

MINUTES
Irving City Council Work Session
Wednesday, October 2, 2019 at 1:00 PM
City Hall, First Floor, Council Conference Room
825 W. Irving Blvd., Irving, Texas 75060

The Irving City Council met in work session on October 2, 2019 at approximately 1:00 p.m. The following members were present/absent:

Attendee Name	Organization	Title	Status	Arrived
Mayor Rick Stopfer	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	
J. Oscar Ward	Irving City Council	Councilman	Present	
Al Zapanta	Irving City Council	Councilman	Present	
Kyle Taylor	Irving City Council	Councilman	Present	
Wm David Palmer	Irving City Council	Councilman	Present	

DISCUSSION TOPIC

1 City Operations Update

Billy Wicker, Larry Autry, and Brad Watson with TXU presented the City of Irving the 2019 TXU Energy Leadership Award in Engagement. Ramiro Lopez, Assistant City Manager, recognized Dan Vedral, Traffic & Transportation Director; Melissa Baker, Public Works Administration Manager; and Emily Asbury, Environmental Programs Coordinator for leading the conservation engagement program for the city.

Mayor Stopfer presented a proclamation to the Police Department for Domestic Violence Month. Jeff Spivey, Police Chief, announced the Illuminate Irving event which will be held on October 15, 2019.

Citizens' Comments per HB 2410 - Citizens speaking on items listed on the agenda:
 John Dempsey, 625 W. Adams, Chicago, IL - Works Session Item No. 3
 Ronald K Smith, 14800 Quorum Dr. #800, Dallas, TX - Item 21
 R. J. Klinkhammer, Airport Freeway, Irving, TX - Item 23
 Megan Silva, 8144 Walnut Hill, Dallas, TX - Item 23

2 Review of Regular Agenda

CONSENT AGENDA

4 Resolution -- Approving the Use of the Dallas County Election Department Voting Tabulation Systems and Services to be Used in All Joint and Special Elections Conducted by Dallas County on Behalf of the City of Irving

Shanae Jennings, City Secretary, confirmed that Dallas County will still provide a canvass tabulating the voting results.

- 6** Resolution -- Approving Amendment No. 2 to the Household Hazardous Waste Interlocal Agreement Between Dallas County and City of Irving to Provide a Program in Which Residents Can Properly Dispose of Household Chemicals, in the Amount Not to Exceed \$110,000.00

Jose Madrigal, Interim Solid Waste Services Director, described the household chemical waste disposal events, noting the cost is for the cost of disposal by Dallas County.

- 7** Resolution -- Approving the FY2019-20 Annual Service Plan Update to the Service and Assessment Plan and Assessment Roll for the Public Improvements for the Bridges of Las Colinas Public Improvement District in Accordance with Chapter 372, Texas Local Government Code, as Amended and Providing an Effective Date

- 8** Resolution -- Approving the FY2019-20 Annual Service Plan Update to the Service and Assessment Plan and Assessment Roll for the Public Improvement for the Ranchview Public Improvement District in Accordance with Chapter 372, Texas Local Government Code, as Amended and Providing an Effective Date

- 9** Resolution -- Approving the FY2019-20 Annual Service Plan Update to the Service and Assessment Plan and Assessment Roll for Public Improvements for the Parkside Public Improvement District in Accordance with Chapter 372, Texas Local Government Code, as Amended and Providing an Effective Date

Jeff Litchfield, Chief Financial Officer, described items 7-9 related to assessments for the Public Improvement Districts (PIDs).

- 15** Resolution -- Renewing the Contract with PST Services Inc., (A McKesson Company) for Billing and Collection of Emergency Medical Services

Councilman Taylor asked for the state or national average of commission percentages for this service.

Bret Starr, Finance Director, stated that staff will provide Council that information before the Council meeting.

- 19** Ordinance -- Approving a Development Agreement with Vaquero Ventures Management, LLC for the Sale of 313 W. Irving Boulevard

Mayor Stopfer announced the proposed development for 313 W. Irving Blvd. is a Starbucks.

ZONING CASES AND COMPANION ITEMS

- 20** Ordinance -- Zoning Change #ZC19-0035 - Considering a Zoning Change from S-P-2 (Generalized Site Plan) District for C-C (Community Commercial) Uses to S-P-2 (Generalized Site Plan) District for C-C (Community Commercial) and Hotel Uses - Approximately 3.1 Acres Located at 8230 Esters Road - Ritzway Construction & Design Group, Applicant - DFW Joseph Investments, LLC, Owner

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission.

Council and staff discussed the road conditions in the Freeport area.

- 21** Ordinance -- Zoning Case #ZC19-0048 - Considering a Zoning Change from S-P-2 (Generalized Site Plan) District for IP-AR (Industrial Park-Airport Related Uses) to S-P-1 (Detailed Site Plan) District for C-C (Community Commercial) and Hotel Uses - Approximately 0.6887 Acres Located at 4500 Plaza Drive - Mayse & Associates, Applicant - Rigel Lodging, LLC, Owner

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the applicant's request, noting staff recommends denial.

- 22** Ordinance -- Zoning Case #ZC19-0055 - Considering a Zoning Change from R-6 (Single Family) District to S-P-2 (Generalized Site Plan) District for R-6 (Single Family) Uses- Approximately 0.20 Acres Located at 2413 LaSalle Drive - Precise Contracting Services, Applicant - Charles and Marilyn Wolford, Owners

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the applicant's request, noting staff recommends denial.

Council and staff discussed the need to update the carport ordinance to provide objective criteria for approval of carport requests.

- 23** Ordinance -- Zoning Case #ZC19-0064 - Considering a Zoning Change from ML-20 (Light Industrial) District Uses to S-P-2 (Generalized Site Plan) District for ML-20 (Light Industrial) District and Equipment Sales and Rental Uses - Approximately 4.49 Acres Located at 3010 and 3034 E. Grawuylar Road, and 3250 E. John Carpenter Freeway - Big Red Dog, Applicant - Proffutt, LP, Owner

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission.

- 24** Ordinance -- Zoning Change #ZC19-0065 - Considering a Zoning Change from C-W (Commercial Warehouse) District to S-P-1 (Detailed Site Plan) District for C-W (Commercial Warehouse) Uses with an Environmentally Sensitive Land Use - Approximately 1.623 Acres Located at 2222 Century Circle - Original Texas Group LLC, Applicant - VMI Real Estate, Owner

Jocelyn Murphy, Planning & Community Development Assistant Director, noted that the applicant requested this case be withdrawn.

- 25** Ordinance -- Zoning Case #ZC19-0067 - Considering a Zoning Change from PUD (Planned Unit Development) #2 for C-N (Neighborhood Commercial) Uses to PUD (Planned Unit Development) #2 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 0.107 Acres Located at 5465 N. MacArthur Boulevard - All Tex Permits, LLC, Applicant - Tri Marsh Center, LLC, Owner

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the applicant's request, noting staff recommends approval per the recommendation of the Planning and Zoning Commission.

3 Williams Square Plaza - Design Options Presentation

Leah Hales with SWA presented the design options for the Williams Square Plaza improvements.

Council, staff and SWA representatives discussed the various design options and amenities; noting that the funds will come from TIF No. 1 Fund.

Council consensus was to move forward with the proposed scheme in the amount of \$9,666,376.

Council recessed at approximately 2:50 p.m.

Council reconvened at approximately 3:02 p.m.

4 Parks and Recreation Master Plan Review

Lenny Hughes with Halff and Associates and Dwayne Brinkley with Brinkley Sargent Wiginton Architects, gave an overview of the Parks and Recreation Master Plan.

Council and staff discussed various sections of the plan, including combining amenities, such as a recreation center and a library.

EXECUTIVE SESSION

Council convened into executive session pursuant Section 551.071, Section 551.072, and Section 551.087 of the Texas Local Government Code at approximately 3:32 p.m.

- 5** Real Estate Negotiations and Economic Development Negotiations - Project Capstone Open Meetings Act § 551.087 and § 551.072
- 6** Real Estate - Consider Acquisition of Parcel for Social Services Facility Along State Highway 183 Corridor Open Meetings Act § 551.072

- 7 Real Estate Negotiations and Legal Advice - Hard Rock Road Property Acquisitions for Public Use: Parcel 1 (1905 Hard Rock Road), Parcel 3 (1418 Hard Rock Road), Parcel 4 (1406 Hard Rock Road) Open Meetings Act § 551.072 and 551.071

Council reconvened from executive session at approximately 4:08 p.m.

Council adjourned the meeting at 4:08 p.m.

Richard H. Stopfer, Mayor

ATTEST:

Shanae Jennings, TRMC
City Secretary