

The City Council of the City of Garland convened in regular session at 7:00 p.m. on Tuesday, July 15, 2014, in the Goldie Locke Room, 217 North Fifth Street, Garland, Texas, with the following members present:

Mayor	Douglas Athas
Mayor Pro Tem	Jim Cahill
Deputy Mayor Pro Tem	Marvin 'Tim' Campbell
Council Member	Anita Goebel
Council Member	Stephen Stanley
Council Member	B. J. Williams
Council Member	Billy Mack Williams
Council Member	Lori Barnett Dodson
Council Member	Scott LeMay

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

CALL TO ORDER: Mayor Athas called the meeting to order. Council Member LeMay led the Invocation and the Pledge of Allegiance.

RECOGNITIONS: Mayor Athas recognized Parks and Recreation staff members celebrating the 30<sup>th</sup> Anniversary of Surf and Swim Day.

ANNOUNCEMENTS: 1) Due to increased mosquito activity, the City will dispatch spray trucks to various neighborhoods when increased mosquito counts are reported. A spray map is available on the City's website, GarlandTx.gov click on the "Mosquito Information" link; 2) Due to drought conditions; Garland is under the Stage 3 watering schedule. This schedule limits residential lawn irrigation to one day every other week based on the recycling pick-up schedule. Hand watering or soaker hoses may be used as needed. No sprinkler use is permitted between 10 a.m. and 6 p.m.; and 3) Mayor Pro Tem Jim Cahill announced his appointments to the Garland Economic Development Partnership: Council Member Goebel and Council Member LeMay.

CONSENT AGENDA: All items marked with asterisks (\*\*) on the consent agenda were voted on at the beginning of the meeting. Mayor Athas noted a correction on the minutes. A motion was made by Council Member LeMay, seconded by Council Member Dodson, to approve item: 1 as amended; 2a; 2b; 2c; 3a; 3b; 3c; 4; 5; and 6. A vote was cast and the motion carried with 9 ayes, 0 nays.

1. APPROVED\*\* Minutes of the July 1, 2014 Regular Meeting as amended.
- 2a. APPROVED\*\* Bid No. 4344-14 to ABB, Inc. in the amount of \$4,560,800.00 with and optional contingency of \$456,080.00 for a total award of \$5,016,880.00 for the purchase of two 345kV 50-100 MVAR Variable Shunt Reactors for the Gibbons Creek Substation as part of the TMPA Gibbons Creek Reactive Support Capital Improvement Project.
- 2b. APPROVED\*\* Bid No. 4458-14 to Lyon Construction, Inc. in the amount of \$100,000.00 for the construction of a single family home to be located at 2308 Huskey Drive as part of the Home Infill Project.
- 2c. APPROVED\*\* Bid No. 4459-14 to Lyon Construction, Inc. in the amount of \$100,000.00 for the construction of a single family home to be located at 2928 Larry Drive as part of the Home Infill Project.
- 3a. APPROVED\*\* Ordinance No. 6711 amending the zoning laws of the City of Garland by approving a change of zoning from Planned Development District 84-50 for Single Family Uses to a Planned Development District for Limited General Business Uses and a Specific Use Permit for an Antenna Commercial Type 2 on a 3.5 acre tract of land located at 5134 Northwest Highway. (Zoning File No. 14-18, Zone Systems, Inc.)
- 3b. APPROVED\*\* Ordinance No. 6712 amending the zoning laws of the City of Garland by approving a Specific Use Permit for an Antenna Commercial Type 2 on a 0.012-acre tract of land located at 2441 West Walnut Street. (Zoning File No. 14-21, Zone Systems, Inc.)
- 3c. APPROVED\*\* Ordinance No. 6713 amending the zoning laws of the City of Garland by approving a change of zoning from General Business District and Single Family District to a Planned Development District for Central Area 2 Uses and Concept Plans for Mixed-Uses on a 4.64-acre tract of land located at 111 and 217 South Garland Avenue, and 1413 Rodando Drive. (Zoning File No. 14-23, West Pioneer Management)
4. APPROVED\*\* Resolution No. 10154 authorizing the City Manager to execute a project specific agreement with Dallas County concerning matching funds for the development of Winters Park/Spring Creek Greenbelt Trail.

5. APPROVED\*\* Minute action authorizing the City Manager to execute Change Order No. 2 in the amount of \$97,303.14 with Cooper Concrete Company for a 5.5% Producer Price Index related increase.
6. APPROVED\*\* Minute action authorizing the City Manager to execute an engagement letter with Weaver Tidwell for external auditing services. Weaver Tidwell will perform an independent audit of the City for the fiscal year ended September 20, 2014.

#### ITEMS FOR INDIVIDUAL CONSIDERATION

7. APPROVED Assistant City Manager Bryan Bradford provided information related to recommendations made by the Ad Hoc Street-Improvement Committee to increase the property tax rate by 2-cents to provide funding to improve street conditions and the requirement for public hearings and specific public notices as well as inclusion for consideration in the 2014-2015 proposed budget.
- Mayor Athas opened the public hearing for comment. No one spoke. Mayor Athas closed the public hearing.
- Deputy Mayor Pro Tem Campbell made a motion, seconded by Council Member B.J. Williams, to approve including a tax rate increase for consideration in the 2014-2015 proposed budget. A vote was cast and the motion carried with 7 ayes, 2 nays (Athas, Goebel).
- 8a. APPROVED Mayor Athas recused himself from Item 8a. Mayor Pro tem Cahill presided. Director of Planning Anita Russelmann provided background information regarding the application of Vincent Gerard & Associates requesting approval of a Specific Use Permit for an Antenna, Commercial Type 2 on property zoned Agriculture District within the SH-190 Overlay District. The property is located at 1880 Holford Road. (File 14-24, District)
- Mayor Pro Tem Cahill opened the public hearing. The following person spoke in favor of the application: Vincent G. Huebinger representing the applicant. No one else spoke. Mayor Pro Tem Cahill closed the public hearing.

Council Member LeMay made a motion, seconded by Deputy Mayor Pro Tem Campbell, to approve the application and directed staff to bring forth an ordinance for formal approval. A vote was cast and the motion carried with 8 ayes, 0 nays (Athas, recused).

Mayor Athas returned to the Dais to preside.

8b. APPROVED

Director of Planning Anita Russelmann provided background information regarding the application of CEI Engineering Associates, Inc. requesting approval of 1) an amendment of Planned Development District 10-06 for Freeway Uses, 2) an amendment of the Concept Plan, and 3) a Detail Plan for a Restaurant with Drive-Through. The property is located east of 150 Town Center Boulevard. (File No. 14-25, District 1)

Mayor Athas opened the public hearing for comment. The following persons spoke in favor of the application: John McKay, Andrew Yeoh and Lee Lutz. No one else spoke. Mayor Athas closed the public hearing.

Deputy Mayor Pro Tem Campbell, seconded by Council Member Goebel, moved to approve the application and directed staff to bring forth a formal ordinance for approval. A vote was cast and the motion carried with 9 ayes, 0 nays.

8c. APPROVED

Director of Planning Anita Russelmann provided background information regarding the application of Oaks at Firewheel, LP, Inc. requesting approval of an amendment to Planned Development District 09-28 for Single Family Uses regarding the maximum allowable square footage on the second floor for Lots 8, 11,15,18, 19, and 21, Block 2. The property is located south of Campbell Road and west of Brand Road (Oaks at Firewheel). (File No. 14-26, District 1)

Mayor Athas opened the public hearing to allow comment. The following persons spoke in favor of the application: Applicant David Dellinger. No one else spoke. Mayor Athas closed the public hearing.

Deputy Mayor Pro Tem Campbell, seconded by Council Member Stanley, moved to approve the application and directed staff to bring forth an ordinance for formal consideration at a future meeting. A vote was cast and the motion carried with 9 ayes, 0 nays.

9. COMMENTS: The following persons spoke regarding the animal welfare concerns: Mary Ann Wickersham and Lee Lutz. Joy Brady spoke regarding her experience with Firewheel Mall in attempting to register persons to vote during the Firewheel Family Fourth Event.

There being no further business to come before the City Council, Mayor Athas adjourned the meeting at 8:02 p.m.

**CITY OF GARLAND**

Signed:

Douglas Athas, Mayor

ATTEST:

Lisa Palomba, City Secretary