



# GARLAND

## MINUTES

The City Council of the City of Garland convened in regular session at 7:00 PM on June 2, 2026, in the Council Chambers at the William E. Dollar Municipal Building, 200 North Fifth Street, Garland, Texas, with the following members present:

Present: Mayor Dylan Hedrick  
Mayor Pro Tem Margaret Lucht  
Deputy Mayor Pro Tem Christopher Ott  
Councilmember Jimmy Tran  
Councilmember Justin Caraway  
Councilmember Ed Moore  
Councilmember Christina Segoviano  
Councilmember Carissa Dutton  
Councilmember Joe Thomas Jr.

Staff Present: Mike Betz, City Manager  
Andy Hesser, Assistant City Manager  
Crystal Owens, Assistant City Manager  
Matt Watson, Assistant City Manager  
Phillip J. Urrutia, Assistant City Manager  
Brian England, City Attorney  
Nabila Nurr, Planning Director  
Jennifer Stubbs, City Secretary  
Courtney Vanover, Deputy City Secretary

### **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.

Councilmember Segoviano provided the legislative prayer and led those in attendance in reciting the Pledge of Allegiance to the Flag of the United States of America.

### **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

Alberto Maldonado announced the pet of the month; Clint.

### **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.

Councilmember Segoviano made a motion to approve the consent agenda with the exception of item 4a. Councilmember Thomas Jr. seconded the motion. All voted in favor. The motion carried.

**1. Approve the minutes of the May 12, 2026 Special Meeting**

**2. Approve the minutes of the May 19, 2026 Regular Meeting**

**3. Approve the following bids:**

**a. Garland Heights Wastewater Replacements**

**Bid No. REQ00002145**

**Garver LLC**

**\$379,756.00**

*This request is to provide professional engineering services to support the replacement of sanitary sewer mains within the Garland Heights Subdivision. The sewer segments to be replaced are located in unpaved alleys bounded by Woodland Dr. and Travis St., and between Sylvan Dr. and Glenbrook Dr. The design will also include the replacement of the water and sewer infrastructure within North Glenbrook Dr. from Travis St. to Walnut St.*

**b. Duck Creek Wastewater Interceptor Rehabilitation Phase 6**

**Bid No. REQ00002161**

**Insituform Technologies, LLC**

**\$4,692,915.60**

*This request is to provide for Phase 6 of the Duck Creek Interceptor Rehabilitation Project. This phase will consist of cleaning and lining approximately 4,901 feet of 42" wastewater interceptor main from south of Miller Rd. to Kingsley Rd. along Duck Creek.*

**c. GP&L Overhead Facilities Relocation Services Change Order**

**Bid No. 1293-24**

**5 Star Electric, LLC**

**\$59,332.01**

*This request is to obtain change order No. 1 to PO 37355 issued to obtain contract labor for the relocation of overhead distribution facilities associated with City intersection improvements.*

**d. GP&L King Mountain to Grand Falls Testing and Commissioning**

**Bid No. REQ00002185**

**WSP USA, Inc.**

**\$684,212.00**

*This request is to obtain testing and commissioning services for the GP&L King Mountain to Grand Falls 345kV terminal project.*

**e. Barnes Drive & Rita Drive Infrastructure Improvements**

**Bid No. REQ00001628**

**KIK Underground, LLC**

**\$1,737,450.20**

*This request is to award a contract for the construction of the Barnes Drive and Rita Drive Paving, Water, Wastewater & Drainage Improvements.*

**f. Contract Award for the 2026 Street Maintenance Program - Region 1**

**Bid No. REQ00001206**

**Garret Shields Infrastructure, LLC.**

**\$2,000,000.00**

*This request is to award a term contract for Street Maintenance - Region 1. This term contract is for one year with no renewal options.*

**g. Erosion Mitigations at Eden Drive, Phase 2**

**Bid No. REQ00002244**

**Freese and Nichols, Inc.**

**\$270,450.00**

*This request is to provide professional engineering services for the design of erosion mitigation for Eden Drive, Phase 2.*

**h. Westminster Lane & Wilmington Drive Water, Wastewater & Drainage Improvements**

**Bid No. REQ00001878**

**Quality Excavation, Ltd.**

**\$848,608.28**

*This request is to award a contract for the construction of the Westminster Lane & Wilmington Drive Water, Wastewater & Drainage Improvements.*

**5. Consider Amendments to Chapters 26 and 32 of the Code or Ordinances - Short-term Rentals**

*Approve amendments to Chapters 26 and 32 of the Code of Ordinances related to the regulation of short-term rentals. Council considered this item at the June 1, 2026 Work Session.*

Public speakers on the item: Dr. Jonathan Dehn.

**6. Real Property Transfer at Holford Road and Naaman Forest Boulevard**

*Approve the exchange with Spring Creek Church of an approximate 0.4393 acre tract of property originally acquired for street and right-of-way purposes at the north intersection of Holford Road and Naaman Forest Boulevard to the adjoining landowner for an approximate 0.4609 acre tract of land on the southwest side of Naaman Forest Boulevard adjacent to City-owned property to be used for public purposes. Council considered this item at the June 1, 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.

**4. A public hearing was previously conducted for the zoning case below. Council approved the zoning request and instructed staff to bring forth the following ordinance:**

**a. Z 26-10 Jose Murga (District 3)**

*Approve an ordinance amending the Garland Development Code of the City of Garland, Texas, by approving (1) Specific Use Provision (SUP) for a Restaurant, Drive-Through use on property zoned Community Retail (CR) District and 2) a concept plan for a Restaurant, Drive-Through use, on a 0.67-acre tract of land located at 480 West Interstate Highway 30; providing for conditions, restrictions, and regulations; providing a penalty under the provisions of Sec. 10.05 of the Code of Ordinances of the City of Garland, Texas; providing a Notice of Conditions of Compliance Clause; providing a Savings Clause and a Severability Clause; and providing an effective date.*

Mayor Hedrick recused himself from the meeting. Mayor Pro Tem Lucht presided over the meeting. There were no speakers on this item.

Councilmember Segoviano made a motion to approve the item. Councilmember Moore seconded the motion. All voted in favor with the exception of Mayor Hedrick who had recused himself from this item. The motion carried.

**7. Hold public hearings on the following items:**

**a. GDC Amendment ORD 26-02**

*Hold a public hearing to consider amendments to several sections within Chapter 1 General Provisions, Chapter 3 Subdivision Regulations, and Chapter 5 Relief Procedures and Enforcement, generally related to Alley Waivers, Sidewalk Waivers, and Working Plats.*

Mayor Hedrick returned to the dais and continued to preside over the meeting.

Ms. Nur stated that this item had been discussed during a previous Work Session. She provided a presentation regarding the plat administrative process and explained that staff has the authority to administer all plats. She also discussed updates related to alley and sidewalk waivers, as well as the available approval options. Ms. Nur noted that the Plan Commission and staff recommended approval of the item.

Mayor Hedrick opened the public hearing. There was no one present who wished to speak under the item. Mayor Hedrick closed the public hearing.

Councilmember Segoviano made a motion to approve item. Councilmember Dutton seconded the motion. All voted in favor. The motion carried.

**b. GDC Amendment ORD 26-04**

*Hold a public hearing to consider amendments to Chapter 2 Zoning Regulations and Chapter 6 Definitions generally related to Smoke Shops and Tobacco/Cigar Shops and clarifying some provisions for multifamily standards.*

Ms. Nur provided a presentation on the item. She stated that Development Services Committee and the City Attorney's Office worked collaboratively on the proposed amendments. The amendments would establish a new tobacco/cigar shop use as a commercial use, revise the definition of a smoke shop, and include a cleanup amendment related to multifamily residential standards. Staff and the Plan Commission recommended approval of the item. Ms. Nur also answered questions from the Council.

Councilmember Segoviano made a motion to approve the item. Councilmember Moore seconded the motion. All voted in favor. The motion carried.

**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.

Daniel Estes, Joshua Thames, David Houg, and Michael Light.

## **ADJOURN**

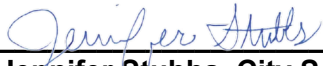
All Regular Meetings of the Garland City Council are broadcast live on CGTV, Time Warner Cable Channel 16 and Frontier FIOS TV 44. Meetings are rebroadcast at 9 a.m. and 7 p.m. Wednesdays - Sundays. Live streaming and on-demand videos of the meetings are also available online at [GarlandTX.tv](http://GarlandTX.tv). 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).

Mayor Hedrick adjourned the meeting at 7:40 p.m.

### **Submitted By:**



**Dylan Hedrick, Mayor**



**Jennifer Stubbs, City Secretary**

