

The City Council of the City of Garland, Texas convened in regular session at 7:00 p.m. on Tuesday, April 15, 2014, in the Council Chambers at City Hall with the following members present:

Mayor	Douglas Athas
Mayor Pro Tem	Lori Barnett Dodson
Council Member	Anita Goebel
Council Member	Stephen Stanley
Council Member	B.J. Williams
Council Member	John Willis
Council Member	Scott LeMay
Council Member	Jim Cahill

MEMBERS ABSENT: Council Member Marvin ‘Tim’ Campbell

STAFF PRESENT:	City Manager	William E. Dollar
	City Attorney	Brad Neighbor
	City Secretary	Lisa Palomba

CALL TO ORDER: The meeting was called to order by Mayor Douglas Athas. District 2 Council Member Anita Goebel led the Invocation. A flag ceremony was conducted and the Pledge of Allegiance was led by members of Boy Scout Troop 100.

CEREMONIALS: Mayor Athas invited David Vines and Michael Norton to the podium. Citizens Environmental and Neighborhood Advisory Committee members honored both gentlemen with its first quarter 2014 award for their expertise, experience and continued enthusiasm to Garland’s compost program and members of the City Council recognized David Vines and Michael Norton for their dedication and commitment to the betterment of Garland.

ANNOUNCEMENTS: Mayor Athas commented on the following: (1) An urban community garden was created on City-owned property located near the intersection of Brand and Naaman School Rd. Contact [lovinggarlandgreen.org](http://lovinggarlandgreen.org) for additional information. This is a great opportunity to learn about composting and starting an urban garden. (2) Mayor’s Evening Out will be held on Thursday, April 24, 2014 from 5 to 7 p.m. at the Walnut Creek Branch Library, 3319 Edgewood Drive. (3) Due to limited water supplies, Stage 3 winter watering schedule will be extended through the month of April. Irrigation of landscape with hose-end sprinklers or automatic irrigations systems will be limited to one day every other week. Visit [garlandwater.com](http://garlandwater.com) for additional information. (4) Applications for 2014-2015 Garland Youth Council are now available. (5) Council Member Willis announced U.S. Secretary of

the Department of Transportation Anthony Foxx will hold a press conference on Friday, April 18, 2014 at 10:00 a.m. at the former Target site located at Centerville Road and IH-635. Secretary Foxx will discuss the status of the IH-635 East Project.

CONSENT AGENDA: All items marked with asterisks (\*\*) on the Consent Agenda were voted on in a single motion at the beginning of the meeting. Mayor Athas read all Consent Agenda items into the record. A motion was made by Council Member Goebel, seconded by Council Member Stanley, to approve Items: 1; 2a; 2b; 2c; 2d; 2e; 2f; 2g; 3; 4; 5; 6; 7; 8 and 9. A vote was cast and the motion carried with 8 Ayes; 0 Nays (Campbell, absent).

1. APPROVED\*\* City Council minutes of the April 1, 2014 Regular Meeting.

2a. APPROVED\*\* Award of Bid No. 4295-14 in the amount of \$100,760.38 to Craftco Texas, Inc.; \$377,145 to Kirby-Smith Machinery, Inc. and \$166,032.50 to Freightliner of Austin for a total award of \$643,937.88 for the purchase of two crack seal machines, one asphalt paver, and one asphalt distributor to be used by the Street Department in their daily operations.

2b. APPROVED\*\* Award of Bid No. 4307-14 in the amount of \$270,800 to R-Delta Engineers to provide professional engineering and design services for various GP&L projects associated with the structure reconstruction from Olinger to Wylie Switchyard including preliminary design and dead end structures.

2c. APPROVED\*\* Award of Bid No. 4317-14 in the amount of \$149,954.25 to EST Group for the purchase of a flash storage array for the City's Storage Area Network (SAN).

2d. APPROVED\*\* Award of Bid No. 4208-14 in the amount of \$300,000 to Brandon and Clark for a contract to facilitate repairs on electric motors at the wastewater treatment plants on an as needed basis.

2e. APPROVED\*\* Award of Bid No. 43-14 in the amount of \$9,032,224 to Hill & Wilkinson General Contractors for a Guaranteed Maximum Price for Construction Manager at Risk Services for City Hall renovations as evaluated in original City Center Project Bid No. 3891-13.

2f. APPROVED\*\* Award of Bid No. 4315-14 in the amount of \$2,760,203 to Hill & Wilkinson General Contractors for Construction Manager at Risk Services for the Downtown Street and Drainage

Improvements as evaluated in original City Center Project Bid No. 3891-13.

- 2g. APPROVED\*\* Award of Bid No. 4316-14 in the amount of \$970,999 to Hill & Wilkinson General Contractors for a Guaranteed Maximum Price Contract for Construction Manager at Risk Service for Downtown Redevelopment - Streetscape Improvements along Fifth, Austin, and State Streets as evaluated in original City Center Project Bid No. 3891-13.
3. APPROVED\*\* Ordinance No. 6686 amending the zoning laws of the City of Garland by approving an amendment to the Planned Development (PD) 13-16 for Freeway uses and an amended Detail Plan for Limited Service Hotel on a 2.569-acre tract of land located at 4412, Bass Pro Drive. (Zoning File No. 17-07; Perry Molubhoy)
4. APPROVED\*\* Ordinance No. 6687 amending Chapter 33, "Transportation", of the Code of Ordinances of the City of Garland. Parking restrictions on Eleventh Street between Avenues B and D are changed from the current two-hour designated time limit parking to no stopping, standing, or parking effective from 7 to 9 a.m. and 2 to 4 p.m.
5. APPROVED\*\* Minute action authorizing the City Manager to execute Change Order No. 2 in the amount of \$234,875 with VAI Architects, Inc. for additional architectural design services associated with the City Center Program.
6. APPROVED\*\* Resolution No. 10133 approving the sale of real property, 102 McKinley Drive and 104 McKinley Drive (collectively); authorizing the Mayor to execute deeds conveying the property to Green Extreme Homes CDC.
7. APPROVED\*\* Resolution No. 10134 approving the sale of real property, 2021 Rilla Drive; authorizing the Mayor to execute a deed conveying the property to Green Extreme Homes CDC.
8. APPROVED\*\* Resolution No. 10135 authorizing the City Manager to execute the First Amendment to the Project Specific Agreement for Northwest Drive from Centerville Road to LaPrada. Amendment No. 1 formally establishes the financial responsibilities of the City and Dallas County for the construction effort.
9. APPROVED\*\* Resolution No. 10136 approving and authorizing publication of Notice of Intention to Issue Certificates of Obligations not to exceed a principal amount of \$14.2 million which will fund

various projects in the Capital Improvement Program approved on February 4, 2014.

#### ITEMS FOR INDIVIDUAL CONSIDERATION

##### 10. HELD

Mayor Athas opened the public hearing to hear requests regarding available funding and applications received for the CDBG, HOME, and ESG 2014-2015 budget year. The following persons spoke during the public hearing: Ed Seghers, Jenny Williams and Barbara Burton each representing Hope Clinic; Suzanna Sulstede representing the Senior Source; Jason Carter representing Galaxy Counseling Center; Brian Gaddis representing STARS Camp; Garland Police Lieutenant David Swavey, Patricia Serrano, and Joshua and Jordan Jenkins representing the Police Boxing Gym; Marilynne Serie representing the Achievement Center of Texas; Susan Hennum representing the Counseling Institute of Texas; Sharon Estes representing Community Dental Care; Joann Welk representing both the Salvation Army and Boys and Girls Club; Shamica Lindsey also representing the Boys and Girls Club; and Kevin Lee representing Reinventing Human Capital. Mayor Athas then closed the public hearing. No action was taken.

##### 11a. HELD & DENIED

Director of Planning Anita Russelmann provided background information regarding the application of Cindy Nguyen requesting approval of a Specific Use Permit for a Reception Facility on property zoned Shopping Center (SC) District and a variance to Section 10-200 of the Comprehensive Zoning Ordinance regarding parking requirements. The property is located at 3465 West Walnut Street, Suite 305. (File No. 14-08, District 6)

Mayor Athas opened the public hearing to receive comment. The following persons spoke regarding the request: Tom Heraty, representing the applicant, spoke in favor of the request. Peter Hughes spoke against the request. Mayor Pro Tem Dodson, seconded by Council Member Willis, moved to close the public hearing and to deny the request. A vote was cast and the motion to deny carried with 8 ayes, 0 nays (Campbell, absent).

##### 11b. HELD & APPROVED

Director of Planning Anita Russelmann provided background information regarding the application D.R. Rankin requesting approval of a Detail Plan for a Bank or Financial Institution of property zoned Planned Development (PD) District 02-28 for Shopping Center Uses. The property is located at the northeast corner of North Shiloh Road and Arapaho Road. (File No. 14-10, District 2)

Mayor Athas opened the public hearing to receive comment. The following person spoke in favor of the request: Don Rankin. Council Member LeMay, seconded by Mayor Pro Tem Dodson, moved to approve the request. A vote was cast and the motion carried with 8 ayes, 0 nays (Campbell, absent).

11c. HELD & POSTPONED Director of Planning Anita Russelmann provided background information regarding the application of Jamie Pineda requesting approval of a Specific Use Permit for Contractor Equipment and Storage on property zoned Commercial 2 (C-2) District. The property is located at 200 Rayburn Street. (File No. 14-10, District 2)

Mayor Athas opened the public hearing to receive comment. Applicant Jamie Pineda presented to answer questions from council members. Council Member Goebel, seconded by Mayor Pro Tem Dodson, moved to postpone the request to the May 6, 2014 Regular Meeting. A vote was cast and the motion to postpone carried with 7 ayes, 1 nay (Athas) (Campbell, absent)

12. HELD & POSTPONED Mayor Athas described parliamentary procedure and City policy regarding the possibilities allowing for reconsideration of the request by Apollo Beer and Wine Inc. (Zoning File 14-06), requesting approval of a Specific Use Permit for a convenience store on property zoned Planned Development (PD) District 87-15 for General Business Uses and in the Sh-190 Overlay. The property is located at 7602 North Jupiter Road, Suite 100.

Mayor Athas opened the public hearing to invite comment. Applicant Pinesh Tanna spoke in favor of the request to reconsider his application. Councilman Williams moved to postpone the discussion for reconsideration of the request to the May 6, 2014 Regular Meeting. Council Member Willis seconded the motion. A vote was cast and the motion carried with 8 ayes, 0 nays (Campbell, absent).

13. APPOINTMENT Sharon Carstens name was placed in nomination to serve a two-year term on the Parks and Recreation Advisory Board. A vote was cast and the motion carried with 8 ayes, 0 nays (Campbell, absent).

14. CITIZEN COMMENTS: Sue Watson and Mary Ann Wickersham both commented regarding consideration for a no-kill animal shelter.

There being no further business to come before the City Council, Mayor Athas adjourned the meeting at 8:38 p.m.

CITY OF GARLAND, TEXAS

Douglas Athas, Mayor

ATTEST:

Lisa Palomba, City Secretary