



# 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](http://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
- Special Recognition for GP&L Employees David Bernard, Mike Burr, Paul Kelly, Jeff McClain, Alonzo Quintanilla, Kevin Richey, Silvia Ruvalcaba, Salman (Sal) Siddiqui and Randy Stewart
- National Library Outreach Week
- National Animal Control Officer Appreciation Week
- National Public Safety Telecommunicator Week

### 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 March 17, 2026 Regular Meeting**

**2. Approve the following bids:**

- a. Purchase of 14 Mowers and Tractors for Parks and Recreation** **Bid No. REQ00001633**

**Kubota Tractor Corporation** **\$508,301.18**

*This request is for the purchase of 14 replacement Kubota Mowers and Tractors.*

- b. Purchase of Three Fire Command Trucks** **Bid No. REQ00001357**

**Sames Laredo Chevrolet** **\$335,336.00**

*This request is for the purchase of two replacement 2026 Chevrolet Silverado 2500 trucks and one 2026 Chevrolet Silverado 1500 truck.*

- c. Purchase of Seven Backhoes, Excavators and Loaders** **Bid No. REQ00001639**

**Caterpillar, Inc.** **\$1,378,731.00**

*This request is for the replacement of 6 Caterpillar excavators, backhoes and one new loader.*

- d. Change Order #1 to PO 34341 for Four Fire Trucks** **Bid No. 0395-23**

**Siddons-Martin Emergency Group** **\$365,131.00**

*This request is for additional funding for four new Pierce Custom Fire Trucks.*

- e. Term Contract for GP&L Substation Disconnect Switches** **Bid No. REQ00001675**

**Pascor Atlantic, Inc.** **\$1,000,000.00**

*This request is to obtain as-needed 138kV and 345kV disconnect switches to be used in GP&L and TMPA Substations.*

- f. GP&L and TMPA ROW Herbicide Maintenance** **Bid No. REQ00001732**

**Chemical Weed Control, Inc.** **\$300,000.00**

*This request is to obtain herbicide maintenance services for GP&L and TMPA transmission rights-of-way.*

- g. GP&L Naaman to Apollo 138kV Transmission Line Materials** **Bid No. REQ00001747**

**Techline, Inc.** **\$966,847.45**

*This request is to obtain transmission line materials for the GP&L Naaman to Apollo 138kV Transmission Line.*

- h. GP&L Olinger Unit 1 Condenser Tubes** **Bid No. REQ00001424**

**Neotiss, Inc.** **\$544,944.68**

*This request is for the purchase of condenser tubes for GP&L Olinger Unit 1 as part of the approved GP&L Olinger Unit 1 CIP project.*

- i. City Enterprise Service Management Replacement** **Bid No. REQ00001801**

**TeamDynamix Solutions, LLC** **\$70,025.24**

*This request is for the purchase of an enterprise service management software solution and associated implementation services to replace the work order and project management solution currently in place.*

- j. GP&L Protection and Control Engineering Services** **Bid No. REQ00001775**

**SynchroGrid, Inc.** **\$1,000,000.00**

*This request is to obtain as-needed protection and control (P&C) engineering services on GP&L and TMPA systems.*

- k. GP&L Keen Creek Substation Disconnect Switches** **Bid No. REQ00001751**

**Pascor Atlantic, Inc.** **\$1,169,806.00**

*This request is for the purchase of air switches to be used in the GP&L Keen Creek Substation.*

- l. Spring Creek Erosion Repairs Phase 2** **Bid No. REQ00001486**

**Iron T Construction, Inc.** **\$438,760.00**

*This request is for Phase 2 construction of repairs to City-maintained gabion retaining walls to protect stream bank stabilization at six more locations along Spring Creek northeast of Jupiter Road and Campbell Road. The remediation of these existing retaining walls includes the removal, disposal, repair, and construction of gabion walls, gabion blankets, and rock riprap.*

- m. **GP&L Newman Substation Disconnect Switches** **Bid No. REQ00001750**

**Pascor Atlantic, Inc.** **\$913,501.60**

*This request is for the purchase of disconnect switches to be used in the GP&L Newman Substation.*

- n. **Contract Award for the 2026 Alley Repair Program - Region 1** **Bid No. REQ00001315**

**R&A Legacy Construction, LLC** **\$3,000,000.00**

*This request is to award a construction contract for repairs to concrete alleys for Region 1 of the Grow Garland Bond Program Year 1 implementation. This is a term contract for one year with no renewals.*

- o. **Contract Award for the 2026 Alley Repair Program - Region 2** **Bid No. REQ00001203**

**R&A Legacy Construction, LLC** **\$2,000,000.00**

*This request is to award a construction contract for repairs to concrete alleys for Region 2 of the Grow Garland Bond Program Year 1 implementation. This is a term contract for one year with no renewals.*

- p. **Contract Award for the 2026 Street Maintenance Program - Region 1** **Bid No. REQ00001206**

**Ratliff Hardscape, Ltd.** **\$2,000,000.00**

*This request is to award a term contract for street maintenance for geographic Region 1 encompassing Year 1 of the Grow Garland Bond Program - Proposition A. This term contract is for one year with no renewal options.*

- q. **Downtown TIF Utility Study** **Bid No. REQ00001805**

**Freese and Nichols, Inc.** **\$564,900.00**

*This request is to obtain a utility study for the Downtown Garland TIF area to evaluate the existing and future capacity of water, wastewater, and stormwater infrastructure in the Downtown Garland TIF area to support anticipated redevelopment per the Downtown Garland Implementation Plan.*

**3. DART Interlocal Agreement**

*Approve an Interlocal Agreement between the City of Garland and DART for General Mobility Program Funds. Council considered this item at the April 6, 2026 Work Session.*

**4. 2026 Homeland Security Grant Program Application Resolution**

*Approve a resolution authorizing the FY2026 Homeland Security Grant Program (HSGP) Urban Area Security Initiative (UASI) application. Council considered this item at the April 6, 2026 Work Session.*

**5. Acquisition of Real Property Located at 3014 S. Shiloh Road**

*Authorize the City Manager to execute a Contract for Sale and Leaseback for the acquisition of 3014 S. Shiloh Road for the Shiloh Road Improvement Project and all documents necessary and incidental to the contemplated transaction. Council considered this item at the April 6, 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.

**6. Hold public hearings on the following Zoning Cases:**

- a. Consider a request by ZoneDev, requesting approval of a change in zoning from Single-Family-7 (SF-7) district to Planned Development (PD) district Neighborhood Services (NS) district (PD-NS) zoning to allow for certain Neighborhood Services district uses and modify certain development standards. The site is located at 820 West Miller Road in District 5.**

*Consider and take appropriate action on the application of ZoneDev, requesting approval of a change in zoning from Single-Family-7 (SF-7) district to Planned Development (PD) district Neighborhood Services (NS) district (PD-NS) zoning to allow for certain Neighborhood Services district uses and modify certain development standards. The site is located at 820 West Miller Road. (District 5) (File Z 26-01)*

**Presenter: Nabila Nur, Planning & Development Director**

- b. Consider a request by TurfMaker, requesting approval of 1) a Specific Use Provision (SUP) to allow an Industrial or Manufacturing, Heavy use and 2) a Concept Plan for the Industrial or Manufacturing, Heavy use. The site is located at 2775 West Kingsley Road on a property zoned Industrial (IN) district in District 5.**

*Consider and take appropriate action on the application of TurfMaker, requesting approval of 1) a Specific Use Provision (SUP) to allow an Industrial or Manufacturing, Heavy use and 2) a Concept Plan for the Industrial or Manufacturing, Heavy use. The site is located at 2775 West Kingsley Road on a property zoned Industrial (IN) district. (District 5) (File Z 26-02)*

**Presenter: Nabila Nur, Planning & Development Director**

- c. Consider a request by Endeavor Real Estate Group, requesting approval of a change in zoning from Agricultural (AG) district to Planned Development (PD) district 84-96. The site is**

located at 6211 North George Bush Highway on a property zoned Agricultural (AG) district in District 7.

*Consider and take appropriate action on the application of Endeavor Real Estate Group, requesting approval of a change in zoning from Agricultural (AG) district to Planned Development (PD) district 84-96. The site is located at 6211 North George Bush Highway on a property zoned Agricultural (AG) district. (District 7) (File Z 26-05)*

**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.

### **7. City Manager Appointment to Fill an Unexpired Term for Seat 2**

- **Patricia Anthony - Civil Service Commission**

## **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 that 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.

The graphic features the Garland logo (a stylized sunburst) and the word "GARLAND" in white on a dark blue background. To the right, "STRATEGIC FOCUS AREAS" is written in large, bold, yellow letters. Below this header, ten white hexagonal icons are arranged in two rows of five. Each icon is accompanied by a text label in white. The icons represent: a shield with a star and cross (Safe Community), a person walking with a briefcase (Well-Maintained City Infrastructure), a water drop and lightning bolt (Reliable, Cost-Efficient Utility Services), a classical building (Sound Governance and Finances), a storefront (Vibrant Neighborhoods and Commercial Centers), a family of three (Customer-Focused City Services), a bar chart with a dollar sign (Growing Economic Base), a calendar with an arrow (Future-Focused City Organization), a tree, bicycle, and musical notes (Enhanced Quality of Life through Amenities, Arts and Events), and a modern building (Commercially Thriving Downtown).

**GARLAND** **STRATEGIC FOCUS AREAS**

- Safe Community
- Well-Maintained City Infrastructure
- Reliable, Cost-Efficient Utility Services
- Sound Governance and Finances
- Vibrant Neighborhoods and Commercial Centers
- Customer-Focused City Services
- Growing Economic Base
- Future-Focused City Organization
- Enhanced Quality of Life through Amenities, Arts and Events
- Commercially Thriving Downtown