



GARLAND

AGENDA

CITY COUNCIL WORK SESSION

City of Garland

Work Session Room, City Hall

William E. Dollar Municipal Building

200 North Fifth Street

Garland, Texas

June 19, 2017

6:00 p.m.

DEFINITIONS:

Written Briefing: Items that generally do not require a presentation or discussion by the staff or Council. On these items the staff is seeking direction from the Council or providing information in a written format.

Verbal Briefing: These items do not require written background information or are an update on items previously discussed by the Council.

Regular Item: These items generally require discussion between the Council and staff, boards, commissions, or consultants. These items are often accompanied by a formal presentation followed by discussion.

**[Public comment will not be accepted during Work Session
unless Council determines otherwise.]**

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 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]

1. Consider the Consent Agenda

A member of the City Council may ask for discussion or further information on an item posted as a consent agenda item on the next Regular Meeting of the City Council. The Council Member may also ask that an item on the posted consent agenda be pulled from the consent agenda and considered for a vote separate from consent agenda items on the regular agenda. All discussions or deliberations on this portion of the work session agenda are limited to posted agenda items and may not include a new or unposted subject matter.

2. Verbal Briefings:

a. Paris Rutherford - Downtown and Other Development Update

At the request of Mayor Douglas Athas, Paris Rutherford who was instrumental in creating the vision for downtown Garland will present his perspective of progress to date and other developments in the area.

b. High School Fire Academy

Staff will discuss a high school fire academy in a three-way partnership with the Garland Fire Department, Garland Independent School District, and Dallas County Community College District/El Centro Campus.

c. Status Update on Public Safety Radio System

Steven Niekamp, CIO, and Mitch Bates, Chief of Police, will provide an update on the implementation of the Public Safety Radio System.

d. June Transportation Update

The Transportation Director will provide a briefing for activity during the previous month to advance the redevelopment of IH 30 and IH 635 East in Garland.

e. Park "Clean-Up, Paint-Up, Fix-Up" Initiative

Staff will present an update on the Parks, Recreation, and Cultural Arts initiative "Clean-Up, Paint-Up, Fix-Up". The work performed under this initial phase of the program covered a forty-day period during the months of March and April. The initiative is a system-wide, on-going approach which identifies deferred maintenance, and renews standards for basic maintenance.

f. CDBG Funding Alternatives for Vietnamese Community Center

The Housing & Community Services staff will present funding alternatives for the Vietnamese Community (Senior) Center facility as requested by City Council.

g. Downtown Square Design Process

Staff will provide background information and recommend a strategy to advance the final design of the Downtown Square redevelopment project.

h. Impact of SB1004 - Network Nodes in Rights-of-Way

Staff will provide a briefing regarding the effects on a recent bill (SB 1004) regarding "small cells" and the deployment of network nodes to public right-of-way.

i. Sachse Dog Park Proposal at Bunker Hill

Staff will provide Council with an update on the proposal submitted to the Parks and Recreation Board by the "Sachse Park Pals" for use of approximately 1.4 acres of Bunker Hill Park as an interim dog park. Bunker Hill Park is presently an undeveloped park located at 4949 Bunker Hill Road.

j. Advisory Role of Boards & Commissions

At the request of Council Member David Gibbons and Council Member Rich Aubin, Council will discuss the advisory role of Boards & Commissions.

3. Regular Item:

a. Texas Municipal Power Agency Applicant Interviews

Council will conduct interviews with applicants and discuss the appointment / reappointment process for the City of Garland's representation on the Texas Municipal Power Agency. Mr. Jeffries term of office as a TMPA Board Member expires July 18, 2017.

4. Discuss Appointments to Boards and Commissions

Mayor Douglas Athas

- Eric Elmore - Plan Commission

5. Announce Future Agenda Items

A member of the City Council, with a second by another member, or the Mayor alone, may ask that an item be placed on a future agenda of the City Council or a committee of the City Council. No substantive discussion of that item will take place at this time.

6. Adjourn



GARLAND
CITY COUNCIL ITEM SUMMARY SHEET

City Council Work Session Agenda

2.a.

Meeting Date: June 19, 2017

Item Title: Paris Rutherford - Downtown and Other Development Update

Summary of Request/Problem

At the request of Mayor Douglas Athas, Paris Rutherford who was instrumental in creating the vision for downtown Garland will present his perspective of progress to date and other developments in the area.

Recommendation/Action Requested and Justification

Council discussion.



**GARLAND
CITY COUNCIL ITEM SUMMARY SHEET**

City Council Work Session Agenda

2.b.

Meeting Date: June 19, 2017

Item Title: High School Fire Academy

Submitted By: Mark Lee, Fire Chief

Summary of Request/Problem

Presentation by the Fire Department to discuss a high school fire academy in a three-way partnership with the Garland Fire Department, Garland Independent School District, and Dallas County Community College District / El Centro Campus.

Recommendation/Action Requested and Justification

Presentation only.

Attachments

Fire Academy PPT

High School Fire Academy

The Program

- Meets and Exceeds TEKS Requirements.
- 34 College Credit Hours with El Centro
- Meets and Exceeds TCFP Recommendations
- Three Year Program with Two, Two Week Summer Boot Camps

Year 1

- Fall Focus
 - Overview of Fire Professional, Personal Protective Equipment, Self-Contained Breathing Apparatus, Fire Department Communications, Fire Dynamics, Ropes and Knots
- Spring Focus
 - Fire Protection Systems, Fire Inspections, Water Supplies, Fire Hose Drills, Introduction to Pumping
- Summer Boot Camp Focus
 - Fire Extinguishers, Care and Use of Ladders, Firefighting Foam, Pumping from a Fire Engine

Year 2

- Fall Focus
 - Arson Investigation, Property Conservation, Acquiring Access to Secure Buildings, Searching for Victims, and Dealing with Utilities
- Spring Focus
 - Building Construction, Incident Command, Roadway Safety
- Summer Boot Camp Focus
 - Removing Trapped Victims from Crashed Vehicles, Driving Fire Apparatus, Hostile Fire Phenomenon, Ventilation of Building Fires, Car Fires, Outdoor Fires, Single Story Residential Building Fires

Year 3

- Fall and Spring Focus
 - Hazardous Materials, Rappelling, Apartment Fires, Commercial Building Fires, Fires at Night, Multistory Fires, and Rescue of Trapped Firefighters
- Rotations
 - Fire Department Training Division
 - Fire Marshal's Office
 - Logistical Support
 - Emergency Operations Center



GARLAND
CITY COUNCIL ITEM SUMMARY SHEET

City Council Work Session Agenda

2.c.

Meeting Date: June 19, 2017

Item Title: Status Update on Public Safety Radio System

Submitted By: Steven Niekamp, Chief Information Officer

Summary of Request/Problem

Steven Niekamp, CIO, and Mitch Bates, Chief of Police, will provide an update on the implementation of the Public Safety Radio System.

Recommendation/Action Requested and Justification

Information item only.



**GARLAND
CITY COUNCIL ITEM SUMMARY SHEET**

City Council Work Session Agenda

2.d.

Meeting Date: June 19, 2017

Item Title: Transportation Update June 2017

Submitted By: Paul Luedtke, Transportation Director

Summary of Request/Problem

The Transportation Director will provide a briefing for activity during the previous month to advance the redevelopment of IH 30 and IH 635 East in Garland.

Recommendation/Action Requested and Justification

Information only.

Attachments

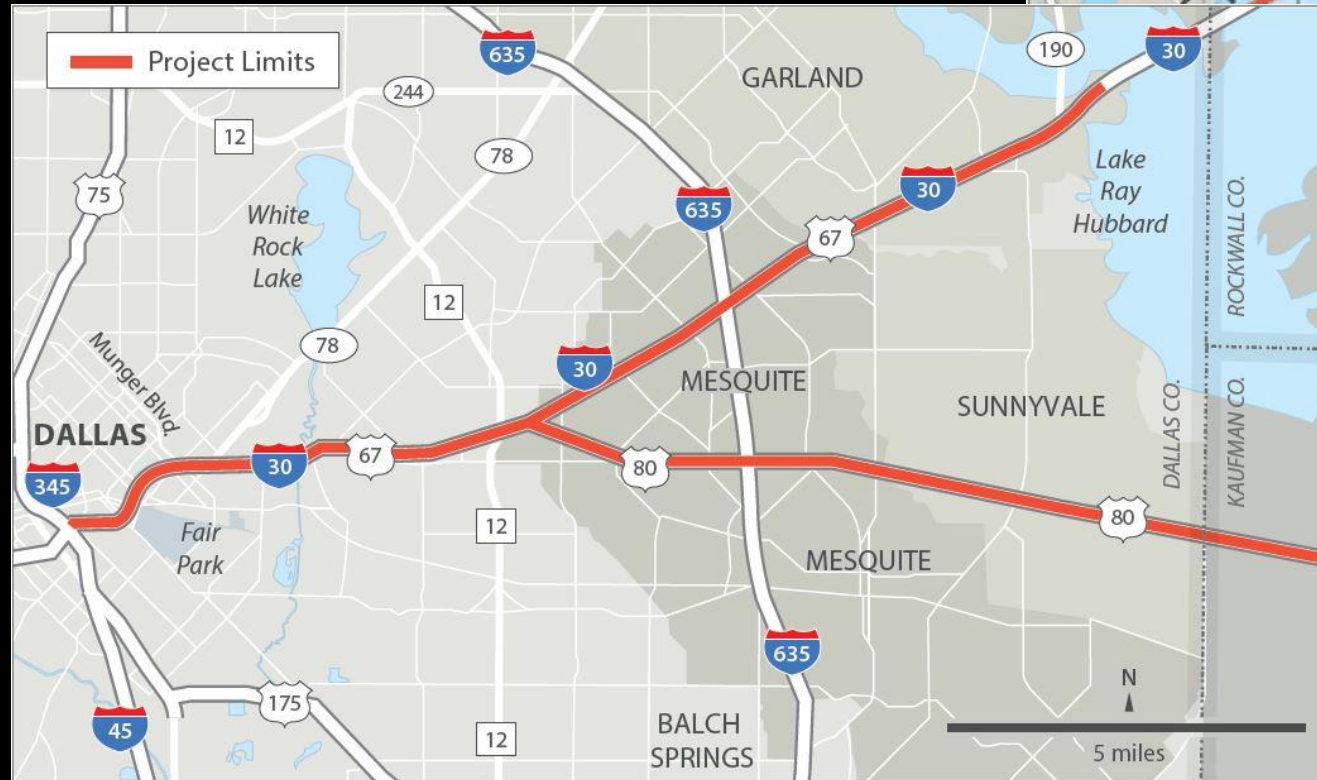
Transportation Update June 2017

Transportation Update

June 19, 2017

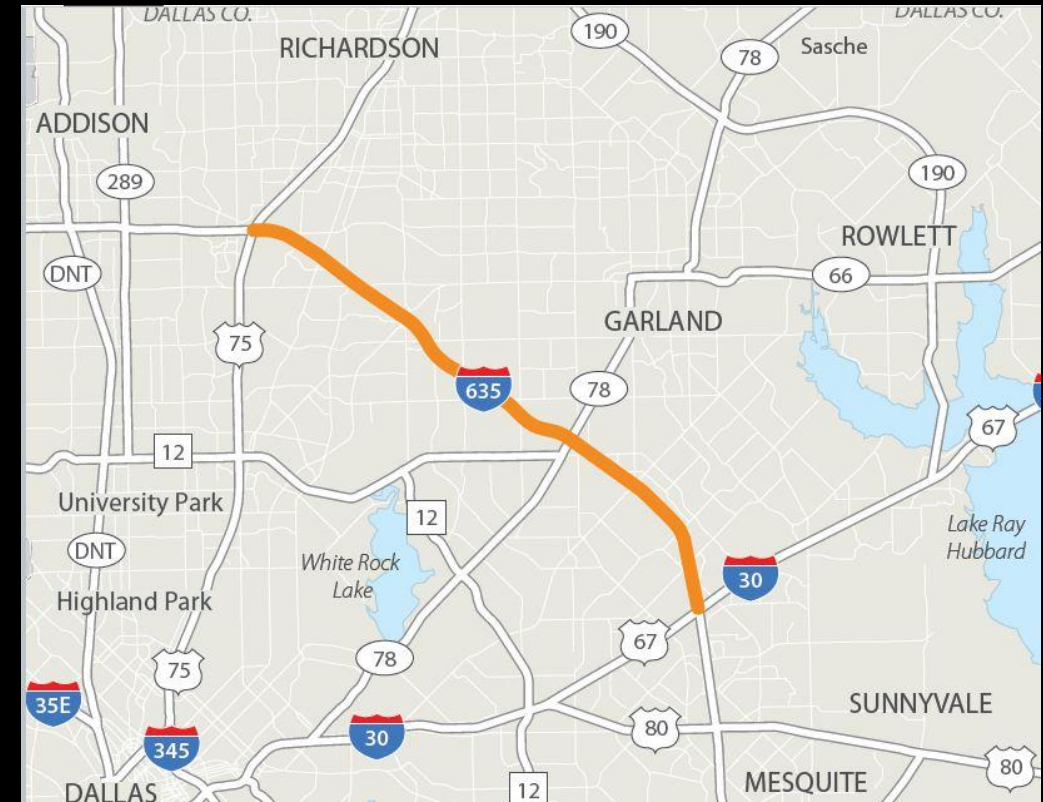
IH 30

- ◆ Meeting with Harbor Point Stakeholders
- ◆ Additional meetings in July
- ◆ Break Project into Smaller Parts



IH 635 East

- ◊ Engineering
 - ◊ Construction Plans - Complete
 - ◊ Traffic and Revenue study - Complete
 - ◊ Public Hearing - Complete
 - ◊ Environmental - Complete
 - ◊ Ready for Construction Bidding
- ◊ Funding
 - ◊ Still Number 1 Project
 - ◊ No Funding from Legislature
 - ◊ “Laser Focus” on IH 635 East
 - ◊ Evaluating Options





GARLAND
CITY COUNCIL ITEM SUMMARY SHEET

City Council Work Session Agenda

2.e.

Meeting Date: June 19, 2017

Item Title: Park "Clean-Up, Paint-Up, Fix-Up" Initiative

Submitted By: Jermel Stevenson, Managing Director

Summary of Request/Problem

Staff will present an update on the Parks, Recreation, and Cultural Arts initiative "Clean-Up, Paint-Up, Fix-Up". The work performed under this initial phase of the program covered a forty-day period during the months of March and April. The initiative is a system-wide, on-going approach which identifies deferred maintenance, and renews standards for basic maintenance.

Recommendation/Action Requested and Justification

Staff presentation.

Attachments

Clean Up Paint Up & Fix Up

Clean Up, Paint Up, & Fix Up



GARLAND

PARKS, RECREATION & CULTURAL ARTS



Signage – Bradfield Park Marquee

BEFORE

AFTER



Paint It Up -
Faded and
weather
beaten paint
on entryway
signage

Park Amenities - Coomer Park Bench

BEFORE



Fix It Up –
Replaced
rotting
wood on
benches

AFTER



Painting Projects – Embree Park Playground

BEFORE



Paint It Up –
Peeling paint on
playground
equipment

AFTER



Concession Stands – Norman Groves Park



BEFORE

Paint It Up



AFTER



Granville Arts Center

BEFORE



Clean It Up -
Dead spots
and sparse
and aged
plants

AFTER



Recreation Centers – *Granger Wall Repairs*

BEFORE



Fix It Up -
Damaged
wall from
heavy use

DURING

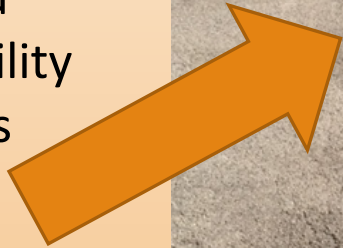


AFTER



Parking Lot Touch Ups – Audubon Parking Lot

Paint It Up -
Faded
parking
lines and
accessibility
markings



Portable Toilets – Adding Shelters

CURRENT SET UP AT MOST PARKS



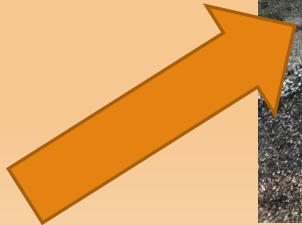
ROWLETT CREEK



MONTGOMERY PARK

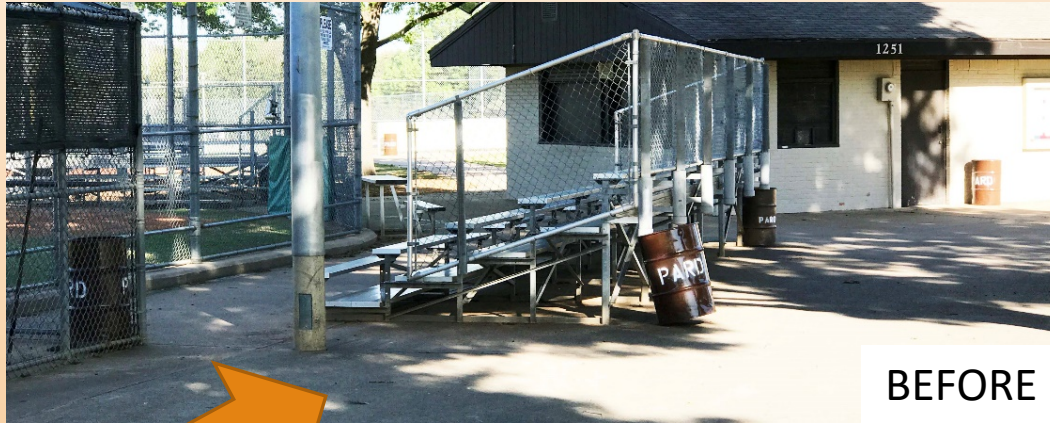


Fix It Up -
Where
portable
toilets are
needed,
mitigate the
appearance
with
shelters.



Litter Receptacle Replacement Program

Paint It Up –
Replace brown litter barrels and paint green.



BEFORE



AFTER

Rebranding and Repainting
Litter Receptacles in Parks



**KEEP YOUR
PARK CLEAN**



GARLAND
CAREN MADE HERE

Staff Engagement



“Everyone has a broader focus now with a positive energy.”

“Because we were able to mix up the crews, this project gave our staff a respect for the jobs that they aren’t normally assigned to do.”



Gatewood Pavilion Picnic Shelter Repainting



Paint It Up –
Pavilion Roof Before and During
Power-washing



AFTER – Roof Repainted

AFTER– Wood Restained





GARLAND POLICY REPORT

City Council Work Session Agenda

2.f.

Meeting Date: June 19, 2017

Item Title: CDBG Funding Alternatives for Vietnamese Community Center

Submitted By: Rick Vasquez, Managing Director

Council Goal: Sustainable Quality Development and Redevelopment
Fully Informed and Engaged Citizenry
Safe, Family-Friendly Neighborhoods
Embrace Diversity

ISSUE

The Housing & Community Services staff will present funding alternatives for the Vietnamese Community (Senior) Center facility as requested by City Council.

OPTIONS

H&CS staff will present CDBG and NSP program funding option for City Council consideration.

RECOMMENDATION

Staff recommends adjusting the 2018 HOME program budget to provide 2018 CDBG funds to finance the remodeling of the Vietnamese Community (Senior) Center.

Attachments

CDBG Funding for Vietnamese Community Center Email

CDBG City Council Presentation

Morales, Elisa

From: Morales, Elisa
Sent: Thursday, June 15, 2017 8:29 AM
To: Morales, Elisa
Subject: FW: Work Session Item 3 k

From: Jennifer Nguyen Dfwaacc [<mailto:jennifer.nguyen50@gmail.com>]
Sent: Monday, June 05, 2017 2:34 PM
To: LeMay, Councilman Scott <SLemay@garlandtx.gov>
Cc: jennifer.nguyen50@gmail.com
Subject: Re: Work Session Item 3 k

Mayor Pro Tem LeMay;

Thank you so much for your support and trust.

The VAC (Vietnamese American Community Center) founded in late of 1999. We have received tremendous financial support from the community at large and The Meadows Foundation, was paid for in 2003.

The Center is 17 years old now. We just finished the whole entire parking lot and since the center is so old, for safety reasons we do need to revitalize, give it a face lift.

Based on our CGBG grant apps from last year and few additional items that need repairs/replaced, we would need the following in priority order:

1. Ceramic Floor Tile – \$21,000.00 (3500 sq ft @ \$6 per sq ft)
2. Bathroom remodeling – \$12,500.00 (50 sq ft, Basic toilets & stalls, vendor supplied)
3. Additional AC unit – \$10,000.00 (5 TON 16 SEER 10 YR Limited Warranty 1 YEAR Labor)
4. Relocate Exit (Metal) Door – \$5,000.00 (Metal door @ \$2,000.00, Labor)
5. Install Windows Blinds – \$1,500.00 (\$50 per window, 30 windows, Faux/Wood blinds, 2 inches)
6. Exterior painting – \$14,200.00 (6,966 sq ft, power wash, vendor supplied)
7. Interior painting – \$10,750.00 (6,966 sq ft, 2 coats, baseboard and casings)
8. Ceiling tiles – \$600.00 (5 packs - \$80 per pack of 16 tiles, 4 hours of labor @ 40 per hour)
9. Misc. (Lightings, side doors, curtains, main sign) – \$5,000.00

So for immediate needs, we would need \$43,500.00. The total renovation projects would run around \$85,550.00

Please let me know if you need anything additional. We do not just want to fix it just because but that's building really needed help due to health and safety reasons as well.

Any support you can provide will be most appreciated.

Best regards,
Jennifer Nguyen

On Jun 5, 2017, at 9:43 AM, LeMay, Councilman Scott <SLemay@garlandtx.gov> wrote:

Jennifer- I just wanted to let you know that Councilman Gibbons and I have placed an item on our Work Session agenda to discuss funding options for the Vietnamese Community Center repairs. This will be for discussion only- no public comment. If you can provide me with a general list of the repairs needed that would be helpful.

Sorry for the last minute request.

<http://www.garlandtx.gov/gov/cd/council/meetings/agendas.asp>

Scott LeMay
Mayor Pro Tem
Garland City Council- District 7
3233 Shield Lane
Garland, Texas 75044
(214) 794-8904 cell

CDBG and NSP

Community Development Block Grant
Neighborhood Stabilization Program

NSP

Congress established the Neighborhood Stabilization Program (NSP) for the purpose of stabilizing communities that have suffered from foreclosures and abandonment.

The program is authorized under Title III of the Housing and Economic Recovery Act of 2008.

American Recovery and Reinvestment Act

NSP

- NSP 1 \$ 4 billion – formula grants to entitlement cities
- NSP 2 \$ 2 billion – competitive funding

City of Garland Received \$2.4 million of NSP 1

NSP is a component of the CDBG program, authorized under Housing and Community Development Act of 1974 (HCD Act) (42 U.S.C. 5301 *et seq.*).

NSP Eligible Activities

- Acquisition, demolition, reconstruction and sale of foreclosed properties (single and multi-family).
- Revolving loan funds.

City of Garland Use of NSP

- Acquisition
- Demolition
- Reconstruction
- Financing
- Down-payment Assistance

City of Garland NSP

- Total Program Income: \$206,330
- Annual Program Income: \$34,896
- NSP Loan Portfolio: 8 loans -
- Outstanding Projects: Garland Housing
Finance Corporation
Demolition grant, \$204,000

NSP Outstanding Project – GHFC

- \$204,000
- Demolish Miller Gardens Apartments – completed
- Replace with 5 low income units.
- Seeking closeout alternatives with HUD to revise original agreement to achieve removal of slum and blight.

HUD NSP Closeout Guidance

- HUD seeks program closeout due to redundant NSP and CDBG reporting, accounting and monitoring.
- HUD issues closeout guidelines to entitlement programs.

Garland NSP Closeout Issues

- After HUD closeout procedure, the City Council must provide staff direction to budget \$206,000 of NSP program income in the CDBG program.
- After HUD closeout procedure, \$34,869 in NSP program income will be budgeted by City Council in the annual in the CDBG budget process.

CDBG

CDBG Great Homes (ARD)

- Acquisition/Re-hab/Disposition Program
- 2018 CDBG proposed budget revision
- 1929 Del Mar – GHFC partnership project financed with 2108 CDBG. Utilize HOME revolving loan funds to implement project. (\$150,000)
- City Council must authorize funding 1929 Del Mar with HOME funds.
- City Council must program \$150,000 in CDBG funds.

Vietnamese Community (Senior) Center

- Seeking \$80,550 (\$74,050 CDBG eligible) to update and remodel center.
- Staff recommends approval:
 - \$80,550 for community center project
 - \$15,000 for construction project management
 - \$10,000 for contingency



GARLAND
CITY COUNCIL ITEM SUMMARY SHEET

City Council Work Session Agenda

2.g.

Meeting Date: June 19, 2017

Item Title: Downtown Square Design Process

Summary of Request/Problem

Planning and Community Development staff will provide background information and recommend a strategy to advance the final design of the Downtown Square redevelopment project. Project background information and digital copies of past design concepts may be viewed

at <http://www.garlandtx.gov/gov/lq/pcd/projects/downtownsquare/default.asp>

Recommendation/Action Requested and Justification

Council discussion.



GARLAND
CITY COUNCIL ITEM SUMMARY SHEET

City Council Work Session Agenda

2.h.

Meeting Date: June 19, 2017

Item Title: Impact of SB1004 - Network Nodes in Rights-of-Way

Submitted By: Kira Wauwie, Principal Development Planner

Summary of Request/Problem

Staff will provide a briefing regarding the effects on a recent bill (SB 1004) regarding small cells and the deployment of network nodes to public right-of-way.

Recommendation/Action Requested and Justification

Unless otherwise directed by the Council, staff will bring forward a design criteria manual for small cells at an upcoming regular City Council meeting for formal consideration.

Attachments

SB 1004 TML Summary

S.B. 1004 (Hancock/Geren) – Small Cellular Network Deployment: this bill was sought by wireless companies and industry vendors (“network providers”) to quickly install small cellular equipment (“network nodes”) and/or towers in a city’s rights-of-way. It makes various findings related to the deployment of cellular network nodes in the public rights-of-way and municipal authority over those rights-of-way, and – with regard to access to a city’s rights-of-way for the installation of network nodes – provides that:

1. subject to the requirements of the bill and the approval of a permit application, if required, a network provider is authorized, as a permitted use, without need for a special use permit or similar zoning review and not subject to further land use approval, to do the following in the public right-of-way: (a) construct, modify, maintain, operate, relocate, and remove a network node or node support pole (a pole installed by a network provider for the primary purpose of supporting a network node); (b) modify or replace a utility pole (a pole that provides electric distribution or telecommunications service) or node support pole; and (b) collocate on a pole, subject to an agreement with the city that does not conflict with the bill.
2. a network provider taking an action authorized by (1), above, is subject to applicable codes, including applicable public right-of-way management ordinances.
3. a network provider shall construct and maintain network nodes and node support poles in a manner that does not: (a) obstruct, impede, or hinder the usual travel or public safety on a public right-of-way; (b) obstruct the legal use of a public right-of-way by other utility providers; (c) violate nondiscriminatory applicable codes; (d) violate or conflict with the city’s publicly disclosed public right-of-way design specifications; or (e) violate the federal Americans with Disabilities Act.
4. a network provider shall ensure that each new, modified, or replacement utility pole or node support pole installed in a public right-of-way in relation to which the network provider received approval of a permit application does not exceed the lesser of: (1) 10 feet in height above the tallest existing utility pole located within 500 linear feet of the new pole in the same public right-of-way; or (b) 55 feet above ground level.
5. a network provider may not install a new node support pole in a public right-of-way without the city’s discretionary, nondiscriminatory, and written consent if the public right-of-way is in a municipal park or is near or in certain residential areas.
6. a network provider must obtain advance approval from a city before collocating new network nodes or installing new node support poles in an area zoned or otherwise designated as a historic district or as a design district if the district has decorative poles, and a city can require certain types of equipment in those areas.
7. a network provider shall, in relation to installation for which the city approved a permit application, comply with nondiscriminatory undergrounding requirements, including municipal ordinances, zoning regulations, state law, private deed restrictions, and other public or private restrictions, that prohibit installing aboveground structures in a public right-of-way without first obtaining zoning or land use approval, but a city can’t prohibit a network provider from replacing an existing structure.
8. a city may adopt a design manual for the installation and construction of network nodes and new node support poles in the public right-of-way that includes additional installation and construction details that do not conflict with the bill, including: (a) a requirement that an industry standard pole load analysis be completed and submitted to the city indicating that the service pole to which the network node is to be attached will safely support the load; and (b) a requirement that network node equipment placed on new and existing poles be placed more than eight feet above ground level.

9. a network provider shall comply with a design manual, if any, in place on the date a permit application is filed in relation to work for which the city approved the permit application, and no moratorium is allowed based on the lack of a design manual.
10. a city, subject to an agreement with the city that does not conflict with the bill, shall allow collocation of network nodes on “service poles” on nondiscriminatory terms and conditions and at a rate not greater than \$20 per year per service pole.
11. a “service pole” for purposes of (10), above, means a pole, other than a municipally owned utility pole, owned or operated by a city and located in a public right-of-way, including: (a) a pole that supports traffic control functions; (b) a structure for signage; (c) a pole that supports lighting, other than a decorative pole; and (d) a pole or similar structure owned or operated by a city and supporting only network nodes.

With regard to applications and permits for the installation of network nodes, the bill provides that:

1. a city may not directly or indirectly require, as a condition for issuing a permit required under the bill, that the applicant perform services unrelated to the installation or collocation for which the permit is sought, including in-kind contributions such as reserving fiber, conduit, or pole space for the city.
2. a city may require a network provider to obtain one or more permits to install a network node, node support pole, or transport facility in a public right-of-way if the permit: (a) is of general applicability to users of the public right-of-way; (b) does not apply exclusively to network nodes; and (c) is processed on nondiscriminatory terms and conditions regardless of the type of entity submitting the application for the permit.
3. A network provider is entitled to file a consolidated permit application for not more than 30 network nodes and receive permits for the installation or collocation of those network nodes.
4. as part of the standard form for a permit application, a city may require the applicant to include applicable construction and engineering drawings and information to confirm that the applicant will comply with the city’s publicly disclosed public right-of-way design specifications and applicable codes, as well as certain other information.
5. for the imposition of “shot clocks” on permit approvals as follow: (a) not later than the 30th day after the date the city receives an application for a permit for a network node or node support pole, or the 10th day after the date the city receives an application for a permit for a transport facility, the city shall determine whether the application is complete and notify the applicant of that determination; and (2) a city must approve or deny an application for a node support pole not later than the 150th day after the date the municipality receives the complete application, a network node not later than the 60th day after the date the city receives the complete application, or a transport facility not later than the 21st day after the date the city receives a complete application.
6. a city that denies a complete application must document the basis for the denial, including the specific applicable code provisions or other municipal rules, regulations, or other law on which the denial was based, and provide an opportunity to cure.
7. the amount of an application fee charged by a city may not exceed the lesser of: (a) the actual, direct, and reasonable costs the municipality determines are incurred in granting or processing an application that are reasonably related in time to the time the costs of granting or processing an application are incurred (which may not include contingency payments or third-party engineering or legal review); or (b) \$500 per application

covering up to five network nodes, \$250 for each additional network node per application, and \$1,000 per application for each pole.

8. A city may not require a network provider to submit an application, obtain a permit, or pay a rate for most routine maintenance or replacement of “substantially similar” existing equipment as defined by the bill.

With regard to compensation for use of city rights-of-way, the bill provides that:

1. a public right-of-way rate for use of the public right-of-way may not exceed an annual amount equal to \$250 multiplied by the number of network nodes installed in the public right-of-way in a city’s corporate boundaries.
2. a city may charge a network provider a lower rate or fee if the lower rate or fee is: (a) nondiscriminatory; (b) related to the use of the public right-of-way; and (c) not a prohibited gift of public property.
3. a city may adjust the amount of the public right-of-way rate not more often than annually by an amount equal to one-half the annual change, if any, in the consumer price index.
4. to increase the rate under (3), above, the city shall provide written notice to each network provider of the new rate, and the rate shall apply to the first payment due on or after the 60th day following that notice.
5. a network provider that wants to connect a network node to the network using the public right-of-way may: (a) install its own transport facilities; or (b) obtain transport service from a person that is paying municipal fees to occupy the public right-of-way that are the equivalent of not less than \$28 per node per month.
6. a network provider may not install its own transport facilities unless the provider: (a) has a permit to use the public right-of-way; and (b) pays to the city a monthly public right-of-way rate for transport facilities in an amount equal to \$28 multiplied by the number of the network provider’s network nodes located in the public right-of-way for which the installed transport facilities provide backhaul unless or until the time the network provider’s payment of municipal fees to the city exceeds its monthly aggregate per-node compensation to the city (any fee required by this provision is in addition to the \$250 per node fee).
7. a city may not require a network provider to pay any compensation other than the compensation authorized by this chapter for the right to use a public right-of-way for network nodes, node support poles, or transport facilities for network nodes.

With regard to the size of equipment in a city’s rights-of-way, the bill provides that:

1. a network node to which the bill applies must conform to the following conditions: (a) each antenna that does not have exposed elements and is attached to an existing structure or pole: (i) must be located inside an enclosure of not more than six cubic feet in volume; (ii) may not exceed a height of three feet above the existing structure or pole; and (iii) may not protrude from the outer circumference of the existing structure or pole by more than two feet; (b) if an antenna has exposed elements and is attached to an existing structure or pole, the antenna and all of the antenna’s exposed elements: (i) must fit within an imaginary enclosure of not more than six cubic feet; (ii) may not exceed a height of three feet above the existing structure or pole; and (iii) may not protrude from the outer circumference of the existing structure or pole by more than two feet.
2. certain types of ancillary equipment defined by the bill are not included in the calculation under (1), above.
3. the cumulative size of other wireless equipment associated with the network node attached to an existing structure or pole may not: (a) be more than 28 cubic feet in volume; or (b) protrude from the outer circumference of the existing structure or pole by more than two feet.

4. ground-based enclosures, separate from the pole, may not be higher than three feet six inches from grade, wider than three feet six inches, or deeper than three feet six inches and pole-mounted enclosures may not be taller than five feet.
5. equipment attached to node support poles may not protrude from the outer edge of the node support pole by more than two feet and equipment attached to a utility pole must be installed in accordance with the National Electrical Safety Code, subject to applicable codes, and the utility pole owner's construction standards.

With regard to other, miscellaneous items, the bill provides that:

1. the bill applies only to activities related to transport facilities for network nodes, activities of a network provider collocating network nodes in the public right-of-way or installing, constructing, operating, modifying, replacing, and maintaining node support poles in a public right-of-way, and municipal authority in relation to those activities.
2. a city may not enter into an exclusive arrangement with any person for use of the public right-of-way for the construction, operation, marketing, or maintenance of network nodes or node support poles.
3. a city, in its exercise of administrative and regulatory authority related to the management of and access to the public right-of-way, must be competitively neutral with regard to other users of the public right-of-way.
4. the governing body of a municipally owned utility shall allow collocation of network nodes on municipally owned utility poles on nondiscriminatory terms and conditions and pursuant to a negotiated pole attachment agreement, including any applicable permitting requirements of the municipally owned utility.
5. nothing in the bill shall govern attachment of network nodes on poles and other structures owned or operated by investor-owned electric utilities, electric cooperatives, telephone cooperatives, or telecommunications providers, and the bill does not confer on cities any new authority over those utilities, cooperatives, or providers.
6. subject to the bill and applicable federal and state law, a city may continue to exercise zoning, land use, planning, and permitting authority, including with respect to utility poles.
7. a city may exercise that authority to impose police-power-based regulations for the management of the public right-of-way that apply to all persons subject to the city.
8. a network provider shall relocate or adjust network nodes in a public right-of-way in a timely manner and without cost to the city managing the public right-of-way.
9. a network provider shall operate all network nodes in accordance with all applicable laws, including regulations adopted by the Federal Communications Commission and related to harmful interference.
10. if a rate, term, or condition of an agreement or ordinance related to the construction, collocation, operation, modification, or maintenance of network nodes does not comply with the requirements of the bill, a city shall amend the agreement or ordinance to comply with the bill and the amended rates, terms, or conditions shall take effect for those network nodes on the six-month anniversary of the effective date of the bill.

(Effective September 1, 2017.)



**GARLAND
CITY COUNCIL ITEM SUMMARY SHEET**

City Council Work Session Agenda

2.i.

Meeting Date: June 19, 2017

Item Title: Sachse Dog Park Proposal at Bunker Hill Park

Submitted By: Jermel Stevenson, Managing Director

Summary of Request/Problem

Staff will provide briefing to the Council on the proposal submitted to the Parks and Recreation Board by the "Sachse Park Pals" for use of approximately 1.4 acres of Bunker Hill Park as an interim dog park. Bunker Hill Park is presently an undeveloped park located at 4949 Bunker Hill Road.

Recommendation/Action Requested and Justification

Council discussion.

Attachments

WS 06192017 Bunker Hill Park

Request for Use of Bunker Hill Park for Dog Park

Parks & Recreation Board Meeting

May 3, 2017



Request for Use of Bunker Hill Park for Dog Park

- The proposal requests “temporary use of the park”, with term limit to be determined, and brought forth to the Board at future date;
- The request for the proposed use of the park requires the organization receive approval by the Board as a “Coordinated Organization” ;
- Prior to executing the FUA, plans for park improvements by the organization will be brought forth, by staff, to the Board for approval;
- A “Facility Utilization Agreement” (FUA), will outline the agreement period, and conditions for use.

Request for Use of Bunker Hill Park for Dog Park

4949 Bunker Hill Road

Proposal: Allocated 1.4/31.28 acres for interim dog park

The Site

- 31.28 Available Open Space
- Currently Owned by City of Garland
- Designation changed from Parkland to Commercial Lots in last year.

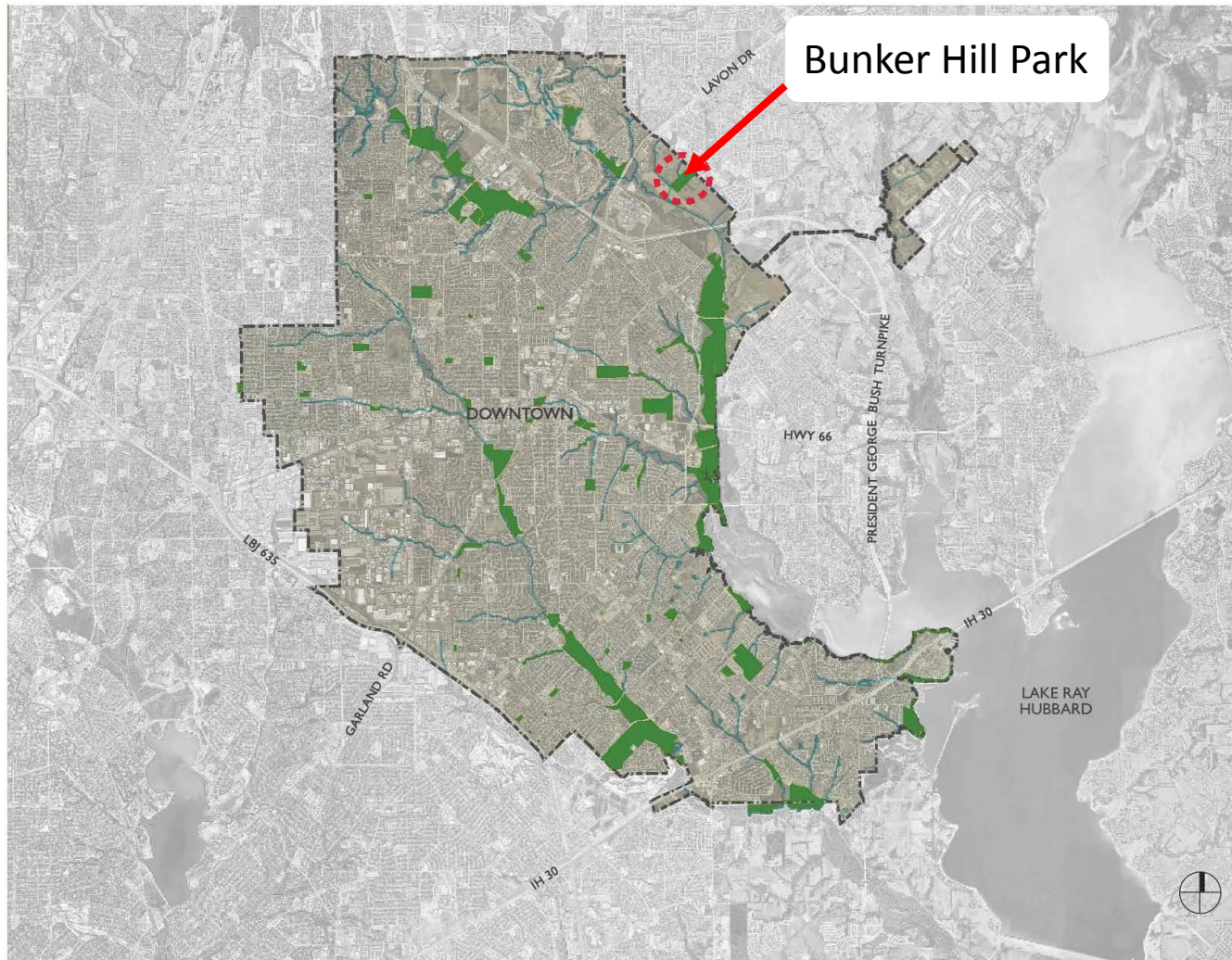


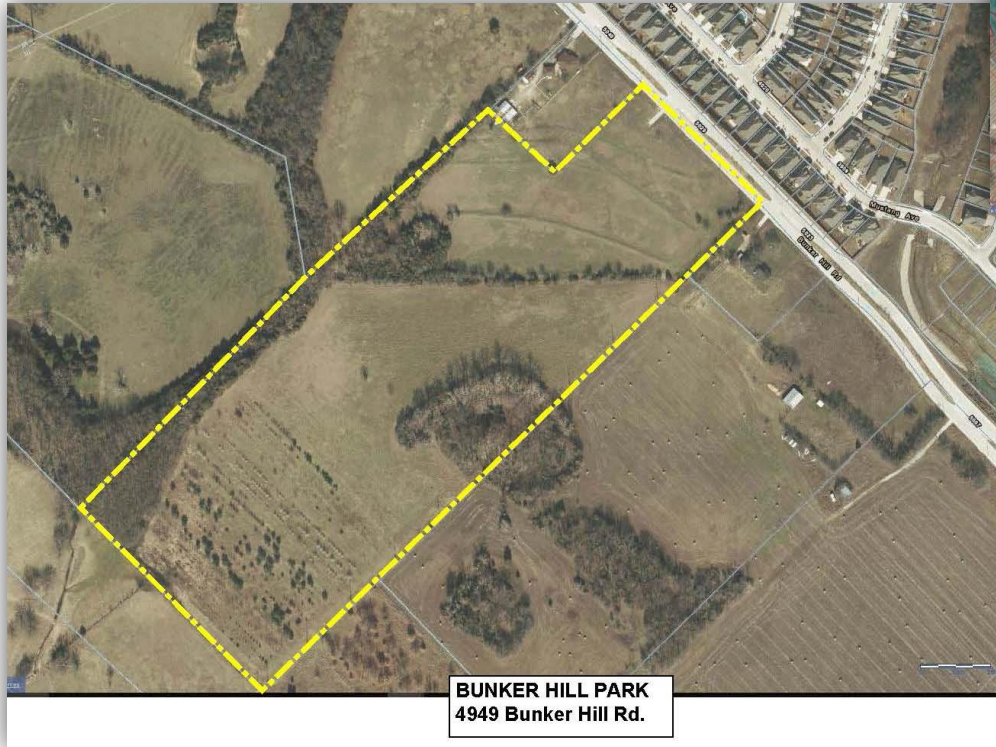
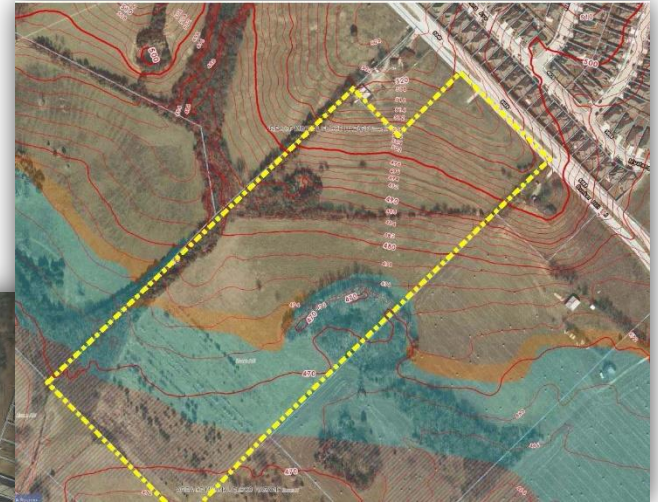
Proposal

- **Duration:** Interim Park Until Permanent Park in-place
- **Land (Allocate ~1.4 Acres)**
 - 4,000 SQ FT Parking
 - 3,000 SQ FT Shelter/Rescue Dog Area
 - 11,000 SQ FT Small Dog Area
 - 42,000 SQ FT Large Dog Area
- **Fence:** 5' Black Vinyl Coated Commercial Grade
- **Amenities:** Double Gated Entry, Separate Small, Large, Shelter/Rescue Areas, BYOW (Bring your own water) BYOC (Bring your own Chair)
- **Hours:** Normal Park Hours (No Lighting)
- **Parking:** 20 X 200 Gravel Parking

Cost

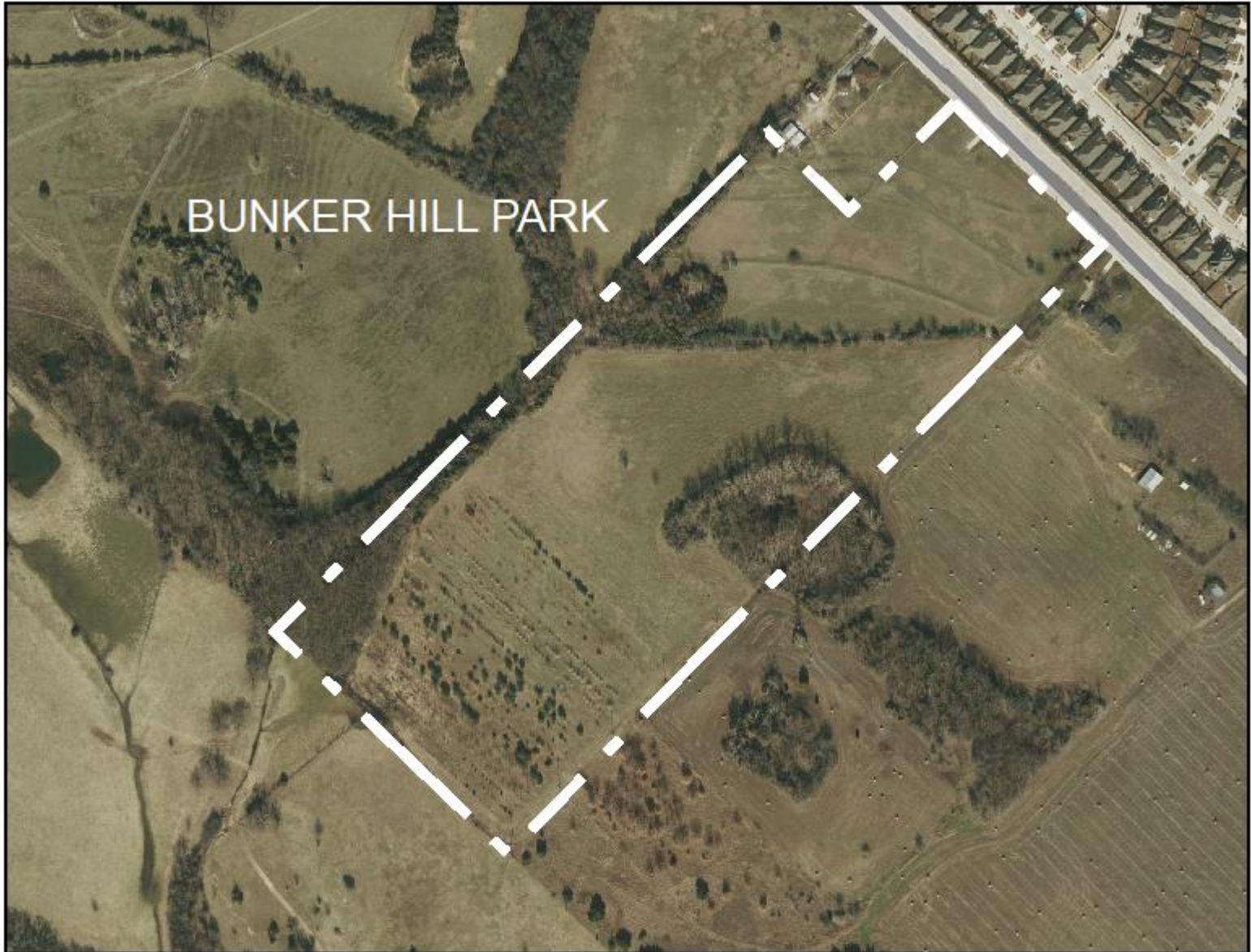
- **Land:** Owned by City of Garland
- **Fence:** (Sachse Park Pals)
 - Purchased and Donated by Sachse Park Pals
 - Installation: Propose a Barn Raising Event with local community for Fence Installation (Sachse Park Pals working with Home Depot Garland for DIY Fence Installation Workshop and volunteers)
 - ~30 volunteers available for barn raising event.
- **Pet Waste Stations:** Donated by Sachse Park Pals
- **Parking:** Sachse Park Pals willing to do fundraising to cover the cost of Creating interim Parking Area.
- **Maintenance:** Sachse Park Pals will to do fundraising to cover the cost of park weekly cleanup.





BUNKER HILL PARK
4949 Bunker Hill Rd.

BUNKER HILL PARK





**GARLAND
CITY COUNCIL ITEM SUMMARY SHEET**

City Council Work Session Agenda

2.j.

Meeting Date: June 19, 2017

Item Title: Advisory Role of Boards & Commissions

Summary of Request/Problem

At the request of Council Member David Gibbons and Council Member Rich Aubin, Council will discuss the advisory role of Boards & Commissions.

Recommendation/Action Requested and Justification

Council discussion.



**GARLAND
CITY COUNCIL ITEM SUMMARY SHEET**

City Council Work Session Agenda

3.a.

Meeting Date: June 19, 2017

Item Title: Texas Municipal Power Agency Applicant Interviews

Submitted By: Rene Dowl, City Secretary

Summary of Request/Problem

Council conduct interviews with applicants and discuss the appointment / reappointment process for the City of Garland's representation on the Texas Municipal Power Agency. Mr. Jefferies term of office as a TMPA Board Member expires July 18, 2017.

Information was posted on the City's website for 21 days regarding the qualification for the TMPA Board Member in order to provide an opportunity for citizens to apply for the position. Qualified applicants were requested to submit a letter of interest and resume by June 6, 2017.

Recommendation/Action Requested and Justification

Council will interview the applicants.

Attachments

T Jefferies Ltr of Interest

TMPA Board Member Appointment

I would have an interest in continuing serving as one of Garland's Board of Director members of TMPA should the City Council choose to reappoint me.



Tom Jefferies
May 4, 2017



GARLAND

City Council Work Session Agenda

Meeting Date: June 19, 2017

Item Title:

Submitted By: Elisa Morales, Management Services Coordinator , Administration

Summary:

Mayor Douglas Athas

- Eric Elmore - Plan Commission
-

Attachments

Eric Elmore - Plan Commission



GARLAND

TEXAS MADE HERE

Application for City of Garland Boards/Commissions/Committees

Please Type or Print Clearly:

Date: 06/14/2017

Name: Eric Elmore Phone: _____ (Home)

Address: _____ Phone: _____ (Other)

City, State, Zip: Garland, TX 75040 Email: _____

Resident of Garland for 31 years Resident of Texas for 35 years

Dallas County Voter Registration Number _____ Garland City Council District Number 2

Have you ever been convicted of a felony? ☐ Yes ☒ No

Have you ever been convicted of a Class A misdemeanor? ☐ Yes ☒ No

Please list any experience that qualifies you to serve in the areas you have indicated.

Academic and Professional experiences in Management, Strategy, Operations, Finance, Credit, Lending, ⁺

If you have previously served on a City Board or Commission, please specify and list dates of service.

N/A

List civic or community endeavors with which you have been involved.

Tutor At-Risk Youth - Trinity River Mission, Dallas TX

What is your educational background?

Diploma - Garland High School. BA Economics - The University of Texas at Dallas. MBA - Finance - Durh ⁺

What is your occupational experience?

Investment Management; Series 65 License - Active, Stockbroker; Series 7&63 License - Inactive, Busine ⁺

I hereby affirm that all statements herein are true and correct.

Eric Elmore

Board or Commission of first, second, and third choice:

☐ Board of Adjustment

☐ Building and Fire Codes Board

☐ Citizens Environmental and Neighborhood Advisory Committee

☐ Community Multicultural Commission

☐ Electrical Board

☐ Garland Cultural Arts Commission

☐ Garland Youth Council **

☐ Property Standards Board

☐ Library Board

☐ Parks and Recreation Board

☐ Plan Commission *

☐ Plumbing and Mechanical Codes Board

☐ Senior Citizens Advisory Committee

* Plan Commission members must live in district

** Garland Youth Council has a separate application

Return completed application to:

City Secretary's Office
200 North Fifth Street
Garland, TX 75040
Fax: 972-205-2504
Email: rdowl@GarlandTx.gov

Revised 03/2015