

MINUTES
Irving City Council Work Session
Thursday, May 7, 2020 at 10:30 AM
City Hall, First Floor, Council Chambers
825 West Irving Boulevard, Irving, TX 75060

The Irving City Council met in work session on May 7, 2020 at approximately 10:30 a.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

Mayor Stopfer called the meeting to order at approximately 10:30 a.m.

Councilmen Riddle and Taylor attended via Zoom.

1 Citizen Comments on Items Listed on the Agenda

The following individual(s) signed up to speak on items on the agenda:

Emma West, 3639 W. Northgate #152, Irving, TX- WS #5 & 6

2 City Operations Update

-COVID-19 Update and City Response

Jason Carriere, Emergency Management Coordinator, presented an update on the city's response to the COVID-19 pandemic and statistics of positive cases within the City and in Dallas County.

Mayor Stopfer provided information about how federal funds have been disbursed to states to be allocated to the various cities and counties. The City of Irving has not received any federal funds at this time. He also noted that the City has created a video directed to businesses with information on available assistance programs.

Chris Hillman, City Manager, confirmed that the federal funds are not available to offset revenue loss, only to reimburse COVID-related expenses.

James Childers, Assistant City Manager, presented a video related to the City's operations impacted by the shelter in place and how employees have been assisting other departments while the recreation centers and libraries are closed.

Mr. Hillman confirmed the City's goals to comply with state and county guidelines, maintain the safety of the residents, and the safety of the employees. He noted that the Irving Golf Club has been re-opened, the landfill is also open and the libraries have begun opening the drive up window services. Mr. Hillman also provided additional information on how the various city operations will continue to open in phases.

3 Council Security Awareness Training

Eric Yancy, Information Security Administrator, provided security awareness training to the City Council.

4 720 N Main Development Disposal & Options

Imelda Speck, Economic Development Project Administrator, presented a proposed development opportunity for 720 N. Main Street.

It was the consensus of the Council to continue to hold the property for the time being but asked staff to discuss future sale of the property with the other trust entities.

Council recessed at approximately 11:57 a.m.

Council reconvened at approximately 12:41 p.m.

5 CDBG COVID Funding Discussion

Councilman Taylor abstained from this discussion and has filed an Abstention Affidavit with the City Secretary's Office.

DeLiza Gierling, Community Development Manager, provided information on proposed changes to the CDBG funding allocations to add more resources for rental assistance programs for housing and businesses, as well as additional counseling due to the expanding need caused by COVID.

It was the consensus of the Council to move forward as presented by staff.

6 ESG COVID Funding Discussion

DeLiza Gierling, Community Development Manager, provided information on proposed changes to the ESG funding allocations to add more resources for homeless prevention and rapid rehousing due to the expanding need caused by COVID.

It was the consensus of the Council to move forward as presented by staff.

7 First Amendment to TIF No. 1 Project and Financing Plan to Include Chapter 380 Grants

Philip Sanders, Assistant City Manager, presented proposed changes to the TIF No. 1 project and financing plan.

Councilman Palmer, and Councilman Riddle noted their opposition to changing the TIF No. 1 plan.

Councilman Zapanta noted his opposition to changing the TIF No. 1 plan at this time but would like additional discussion.

Chris Hillman, City Manager, provided additional information on the current financing plan.

It was the consensus of the Council to move forward with the changes as presented by staff.

8 Review of Regular Agenda

CONSENT AGENDA

- 4** Ordinance -- Amending Ordinance No. 2019-10250 Providing Budget Adjustment #4 to the 2019-20 Fiscal Year Budget

Jeff Litchfield, Chief Financial Officer, presented the proposed changes to the budget.

- 5** Ordinance -- Take Appropriate Action Concerning the Ordinance Establishing Emergency Measures in a Local State of Disaster for Public Health Emergency

Kuruvilla Oommen, City Attorney, confirmed that this ordinance would repeal the ordinance put in place on March 19, 2020 and the City would continue to comply with the Governor's orders and Dallas County guidelines moving forward.

- 24** Resolution -- Approving the Purchase of a Storage Area Network (SAN) Presidio Networked Solutions Group, LLC, in a Total Estimated Amount of \$977,138.66 through the State of Texas Department of Information Resources (DIR)

Bennie Boysen, Network Services Manager, described the valuable features of the new storage area network.

- 25** Ordinance -- Authorizing the Abandonment of Certain Portions of Drainage, Utility, and Access Easements at the Southeast Corner Lot of Belt Line Road and Hackberry Road and Being Part of Lot 1, Block "A" of the Cypress Waters Commercial Addition

Councilman Meagher noted his concern with abandoning this easement in case an easement is needed in the future.

ZONING CASES AND COMPANION ITEMS

- 26** Ordinance -- Amending Section 2-6 "Provisions for Vacation and Abandonment" of Chapter 2 of the Code of Civil and Criminal Ordinances of the City of Irving, Texas, to Remove the Requirement of City Council Approval for Abandonment of an Easement and Delegate that Authority to the City Manager; Amending Section 35-10.2 of Part IV ("Subdivisions") of the City of Irving Land Development Code by Renaming Said Section 35-10.2 "Provisions for Vacation and Abandonment" and Providing that Certain Real Property Interests May be Vacated or Abandoned through the Platting Process

Jocelyn Murphy, Planning & Community Development Assistant Director, presented proposed ordinance changes.

Councilman Meagher stated that Council should continue to review abandonment requests.

- 27** Resolution -- Considering Sign Variance Case #S2001-0051 to Allow Modifications to the Required Materials for Monument Signs- Property Located at 950 N. Belt Line Road- Bank of the West, Applicant/Owner

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

- 28** Resolution -- Considering Sign Variance Case #S2002-0017 to Allow Modifications to the Required Materials for Monument Signs- Property Located at 4323 North Shore Drive - Byrum Sign and Lighting, Inc., Applicant - Kensley Apartment Homes, Owner

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

- 29** Ordinance -- Zoning Case # ZC20-0002 - Considering a Comprehensive Plan Amendment from "Open Space" to "Business District", and a Proposed Zoning Change from R-6 (Single Family) District Use to FWY (Freeway) District Use - Approximately 1.85 Acres Located at 2932 Proctor Street and 1110 N. Union Bower Road - Rusell Driver, Applicant/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.

- 30** Ordinance -- Zoning Case # ZC20-0003 - Considering a Comprehensive Plan Amendment from "Compact Neighborhood" to "Residential Neighborhood", and a Proposed Zoning Change from R-MF-2 (Multifamily 2) District Use to R-6 (Single Family) District Use - Approximately 0.93 Acres Located at 1102 Hilltop Drive - Binsy Abraham, Applicant/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.

- 31** Ordinance -- Zoning Case ZC20-0004 - Considering a Zoning Change from R-7.5 (Single Family) District Uses to S-P-2 (Generalized Site Plan) District for R-7.5 (Single Family) Uses - Approximately 7,502 Square Feet Located at 1425 Strawberry Circle - Tad Foreman, Owner/Applicant

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

- 32** Resolution -- Special Fence Project Plan #ZC20-0005 - Considering a Variance to Chapter 15 of the City of Irving Land Development Code to Allow a Six (6) Foot Tall Wrought Iron Fence Within the Front Setback - Property Located at 2020 Rocky Cove - J.G. Fence, Applicant/Owner

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

- 33** Ordinance -- Zoning Case ZC20-0008 - Considering a Zoning Change from C-C (Community Commercial) District Uses to S-P-1 (Detailed Site Plan) District for C-C (Community Commercial) District Uses with an Exception to the 300-Foot Distance Requirement to a Public School - Approximately 0.4817 Acres Located at 2330 W. Airport Freeway - Southern United Enterprise LLC., Dba Chill & Fill, Owner/Applicant. Barbosa Professional Services, Agent

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

Council had a lengthy discussion about this request.

- 34** Ordinance -- Zoning Case # ZC20-0010 - Considering a Comprehensive Plan Amendment from "Commercial Corridor" and "Open Space" to "Compact Neighborhood", and Considering a Proposed Zoning Change from M-FW (Freeway) District Use and R-SFA (Single Family Attached) District Use to S-P-2 (Generalized Site Plan) District Use for R-TH (Townhouse) Uses- Approximately 20.71 Acres Located at 920 S. Belt Line Road and 3324 W. Shady Grove Road - Frye Road 9 Acres LLC, Owner. JDJR Engineers Inc, Applicant

Jocelyn Murphy, Planning & Community Development Assistant Director, noted the applicant has requested this item be postponed to June 25, 2020.

- 35** Ordinance -- Zoning Case #ZC20-0011 - Considering a Zoning Change from S-P-2 (Generalized Site Plan) District for ML-20 (Light Industrial) Uses to S-P-1 (Detailed Site Plan) District for ML-20 (Light Industrial) and Wireless Telecommunications Facility Uses - Approximately 600 Square Feet Located at 5260 Valley View Lane - Verizon Wireless, Applicant - Boston & Portsmouth Accessory Services, 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, subject to the "lampshade design" being replaced by a "flagpole design" as now proposed by the applicant.

- 36** Resolution -- Special Fence Project Plan #ZC20-0018 - Considering a Variance to Chapter 15 of the City of Irving Land Development Code to Allow a Seven (7) Foot Tall Corrugated Sheet Metal Fence in Single Family Zoning - Property Located at 1317 S. Nursery Road - Plymouth Heritage LLP, Applicant - Anjuman-E-Nagmi, Owner

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

- 37** Ordinance -- Zoning Case ZC20-0020 - Considering a Zoning Change from ML-20A (Light Industrial) District Uses to S-P-2 (Generalized Site Plan) District for ML-20A (Light Industrial) Uses - Approximately 3.64 Acres Located at 1329 W. Walnut Hill Lane - Tisara, LLC, Owner/Applicant

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.

- 38** Ordinance -- Zoning Case ZC20-0022 - Considering a Zoning Change from S-P-1 (Detailed Site Plan) District for C-C (Community Commercial) Uses to S-P-1 (Detailed Site Plan) District for C-C (Community Commercial) Uses with Outdoor Storage of Vehicles - Approximately 1.59 Acres Located at 222 West Airport Freeway- JDS Collision Repair, Owner/Applicant

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.

EXECUTIVE SESSION

Council convened into executive session pursuant Section 551.071, Section 551.072 and Section 551.087 of the Texas Local Government Code to discuss the below items at approximately 3:08 p.m.

- 9 Legal Advice - Comptroller Rebate Ruling on the Entertainment Center & Convention Center Hotel Project
Open Meetings Act § 551.071
- 10 Real Estate Negotiations - 512 S. O'Connor -
Open Meetings Act § 551.072
- 11 Economic Development Negotiations - Project Blossom –
Open Meetings Act § 551.087
- 12 Economic Development Negotiations - Project Resurrection –
Open Meetings Act § 551.087

Council reconvened from executive session at approximately 4:32 p.m.

Council adjourned the meeting at 4:32 p.m.

Richard H. Stopfer, Mayor

ATTEST:

Shanae Jennings, TRMC
City Secretary