

The City Council of the City of Garland, Texas convened in regular session at 7:00 PM on Tuesday, September 18, 2012, in the Council Chambers at City Hall with the following members present:

Mayor	Ronald E. Jones
Mayor Pro Tem	John Willis
Deputy Mayor Pro Tem	Preston Edwards
Councilmember	Marvin 'Tim' Campbell
Councilmember	Anita Goebel
Councilmember	B.J. Williams
Councilmember	Lori Barnett Dodson
Councilmember	Rick Williams
Councilmember	Jim Cahill

STAFF PRESENT:

City Manager	William E. Dollar
City Attorney	Brad Neighbor
Interim City Secretary	Elaine Simpson
Recording Secretary	Yvonne Naser

CALL TO ORDER: The meeting was called to order by Mayor Ronald E. Jones. Councilmember Dodson led the invocation and the pledge of allegiance.

CEREMONIAL: Mayor Jones introduced the Garland Youth Council Members.

Proclamation: *Texting and Driving – 'It Can Wait'.*

CONSENT AGENDA: All items marked with asterisks (**) on the Consent Agenda were voted on at the beginning of the meeting. Motion was made by Councilmember Dodson, seconded by Councilman Rick Williams to approve items: 1, 2a, 2b, 2c, 2d, 2e, 2f, 3a, 3b, 4, 5, 6, 7 and 8, as presented. Motion carried unanimously with 9 Ayes; 0 Nays; and 0 Abstentions.

CONSENT AGENDA

1. Approved** Consider approval of the minutes of the August 30, 2012 Special Meeting and September 4, 2012 Regular Meeting.

2. a. Approved** Bid No. 3017-12; for all parts and labor necessary to repair Ray Olinger Unit No. 3 Generator awarded to Toshiba in the amount of \$733,200, and to HPI in the amount of \$116,306, with contingency amount of \$71,123.40 for total amount of \$920,629.40.

2.b. Approved** Bid No. 3018-12; Ray Olinger Unit No. 3 Turbine Maintenance to provide all labor and equipment necessary for the Ray Olinger Unit No. 3 Turbine major maintenance project awarded to HPI for \$463,589.00 with contingency amount of \$69,538.35 for total amount of \$533,127.35.

2.c. Approved** Bid No. 3019-12 for Parts for Ray Olinger Unit No. 3 Turbine Maintenance Project.

Mechanical Dynamics	\$50,030.00
Technical Hardfacing	\$19,300.00
Fajon Machining	\$12,770.00
Alin Machining	\$7,285.00
Contingency	\$18,500.00
TOTAL	\$107,885.00

2.d. Approved** Bid No. 3048-12 - Old Wylie Switchyard Improvements to provide labor, equipment, and materials required to perform site improvements at the Old Wylie Switchyard awarded to Bass Site Solutions in amount of \$333,419.40 with contingency amount of \$35,000 for total of \$368,419.40.

- 2.e. Approved** Bid No. 3089-12 – Aggregates awarded to DFW Materials In the amount of \$132,700.00 for purchase of sandy loam and grade 6 rock for the rehabilitation, reconstruction, and maintenance of street and alley pavement.
- 2.f. Approved** Bid No. 3111-12 – awarded to Sam Pack’s Five Star Ford in the amount of \$114,830.26 for the purchase of two cutaway vans with service bodies for Garland Power & Light for use in daily operations.
- 3.a. Approved** Consider Ordinance #6570 amending the zoning laws of the City of Garland by approving a Specific Use Permit for Child Care Center on a 4.65-acre tract of land zoned Planned Development District (PD 78-87) for Retail Uses located at 2121 Northwest Highway, Suites 116 and 117. (Zoning File 12-38, Tiffany Enriquez; applicant)
- 3.b. Approved** Consider Ordinance #6571 amending the zoning laws of the City of Garland by approving a Specific Use Permit for Child Care Center on a 4.42-acre tract of land zoned Agriculture District located at 7502 North Garland Avenue. (Zoning File No. 12-39, Cornerstone United Methodist Church)
4. Approved** Consider Resolution #10071 abandoning, releasing, and quitclaiming a certain utility easement, abandoning an existing utility easement in an effort to help Garland Independent School District facilitate the expansion of South Garland High School.
5. Approved** Consider Resolution #10072 authorizing the Mayor to execute four easement agreements with Dallas Area Rapid Transit for grading, drainage, and fencing improvements in relation to the

Blueline Light Rail extension from the Downtown Garland Station to the Garland city limits. to allow the encroachment by DART onto four parcels of City-owned land in exchange for architectural enhancements to the DART bridge over the Kansas City Railway near the Downtown Garland Station and the enhancements to the Rainbow Estates neighborhood screening wall along the DART line extension.

6. Approved**

Consider Ordinance #6572 approving and authorizing the issuance of commercial paper notes, in an aggregate principal amount at any one time outstanding not to exceed \$135,000,000 to provide interim financing to pay project costs for eligible projects and to refund obligations issued in connection with an eligible project; authorizing such short term obligations to be issued, sold and delivered in various forms, including commercial paper notes and a bank note, and prescribing the terms, features and characteristics of such instruments; approving and authorizing certain authorized officers and employees of the City to act on behalf of the City in the selling and delivery of such short term obligations, within the limitations and procedures specified herein; making certain covenants and agreements in connection therewith; providing for the payment of the commercial paper notes and a loan note; resolving other matters incident and related to the issuance, sale, security and delivery of commercial paper notes, including the approval of an issuing and paying agent agreement, a reimbursement agreement and a dealer agreement; approving the use of an offering memorandum in connection with the sale from time to time of such short term obligations.

7. Approved**

Consider Resolution # 10073 authorizing the City Manager to execute a Master Agreement with Dallas County for Major Capital Improvement Program Projects for joint participation on Major Capital Improvement Program (MCIP) projects to replace agreement that expired in July 2012. This will

establish the governing and general financial responsibilities for each agency with respect to MCIP projects.

8. Approved **

Consider Resolution #10074 appointing Lisa C. Palomba as City Secretary pursuant to Article IV, Section 5 of the City Charter.

ITEMS FOR INDIVIDUAL CONSIDERATION

9. Held & Approved

Hold a public hearing and consider the application of GTE Southwest, Inc. d/b/a Verizon Southwest requesting approval of 1) a Planned Development (PD) District to allow Antenna, Commercial Type 2 by Specific Use Permit only and 2) a Specific Use Permit for Antenna, Commercial Type 2 on property zoned Office 1 (O-1) District. The property is located at 3618 North Garland Avenue. File No. #Z 12-40 (Council District #8 – Council Member Jim Cahill) for an existing cell tower for Verizon Southwest. At the August 27, 2012 meeting, the Plan Commission (by a 9 to 0 vote) recommended approval of the Specific Use Permit for a period of 25 years tied to GTE Southwest, Inc. d/b/a Verizon Southwest as recommended by staff.

Addressing this item was Neil Montgomery, Senior Managing Director of Development Services.

Mayor Jones opened the public hearing at 7:11 pm.

Randal Browne, for Verizon, indicated he was available for questions. Council had no questions.

Councilman Cahill made a motion, seconded by Councilmember Dodson, to close the public hearing at 7:12 p.m. and to approve the item, as requested and as recommended by staff and the Plan Commission, to approve of 1) a Planned Development (PD) District to allow

Antenna, Commercial Type 2 by Specific Use Permit only and
2) a Specific Use Permit for Antenna, Commercial Type 2 on
property zoned Office 1 (O-1) District on property located at
3618 North Garland Avenue.

Motion carried unanimously by a vote of 9 Ayes; 0
Nays; 0 Abstentions.

10. Citizen comments.

No citizen spoke.

There being no further business to come before the City Council, Mayor Jones adjourned the
meeting at 7:13 p.m.

CITY OF GARLAND

Signed:

Mayor Ronald E. Jones

Attest:

Elaine Simpson, Interim City Secretary