

MINUTES
Irving City Council Work Session
Thursday, March 31, 2022 at 1:00 PM
City Hall, First Floor, Council Conference Room
825 West Irving Boulevard, Irving, TX 75060

The Irving City Council met in work session on March 31, 2022 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	Absent	
Mark Zeske	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	
Dennis Webb	Irving City Council	Councilman	Present	

DISCUSSION TOPIC

1 Citizen Comments on Items Listed on the Agenda

No one signed up to speak at this meeting.

2 City Operations Update

There was no city operations update at today's meeting.

3 Williams Square Plaza Public Improvements Update

Casey Tate, project consultant, presented an update on the Williams Square Plaza Public Improvements.

4 City Charter Review and Process

Council and staff discussed various sections of the City Charter that may be considered for amendments. Proposed changes include who signs ordinances and resolutions, redistricting, term lengths (moving to four-year terms instead of three-year terms), adding additional districts, and cleaning up franchise readings.

Councilmembers provided the following comments:

Councilman Ward is ok with nine appointments for a charter committee, no term limits, and getting rid of petitions.

Councilman Taylor Kyle would like to appoint a committee after the May election since there could be a new councilperson.

Councilman Danish would like a May 2023 election, to get rid of petitions, and let the residents choose term limits.

Councilman Webb wants to get rid of petitions, and he would like citizens to decide term limits.

Councilman Riddle would like to have a May 2023 election, he does agree with term limits, and is good with doing away with petitions.

Mayor Stopfer is ok with any date for the charter amendment but he wants to appoint a committee and he wants to appoint people that are not well known.

It was the consensus of the Council to move forward with establishing a Charter Committee made up of nine members, planning for a Charter election on May 6, 2023 election day.

Council recessed at approximately 2:20 p.m.

Council reconvened at approximately 2:35 p.m.

5 Review of Regular Agenda

CONSENT AGENDA

5 Resolution -- Approving of the Landscape Maintenance Agreement Amendment #3 Between the City of Irving and Las Colinas Association

Councilman Riddle asked for more information on what maintenance the Las Colinas Association is responsible for throughout the City.

7 Resolution -- Designating the Director of the Capital Improvement Program Department to Certify Whether an Architect or Professional Engineer is Required for Construction-Related Goods or Services for Projects Procured from a Purchasing Cooperative

Pat Lamers, Capital Improvement Program Director, described the purchasing process related to construction-related goods or services.

13 Resolution -- Approving Change Order No. 1 to the Contract with Austin Filter Systems, Inc., in the Amount of \$795,920.00 for the Upper Delaware Creek Improvements Project

Robert Saucedo, Engineering Manager, described the status of the Upper Delaware Creek Improvements Project.

19 Resolution -- Approving As-Needed Expenditures with McMillan James Equipment Company, LLC in the Total Estimated Amount of \$200,000.00 for Service and Repairs of Pumping Systems and Dectron Units through The Interlocal Purchasing System (TIPS) Program Administered by the Region VIII Education Service Center

Pat Lamers, Capital Improvement Program Director, detailed the work done by this vendor and described the use of as-needed expenditure approvals.

- 32** Ordinance -- Authorizing the Issuance of City of Irving, Texas, Solid Waste Disposal System Revenue Refunding Bonds, Taxable Series 2022, in an Aggregate Principal Amount of Not to Exceed \$22,000,000; Awarding the Sale Thereof; Authorizing the Execution and Delivery of a Paying Agent/Registrar Agreement and a Purchase Agreement; and Enacting Provisions Incident and Relating to the Subject and Purposes of This Ordinance

Bret Starr, Finance Director, outlined items 32-35 related to the sale of bonds.

Chris Janning with Hilltop Securities described the expected interest rates related to each bond sale.

- 33** Ordinance -- Authorizing the Issuance and Sale from Time to Time of One or More Series of City of Irving, Texas, General Obligation Bonds, General Obligation Refunding Bonds and General Obligation Refunding and Improvement Bonds, in an Aggregate Principal Amount of Not to Exceed \$101,650,000; Levying a Tax in Payment Thereof; Providing for the Award and Sale Thereof in Accordance with Specified Parameters; Authorizing the Execution and Delivery of One or More Paying Agent/Registrar Agreements, One or More Purchase Agreements, and One or More Deposit or Escrow Agreements; Approving the Preparation of One or More Official Statements; Approving a Disclosure Counsel Engagement Letter; and Enacting Provisions Relating to the Subject
- 34** Ordinance -- Authorizing the Issuance and Sale from Time to Time of One or More Series of City of Irving, Texas, Tax Notes, in an Aggregate Principal Amount of Not to Exceed \$21,000,000; Levying a Tax in Payment Thereof; Providing for the Award and Sale Thereof in Accordance with Specified Parameters; Authorizing the Execution and Delivery of One or More Paying Agent/Registrar Agreements and One or More Purchase Agreements; Approving the Preparation of One or More Official Statements; Approving a Disclosure Counsel Engagement Letter; and Enacting Provisions Relating to the Subject
- 35** Ordinance -- Authorizing the Issuance and Sale from Time to Time of One or More Series of City of Irving, Texas, Waterworks and Sewer System New Lien Revenue Bonds, New Lien Revenue Refunding Bonds and New Lien Revenue Refunding and Improvement Bonds in the Aggregate Principal Amount of Not to Exceed \$36,000,000; Providing for the Award and Sale Thereof in Accordance with Specified Parameters; Authorizing the Execution and Delivery of One or More Paying Agent/Registrar Agreements, One or More Purchase Agreements and One or More Deposit or Escrow Agreements; Approving the Preparation of One or More Official Statements; Approving a Disclosure Counsel Engagement Letter; and Enacting Provisions Relating to the Subject

ZONING CASES AND COMPANION ITEMS

- 37** Ordinance -- ZC21-0081 - Considering a Zoning Change from C-C “Community Commercial” and S-P-1 (R-AB) “Detailed Site Plan – Restaurant with the Attendant Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption” and State Highway 183 Overlay District to S-P-1 (C-C) “Detailed Site Plan – Community Commercial” and State Highway 183 Overlay District - Approximately 1.49 Acres Located at 2845 W. Airport Freeway - Smith Holdings, Applicant; JMR Properties, Owner (Postponed from February 24, 2022)

Jocelyn Murphy, Planning & Community Development Assistant Director, noted that the applicant is requesting postponement to April 21, 2022.

- 38** Ordinance -- ZC22-0004 - Considering a Zoning Change from C-O “Commercial Office” to S-P-1 (R-AB) “Detailed Site Plan – Restaurant with the Attendant Accessory Use of the Sale of Alcoholic Beverages for On-Premises Consumption” and Hotel and Related Uses - Approximately 2.485 Acres Located at 1320 Greenway Drive - East Star Design, Applicant; NB Greenway, 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.

- 39** Ordinance -- UDC21-0003 - Considering Amending Unified Development Code Section 1.12.5 "Administrative Amendments to Approved Site Plan" to Clarify the Parameters for Amendments and Provide Criteria for Administrative Amendments to Multifamily Concept Plans

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the proposed code amendments.

- 40** Ordinance -- UDC21-0004 - Considering Amending Unified Development Code Section 3.5 "Convenience Store Design Standards" to Update the Definition and Provide for Applicability of the Section to Expansions or Conversions of Buildings

Jocelyn Murphy, Planning & Community Development Assistant Director, presented the proposed code amendments.

EXECUTIVE SESSION

Council convened into executive session on the below items pursuant to Section 551.087 and Section 551.071 of the Texas Local Government Code at approximately 2:41 p.m.

- 6 Economic Development Negotiations and Legal Advice - Project 21L33T – Open Meetings Act § 551.087 and § 551.0717

Council reconvened from executive session at approximately 3:16 p.m.

Council adjourned the meeting at approximately 3:52 p.m.

Richard H. Stopfer, Mayor

ATTEST:

Shanae Jennings, TRMC
City Secretary/Chief Compliance Officer