School Project and authorizing the Mayor to execute the necessary documents.
- 7E.** Consider action to approve a resolution exercising the third of four one-year renewal options for Section II mowing services to Carruthers Landscape Management in the unit amounts bid with an estimated annual amount of \$104,945 for the Parks and Recreation Department.
- 7F.** Consider action to approve a resolution exercising the fourth of four one-year renewal options for Section IV mowing services to The Teter Group, Incorporated in the unit amounts bid with an estimated annual amount of \$120,831.80 and Change Order #1 for Katy Park in the amount of \$5,204.40 for an annual estimate of \$126,036.20 for the Parks and Recreation Department.
- 7G.** Consider action to approve a resolution exercising the first of three one-year renewal options for continuation of Bank Depository and Merchant Card Services to American National Bank and authorize the City Manager to enter into an extension of services agreement after City Attorney approval.
- 7H.** Consider action to approve a Resolution approving an Alternative Landscape Plan for Usuga Medical located at 8100 Lakeview Parkway further described as being 1.87 acres of land located in the James Saunders Survey, Abstract No. 1424, City of Rowlett, Dallas County, Texas (DP15-767).
- 7I.** Consider a resolution authorizing final acceptance of a utility easement associated with 2201 Lakeview Parkway, being further described as Lot 1R, Block A, Home Depot Addition, City of Rowlett, Dallas County, Texas.
- 7J.** Consider action to approve a resolution accepting the bid of and awarding a contract to Tri-Con Services in the amount of \$1,520,000.00 for the total base bid plus ten percent (10%) contingency in the amount \$152,000.00 and up to \$15,000.00 for the early completion bonus, resulting in a total project amount of \$ 1,687,000.00 for the Big A 20-Inch Water Transmission Project and authorize the Mayor to execute the necessary documents for said services.
- 7K.** Consider action to approve awarding a contract to Fuquay, Inc. for the Sanitary Sewer Manhole Rehabilitation Project Phase 3 (SS2088) in the amount of \$500,000.00, through the interlocal purchasing agreement with Texas Local Government Purchasing Cooperative (BuyBoard) and authorizing the Mayor to execute the Standard Public Works Construction Contract for said service.

8. ITEMS FOR INDIVIDUAL CONSIDERATION

- 8A.** Conduct a public hearing and consider action to approve a Special Use Permit to allow an accessory structure and carport to exceed the size, side yard setback, height and architectural integration requirements for property located at 3802 Hidden Valley Circle. (SUP15-760).
- 8B.** Conduct a public hearing and consider an ordinance approving Major Warrants related to the following Form Based Code standards: lighting, residential building types, ceiling height, flex-space, building materials (including signage), stairwell treatment, and continuous building frontage for property located at 3900 and 3908 Main Street.
- 8C.** Conduct a public hearing and consider action to adopt an ordinance creating the Tax Increment Reinvestment Zone Number Two, City of Rowlett, Texas.
- 8D.** Consider action to approve a resolution appointing a Board of Directors of the Tax Increment Reinvestment Zone Number Two, City of Rowlett, Texas.
- 8E.** Conduct a public hearing and consider an ordinance imposing Form Based Code zoning with New Neighborhood, Urban Village, and Commercial Center/Special District subdistrict zoning for the Elgin B. Robertson property.

TAKE ANY NECESSARY OR APPROPRIATE ACTION ON CLOSED/EXECUTIVE SESSION MATTERS

9. ADJOURNMENT

Laura Hallmark

Laura Hallmark, City Secretary

I certify that the above notice of meeting was posted on the bulletin boards located inside and outside the doors of the Municipal Center, 4000 Main Street, Rowlett, Texas, as well as on the City's website (www.rowlett.com) on the 3rd day of April 2015, by 5:00 p.m.