

**WORK SESSION MEETING OF THE IRVING CITY COUNCIL
MEETING MINUTES
August 5, 2015**

The Irving City Council met in work session August 5, 2015 at approximately 1:04 p.m. The following members were present/absent:

Attendee Name	Organization	Title	Status	Arrived
Beth Van Duyne	Irving City Council	Mayor	Present	
John C. Danish	Irving City Council	Councilman	Present	
Allan Meagher	Irving City Council	Councilman	Present	
Dennis Webb	Irving City Council	Councilman	Present	
Phil Riddle	Irving City Council	Councilman	Present	
Oscar Ward	Irving City Council	Councilman	Present	
Brad M. LaMorgese	Irving City Council	Councilman	Present	
Gerald Farris	Irving City Council	Councilman	Present	
Wm David Palmer	Irving City Council	Councilman	Present	

DISCUSSION TOPIC

1 City Operations Update

Ryan Adams, Assistant to the City Manager, provided an update on the blood donation drive that the City is in competition with against Grand Prairie.

2 Review of Regular Agenda

CONSENT AGENDA

12 Resolution -- Authorizing Funding to Bracewell & Giuliani LLP in the Amount of \$200,000.00 For Legal Services in Connection with the Entertainment Venue

Councilman Ward asked for the fund balance of the Entertainment Venue Fund.

17 Resolution -- Approving First Amendment to the Lease Agreement for Satellite Office Space

Doug Janeway, Chief Development Officer, confirmed that this is an extension of an existing lease.

18 Resolution -- Authorizing the Taking of Bids for the Sale of Land Banked Property Located at 400 South MacArthur Boulevard

Doug Janeway, Chief Development Officer, described the process required to sell land banked property. He noted this is the first step of a two-step process.

25 Ordinance -- Approving a Sales Contract Between the City of Irving and David and Carla Davis for the Sale of Property Located at 403 S. Britain Street in the Amount of \$220,000.00 and Authorizing the Mayor to Execute a Special Warranty Deed Upon Receipt of the Consideration for the Grant, Sale, and Conveyance of the Property

Doug Janeway, Chief Development Officer, confirmed that the DCAD value of the property is \$456,850.

- 26** Ordinance -- Authorizing the Abandonment of a Portion of Ranch Trail (Hackberry Road) Right of Way

Doug Janeway, Chief Development Officer, described the orphan piece of property created when Hackberry Road was realigned to accommodate upcoming development.

ZONING CASES AND COMPANION ITEMS

- 27** Ordinance -- Zoning Case #ZC15-0022 - Amending the Comprehensive Plan to Change the Recommended Land Use from "Low Density Residential" to "Commercial", and Granting S-P-1 (Detailed Site Plan) for Mini-warehouse Uses - Approximately 4.07 Acres Located at the Northeast Corner of Esters Boulevard and Cabell Road - Hines Interests, Applicant - Park Side Land West, L.P., Owner

Ken Bloom, Urban Development Manager, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission.

- 28** Ordinance -- Zoning Case #ZC15-0028 - Granting S-P-1 (Detailed Site Plan) for R-AB (Restaurant with the Attendant Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption), Hotel and Related Uses - Approximately 3.54 Acres Located at 4940 Regent Boulevard - DFW Resorts, LLC., Applicant/Owner (Postponed at the July 2, 2015 City Council Meeting)

Ken Bloom, Urban Development Manager, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission. He noted that the opposition represents 52.05% of the land within 200 feet of the subject property. Since this exceeds 20%, per state law a ¾- vote is required to approve this case.

- 29** Ordinance -- Zoning Case #ZC15-0029 - Granting PUD (Planned Unit Development) for S-P-1 (Detailed Site Plan) for R-AB (Restaurant With the Attendant Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption) Uses - Approximately 1.14 Acres Located at 6741 N. MacArthur Boulevard - WFM Beverage Corporation, Applicant - LG MacArthur 161, LLC., Owner

Ken Bloom, Urban Development Manager, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission.

- 30** Ordinance -- Zoning Case #ZC15-0043 - Granting S-P-2 (Generalized Site Plan) for C-OU-2 (Commercial Outdoor) Uses - Approximately 6.5 Acres Located at 1500 E. Airport Freeway - Multatech, Applicant - Bankston Nissan of Irving, Owner

Ken Bloom, Urban Development Manager, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission.

EXECUTIVE SESSION

Council convened into executive session pursuant to Section 551.071, and Section 551.087 of the Texas Local Government Code at approximately 1:39 p.m.

- 3 Legal Advice - City of Irving, Texas v. Constance Mbanusi, Jay M. Nfonoyim, FOG Properties, L.L.C., Michael C. Gbodjor, U.S. Bank National Association, Nick Hockman, and Jim Drive, LLC
Open Meetings Act § 551.071
- 4 Economic Development and Legal Advice - ARK Group of Irving, Inc.
Open Meetings Act § 551.087 and § 551.071
- 5 Economic Development and Legal Advice - Convention Center Hotel Update
Open Meetings Act § 551.087 and § 551.071

Council reconvened from executive session at approximately 3:21 p.m.

Council adjourned the work session at 3:21 p.m.

Beth Van Duyne, Mayor

ATTEST:

Shanae Jennings, TRMC
City Secretary