Council Chambers at City Hall
Tuesday, January 6, 2026
7:00 PM

William E. Dollar Municipal Building
200 N. Fifth St.
Garland, Texas

GARLAND

Mission
We serve to grow public trust and a thriving Garland community, today and for the future.

Vision
Garland will be an engaged and vibrant community that residents proudly call home.

CITY OF GARLAND
REGULAR MEETING OF THE CITY COUNCIL

The Garland City Council extends to all visitors a sincere welcome. We value your interest in our community and your participation in the meetings of this governing body. Visit GarlandTX.gov/Council for a full list of meeting dates.

The Council Chambers at Garland City Hall is wheelchair accessible, and ADA parking is available on the street as well as in the public parking garage. Persons with disabilities who may need auxiliary aids or services must contact the City Secretary's Office at 972-205-2404 at least two working days prior to the meeting so that appropriate arrangements can be made. Braille is not available.

NOTICE: Pursuant to Section 551.127 of the Texas Government Code, one or more members of the City Council may attend this meeting by internet/video remote means. A quorum of the City Council, as well as the presiding officer, will be physically present at the above-identified location. Members of the public that desire to make a public comment must attend the meeting in person.

LEGISLATIVE PRAYER AND PLEDGE OF ALLEGIANCE

It is a custom and tradition of the City Council to have an invocation and recital of the Pledge of Allegiance prior to the beginning of each Regular Meeting. Members of the audience are invited but not required to participate. The decision to participate is strictly a matter of personal choice. It has no bearing on matters to be considered by the City Council and will not affect the decisions to be made during this meeting.

MAYORAL PROCLAMATIONS, RECOGNITIONS AND ANNOUNCEMENTS

The Mayor may present proclamations, recognize attendees or accomplishments, and make announcements regarding City events or other matters of interest to citizens including but not limited to listed items. There will be no Council discussion or votes on these matters.

- Pet of the Month
- Texas Downtown President's Award and the People's Choice Award for Best Public Improvement

CONSENT AGENDA
All items under this section are recommended for approval by a single motion of Council, without discussion. Council has had the opportunity to review each of these items at a previous Work Session, and approval of the consent agenda authorizes the City Manager or his designee to execute each item. The Mayor will announce the consent agenda and provide an opportunity for members of the audience, as well as Council, to request that any item be removed and considered separately.

1. **Approve the minutes of the December 16, 2025 Regular Meeting**

2. **Approve the following bids:**

a. **Duck Creek New Administration Building (WWTP) Design Services** — **Bid No. REQ00000980**

Mead and Hunt, Inc. — **$676,324.00**

This request is for the design of the Duck Creek Way Wastewater Treatment Plant (WWTP) New Administration Building.

b. **Term Contract for Pavement Resurfacing Services** — **Bid No. REQ00001027**

Reynolds Asphalt and Construction Co. — **$1,500,000.00**

This request is to award a term contract to Reynolds Asphalt and Construction Co. in the amount of $1,500,000.00 for pavement resurfacing services to support the Street Department's maintenance program.

c. **GP&L Ben Davis to Brand Road 138kV Transmission Line Conductor** — **Bid No. REQ00001120**

Techline, Inc. — **$260,960.00**

This request is to obtain electric conductor needed for the upgrade of the GP&L Ben Davis to Brand Road transmission line.

d. **GP&L Transmission Services Storage Facility Laydown Yard Construction Services Change Order** — **Bid No. 0821-25**

Tri-Con Services, Inc. — **$525,199.44**

This request is to obtain change order No. 1 to PO 38210 issued for the construction of the GP&L Transmission Storage Yard.

e. **GP&L Olinger 3 Forced Draft Fan Motor Repair** — **Bid No. REQ00001149**

Integrated Power Services, LLC — **$383,418.25**

This request is to obtain emergency repair services for the GP&L Olinger 3 forced draft fan motor.

f. **GP&L King Mountain Terminal Construction Services** — **Bid No. REQ00000917**

Primoris T&D Services, LLC. **$1,000,000**

This request is to obtain construction services for a terminal addition at the GP&L King Mountain Switch Station.

g. TMPA Gibbons Creek Switchyard Security Enhancements **Bid No. REQ00000813**

Dyna Grid **$3,780,015.72**

This request is to obtain security upgrade construction services at the TMPA Gibbons Creek Switchyard.

3. 2026 City Council Policies and Procedures

Approve the 2026 City Council Policy and Procedures. Council was briefed on this item at the November 17, 2025 and December 15, 2025 Work Sessions.

4. Office of the City Marshal - Ordinance Amendment

Approve an ordinance amending Section 24.05 of the Code of Ordinances to change the reporting structure of the Office of the City Marshal from the City Attorney to the City Manager.

5. Memorandum of Understanding (MOU) with the Texas Division of Emergency Management

Approve a Memorandum of Understanding (MOU) between the City of Garland and the Texas Division of Emergency Management (TDEM). The MOU establishes the terms under which the City of Garland may participate in Texas Emergency Management Assistance Team (TEMAT) activities at the request of TDEM. Council was briefed on this item at the January 5, 2026 Work Session.

6. Resolution Amending the Authorized Representatives for the Texas Local Government Investment Pool

Approve a resolution amending the authorized representatives for the purposes of participation in the Texas Local Government Investment Pool. Council was briefed on this item at the January 5, 2026 Work Session.

ITEMS FOR INDIVIDUAL CONSIDERATION

Members of the audience may provide public comment in favor, in opposition or about any of the items for individual consideration. Anyone wishing to speak must fill out a speaker card (located at the entrance to the Council Chambers) and give it to the City Secretary in advance of the respective agenda item. Speakers are grouped by agenda item and will be called in the order of the agenda. All comments and testimony are to be presented from the podium. The Mayor may impose a time limit and may provide for rebuttal.

7. Hold public hearings on the following Cases:

a. Consider a request by Jerry W. Cook, requesting approval of 1) a Specific Use Provision (SUP) for the expansion of an existing Heavy Manufacturing Use and 2) a Concept Plan for the expansion of an existing Heavy Manufacturing Use. The site is located at 2945 Market Street on a property zoned Industrial (IN) District in District 5.

Consider and take appropriate action on the application of Jerry W. Cook, requesting approval of 1)

a Specific Use Provision (SUP) for the expansion of an existing Heavy Manufacturing use and 2) a Concept Plan for the expansion of an existing Heavy Manufacturing Use. The site is located at 2945 Market Street on a property zoned Industrial (IN) District. (District 5) (File Z 25-38)
Presenter: Nabila Nur, Planning & Development Director

b. Garland Development Code (GDC) Amendment 25-08

Hold a public hearing and consider amendments to several Garland Development Code sections as it relates to Senate Bill 840, multifamily and various other standards.
Presenter: Nabila Nur, Planning & Development Director

CONSIDER APPOINTMENTS TO BOARDS AND COMMISSIONS
Terms are usually staggered whereby at least half of the membership has previous experience. Members are appointed based on qualifications.

8. Citywide Appointment

- **Tax Increment Finance (TIF) 1 Downtown/Forest Jupiter Board Chair**

9. Citywide Appointment

- **Tax Increment Finance (TIF) 2 South Board Chair**

10. Citywide Appointment

- **Tax Increment Finance (TIF) 3 Finance Board Chair**

11. Mayor Dylan Hedrick

- **Amanda Esquivel - All Abilities Committee**

12. Mayor Pro Tem Margaret Lucht

- **Elizabeth Shirley Graham - All Abilities Committee**

13. Deputy Mayor Pro Tem Chris Ott

- **Heather Miller - All Abilities Committee**

14. **Councilmember Jeff Bass**
    - **Leigh Calmes - All Abilities Committee**

15. **Councilmember Kris Beard**
    - **Jana Veit - All Abilities Committee**

16. **Councilmember Ed Moore**
    - **Tommy Zapata - All Abilities Committee**

17. **Councilmember B.J. Williams**
    - **Jennifer Reeder - All Abilities Committee**

18. **Councilmember Carissa Dutton**
    - **Grant Laird Jr. - All Abilities Committee**

19. **Councilmember Joe Thomas Jr.**
    - **Susan Behrens - All Abilities Committee**

CITIZEN COMMENTS
Members of the audience wishing to address issues not on the meeting agenda may have three minutes to speak. However, according to the Texas Open Meetings Act, Council is prohibited from discussing any item not on the posted agenda.

ADJOURN
All Regular Meetings of the Garland City Council are broadcast live on CGTV, Time Warner Cable Channel 16 and Frontier FIOS TV 44. Meetings are rebroadcast at 9 a.m. and 7 p.m. Wednesdays - Sundays. Live streaming and on-demand videos of the meetings are also available online at GarlandTX.tv. Copies of the meetings can be purchased through the City Secretary's Office (audio CD's are $1 each and DVD's are $3 each).

NOTICE: The City Council may recess from the open session and convene in a closed executive session if the discussion of any of the listed agenda items concerns one or more of the following matters:

1. Pending/contemplated litigation, settlement offer(s), and matters concerning privileged and unprivileged client information deemed confidential by Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct. Sec. 551.071, Tex. Gov't Code.
2. The purchase, exchange, lease or value of real property, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Sec. 551.072, Tex. Gov't Code.
3. A contract for a prospective gift or donation to the City, if the deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. Sec. 551.073, Tex. Gov't Code.
4. Personnel matters involving the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee or to hear a complaint against an officer or employee. Sec. 551.074, Tex. Gov't Code.
5. The deployment, or specific occasions for implementation of security personnel or devices. Sec. 551.076,Tex. Gov't Code.
6. Discussions or deliberations regarding commercial or financial information that the City has received from a business prospect hat the City seeks to have to locate, stay, or expand in or near the territory of the City and with which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect of the sort described in this provision. Sec. 551.087, Tex. Gov't Code.
7. Discussions, deliberations, votes, or other final action on matters related to the City's competitive activity, including information that would, if disclosed, give advantage to competitors or prospective competitors and is reasonably related to one or more of the following categories of information:

- generation unit specific and portfolio fixed and variable costs, including forecasts of those costs, capital improvement plans for generation units, and generation unit operating characteristics and outage scheduling;
- bidding and pricing information for purchased power, generation, and fuel, and Electric Reliability Council of Texas bids, prices, offers, and related services and strategies;
- effective fuel and purchased power agreements and fuel transportation arrangements and contracts;
- risk management information, contracts, and strategies, including fuel hedging and storage;
- plans, studies, proposals, and analyses for system improvements, additions, or sales, other than transmission and distribution system improvements inside the service area for which the public power utility is the sole certificated retail provider; and
- customer billing, contract, and usage information, electric power pricing information, system load characteristics, and electric power marketing analyses and strategies. Sec. 551.086; Tex. Gov't Code; Sec. 552.133, Tex. Gov't Code]

Each year, the City Council reviews and updates its goals for the Garland community and City operations. City management uses the goals to guide operational priorities, decision-making and resource allocation.

GARLAND

STRATEGIC FOCUS AREAS