

**WORK SESSION MEETING OF THE IRVING CITY COUNCIL
MEETING MINUTES
April 27, 2016**

The Irving City Council met in work session April 27, 2016 at approximately 1:00 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

Brenda Haney, Solid Waste Services Director, presented On the Spot Awards to two Solid Waste employees for going above and beyond while in the field.

A. Construction Update

Casey Tate, CIP Director, provided an update on the major construction projects throughout the city.

B. Texting While Driving Signage

This item was not discussed.

2 Review of Regular Agenda

CONSENT AGENDA

- 5 Resolution -- Approving Third Amendment to the Agreement with Garfield Public Private LLC for Pre-Development Services in Connection with the Planning, Design and Construction of a Headquarters Hotel at the Irving Convention Center

Michael Morrison, Deputy City Manager, described the proposed third amendment to the pre-development agreement with Garfield Public Private LLC (GPP). He noted that this would extend the deadline for GPP to deliver the Final Report, including a capital plan of finance, no later than July 31, 2016, and for the Master Development Agreement and other documents to be negotiated to September 30, 2016.

Ray Garfield with Garfield Public Private LLC (GPP) confirmed that GPP will be presenting the term sheet to the bank board within the next two weeks.

- 9 Resolution -- Approving an Escrow Agreement Between the City of Irving and the Indian American Friendship Council (IAFC) - Texas State Chapter, in the Amount of \$60,000.00, for the Seating Plaza and Tree Donors Dedication Kiosk at the Mahatma Gandhi Memorial Located in Thomas Jefferson Park

Casey Tate, CIP Director, will present this item at tomorrow night's meeting.

- 11 Resolution -- Approving an Agreement with Focused Advocacy LLC in the Estimated Annual Amount of \$146,000.00 for Legislative Consulting Services

- 12 Resolution -- Approving an Agreement with DC Strategic Consulting in the Estimated Annual Amount of \$190,000.00 for Transportation Consulting Services

Jon Weist, Legislative Officer, detailed items 11 and 12 related to legislative consulting services at the state and federal level.

- 17 Resolution -- Approving Rules for the Acceptance of Electronic Bids, Proposals, and Statements of Qualifications

- 18 Ordinance -- Amending Section 16-17 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas, Relating to Formal Contract Procedure - Bid or Proposal Opening Process

Darlene Humphries, Purchasing Manager, described the proposed electronic bidding process related to items 17 and 18.

- 19 Ordinance -- Budget Adjustment #2 to the 2015-16 Fiscal Year Budget

Bret Starr, Budget Administrator, described the proposed budget adjustments from various city funds.

- 20 Ordinance -- First Reading -- Granting a Franchise to Champion Waste Services, LLC, for Solid Waste Collection Services Pursuant to Chapter 33 of the Code of Civil and Criminal Ordinances of the City of Irving, Texas

- 21 Ordinance -- First Reading -- Granting a Franchise to B & B Waste Transit, Inc., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas

- 22 Ordinance -- First Reading -- Granting a Franchise to Community Waste Disposal, L.P., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas

- 23 Ordinance -- First Reading -- Granting a Franchise to Empire Disposal, Ltd., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas

- 24 Ordinance -- First Reading -- Granting a Franchise to Hurricane Waste Systems, LLC, for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas

- 25 Ordinance -- First Reading -- Granting a Franchise to Moore Disposal Inc., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas
- 26 Ordinance -- First Reading -- Granting a Franchise to Progressive Waste Solutions of TX, Inc., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas
- 27 Ordinance -- First Reading -- Granting a Franchise to Republic Waste Services of Texas, Ltd., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas
- 28 Ordinance -- First Reading -- Granting a Franchise to S & H Waste Disposal Services, LLC for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas
- 29 Ordinance -- First Reading -- Granting a Franchise to Waste Management of Texas, Inc., for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas
- 30 Ordinance -- First Reading -- Granting a Franchise to Bubba Tugs Corporation for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas
- 31 Ordinance -- First Reading -- Granting a Franchise to Evergreen Disposal Services of Fort Worth, LLC for Solid Waste Collection Services Pursuant to Chapter 33 of The Code of Civil and Criminal Ordinances of the City of Irving, Texas

Brenda Haney, Solid Waste Services Director, confirmed that only one commercial waste hauler may access the city's landfill through a bidded contract.

ZONING CASES AND COMPANION ITEMS

- 32 Ordinance -- DVP15-0006 - Amending Planned Unit Development No. 2 (PUD 2) to Add Transit Oriented Development (TOD) Uses to the Allowable Uses Within the Subject Property and to Provide a Concept Plan - Approximately 110 Acres Located East of MacArthur Boulevard, West of State Highway 114, and Along Hidden Ridge, Meadow Creek, and Green Park Drive - Verizon, Owner/Applicant (Postponed from December 10, 2015, and January 14, February 4, March 17, and April 14, 2016)

Steve Reed, Planning & Development Director, presented the applicant's request, noting staff has worked with the applicant on the phasing structure of the concept plan and recommends approval.

Council and staff had a lengthy discussion on the applicant's request. Points discussed included the applicant's request for mid-rise and high-rise apartment units and the required minimum of 750,000 sq. ft. of new office space and

60,000 sq. ft. of new retail space to be completed or substantially under construction prior to the issuance of any certificates of occupancy for any multifamily uses.

Mayor Van Dyne noted her concern with the high-rise and mid-rise apartment unit requirements. Mr. Reed stated he will speak with the applicant about the construction timing.

Jim Tousignant with Verizon clarified the developer's intentions to construct the first phase of office space, after commitment from a tenant before the apartment units begin construction. He also confirmed that 60,000 sq. ft. of retail will also be underway before the residential phase as well.

Kuruvilla Oommen, City Attorney, confirmed that a note can be added to the concept plan that a Certificate of Occupancy will not be issued to mid-rise apartment units until the high-rise units have been constructed if that is the desire of the Council.

3 Greater Irving-Las Colinas Chamber of Commerce Quarterly Update

Beth Bowman, President/CEO of the Greater Irving-Las Colinas Chamber of Commerce presented a quarterly update of the economic development results due to the city and chamber partnership. The activities resulted in 48 new projects since Oct. 1, 2015, including the recruitment of McKesson and Pabst Brewing Company. She noted Irving has an 87.2% office/retail occupancy and the unemployment rate is 3.5%. Ms. Bowman also detailed prospective projects, strategic alliances with other entities and small business development.

4 Update on Technical Advisory Committee for TEXNET

Chris Hillman, City Manager, presented an overview of the TexNet Technical Advisory Committee's responsibilities and funding and described the first meeting which outlined the expectations of the group.

5 Twin Wells Golf Course Review

Joe Moses, Assistant Director of Parks & Recreation, updated the Council on the Twin Wells Golf Course improvement progress. He outlined the public input received at meetings and through surveys, the project timeline, consultant options and asked Council for direction on how to proceed.

It was the consensus of the Council to move forward with staff's recommendation of Option 2 which includes new irrigation and pump, resurfaced greens, cart path and tee improvements.

Council took a short recess at approximately 4:10 p.m.

Council reconvened from recess at approximately 4:28 p.m.

EXECUTIVE SESSION

Council convened into executive session pursuant to Section 551.071 and Section 551.087 of the Texas Local Government Code at approximately 4:28 p.m.

- 6 Legal Advice - Glover McMillan V. City of Irving
Open Meetings Act § 551.071
- 7 Economic Development Negotiations - Verizon Communications, Inc.
Open Meetings Act § 551.087
- 8 Economic Development Negotiations - Open Meetings Act § 551.087
 - A. Project Horseshoe
 - B. Project Q
 - C. Project CW
 - D. Project Galaxy
 - E. Project Feather

Council reconvened from executive session at approximately 5:28 p.m.

Council adjourned the work session at 5:28 p.m.

Beth Van Duyne, Mayor

ATTEST:

Shanae Jennings, TRMC
City Secretary