



GARLAND

MINUTES

The City Council of the City of Garland convened in regular session at 7:00 p.m. on Tuesday, February 7, 2023, in the Council Chambers at the William E. Dollar Municipal Building, 200 North Fifth Street, Garland, Texas, with the following members present:

Present: Mayor Scott LeMay
Mayor Pro Tem Deborah Morris
Deputy Mayor Pro Tem Robert John Smith
Council Member Jeff Bass
Council Member Ed Moore
Council Member B.J. Williams
Council Member Margaret Lucht
Council Member Robert Vera
Council Member Dylan Hedrick

Staff Present: City Manager Jud Rex
Deputy City Manager Mitch Bates
Assistant City Manager Crystal Owens
Assistant City Manager Phillip Urrutia
Assistant City Manager Andy Hesser
City Attorney Brian England
City Secretary Eloyce RenÃ© Dowl

LEGISLATIVE PRAYER AND PLEDGE OF ALLEGIANCE

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

MAYORAL PROCLAMATIONS, RECOGNITIONS AND ANNOUNCEMENTS

The Mayor may present proclamations and recognize attendees or award winners, and may make announcements regarding upcoming City events and matters of interest to citizens. There will be no Council deliberations or votes on these matters.

Crystal Lazo, Adoption Specialist, Animal Services, presented the Pet of the Month.

Carol Curry, Garland Makers Space, presented a donation of \$7,200 to Karen Archibald, Director of Garland Public Libraries.

Jay Warren, President and Board Members from the Texas Association of Municipal Information Officers (TAMIO), presented Dorothy White, Public & Media Relations Manager, with the Cheryl A. Soward Communicator of Distinction Award, acknowledging her work with TAMIO and public service to the City of Garland.

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 to implement each item. The Mayor will announce the agenda and provide an opportunity for members of the audience and the City Council to request that an item be removed and considered separately.

The motion was made by Council Member Moore to approve the Consent Agenda as presented, excluding Item 2g, which was pulled for individual consideration, seconded by Council Member Williams. Motion carried:

Vote: 9 ayes, 0 nays

1. Consider approval of the minutes of the January 17, 2023, Regular Meeting.
2. Consider approval of the following bids:

a. APPROVED Professional Engineering Services **Bid No. 0356-23**

Lam Consulting Engineering **\$409,840.00**

This request is to obtain professional engineering services to replace approximately 895 linear feet of existing water line and 5,720 linear feet of existing wastewater main in the following locations:

1. Alley between Ancilla Drive and Bethany Drive from Glenville Drive to Eton Place.
2. Alley between Bethany Drive and Concord Drive from Glenville Drive to Eton Place.
3. Plano Road between Ancilla Drive alley to Lawler Road alley.

b. APPROVED Transportation Operations and Maintenance **Bid No. 0364.23**
Facility Roof Replacement

Supreme Roofing	\$303,934.00
Optional Contingency	20,000.00
TOTAL:	\$323,934.00

This request is for the replacement of the roof on the recently renovated Transportation Operations and Maintenance Facility.

c. APPROVED Traffic Signal Installation and Modernization **Bid No. 0261-21**

Mel's Electric, LP **\$171,580.00**

This request is to approve a Change Order for Traffic Signal Installation and Modernization Services. The Term Agreement contains 112 individual line items for materials and labor that can be used for various traffic signal construction and maintenance activities. Due to ongoing inflationary costs and market conditions, the vendor has requested an 11.36 percent increase upon renewal of the Term Agreement.

d. APPROVED Replacement Fire Trucks **Bid No. 0395-23**

Siddons-Martin Emergency Group **\$5,004,137.00**

This request is for the purchase of three (3) replacement Pierce Custom Velocity Pumper Trucks and one (1) replacement Pierce Custom Velocity Aerial Ladder Truck to be utilized by the Garland Fire Department. These are scheduled and budgeted purchases for 2025, and the units being replaced will be retired and auctioned once the new units are delivered in 2025. Manufacturer lead times require that this equipment be ordered in 2023 to ensure delivery in 2025.

e. APPROVED Bisby Transmission Trail - Construction Services **Bid No. 0151-23**
(ARPA-Funded)

Ratliff Hardscape, Ltd.

\$1,852,694.00

This request is to procure general construction services for the Bisby Transmission Trail, a 1-mile, 10-foot-wide concrete trail along the North Texas Municipal Water District utility corridor between Jupiter Road and Apollo Road. The improvements also include two roadway crossings, one low-water crossing, and four dedicated amenity areas. This project is part of the 2019 Bond Program, included in the 2023 CIP, and utilizes American Rescue Plan Act (ARPA) funding.

f. APPROVED GP&L Naaman to Apollo Transmission Line Construction Services

Bid No. 0029-23

Utility Construction Services, LLC
Optional Contingency

\$2,705,560.00
270,556.00

TOTAL:

\$2,976,116.00

This request is to provide construction services for the 138kV upgrade of the Naaman to Apollo Transmission Line. Services will include pole removal and the installation of new poles and conductor, foundation drilling and construction, grading and erosion services, traffic barricades, and other services associated with the upgrade. An owner's contingency is included for any additional work that may be required. This is part of the approved Naaman to Apollo Transmission Line Upgrade CIP project.

g. PULLED Fleet Parts Agreement

Bid No. 5150-15

NAPA Auto Parts

\$3,696,000.00

This request is for the renewal of the Integrated Supply Agreement between Genuine Parts Company (NAPA) and the City of Garland. This renewal includes a 7.8% increase due to an increase in the cost of fleet parts. This does not represent an increase to the net profit margin. The agreement will renew annually as long as mutually agreed upon and funding is approved in the Fleet Services budget.

The staff report was presented by Phillip Urritia, Assistant City Manager and Gary Holcomb, Director of Planning. There was discussion by the Council. The motion was made by Council Member Moore to approve Item 2g, seconded by Council Member Bass. Motion carried:

Vote: 9 ayes, 0 nays

h. APPROVED Street Department Facility - Construction Services

Bid No. 0144-23

Hill & Wilkinson General Contractors

\$4,832,381.00

This request is to procure general construction services for the reconstruction of the Street Department Facility and parking lot. The new 10,000 square-foot building will be located at 600 Tower Street. This project is part of the 2019 Bond Program, included in the 2023 CIP, and will use inflation reserves designated for Municipal Facilities.

i. APPROVED Rowlett Creek Siphon Replacement at S.H. 78

Bid No. 0986-22

Flow-Line Construction, Inc.
Owner's Contingency

\$3,899,954.00
400,046.00

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\$4,300,000.00

This request is for the construction of the Rowlett Creek Siphon Replacement at S.H. 78. The

Scope of Work includes: abandoning four (4) wastewater siphon creek crossings, stabilizing creek banks with four (4) gabion walls, constructing two (2) reinforced concrete aerial wastewater creek crossings with drilled concrete piers, approximately 950 linear feet of 18-inch and 48-inch wastewater mains, polymer manholes, related wastewater structures, and all incidentals. An owner's contingency is included for any additional work that may be required.

j. APPROVED GP&L Olinger Unit 3B Boiler Circulating Water Pump Repair Services Bid No. 0047-23

Anytime Pump Service Company, DBA CIE	\$573,942.19
Optional Contingency	28,700.00

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TOTAL:	\$602,642.19

This request is to provide maintenance and repair services for Olinger Unit 3B Boiler circulating water pump. An owner's contingency is included for any additional work that may be required.

k. APPROVED Implementation Services for Workday Human Capital Management System Bid No. 1288-21

Accenture, LLP \$1,515,782.00

This request is to approve Change Order #2 to provide additional implementation services for the Workday Human Capital Management System.

3. APPROVED Ordinance No. 7400 Amendment to Chapter 32 of the Code of Ordinances - Fair Housing

Council approved the amendments to Chapter 32, Fair Housing, of the Code of Ordinances.

ITEMS FOR INDIVIDUAL CONSIDERATION

Speaker Regulations:

Anyone wishing to speak for, against, or on agenda items must fill out a speaker card and give it to the City Secretary before speaking (cards are located at the entrance to the Council Chambers). The Mayor will recognize speakers; he may impose a time limit and may provide for rebuttal. All comments and testimony are to be presented from the podium.

4. PUBLIC HEARING HELD: A public hearing will be held on the 2023 Proposed Capital Improvement Program (CIP). At the public hearing, all interested persons will be given the opportunity to be heard for or against the Proposed CIP Program.

Mayor LeMay opened the public hearing at 7:33 p.m. There were no speakers on this item and the meeting was closed at 7:34 p.m.

5. APPROVED Council will consider the adoption of 2023 Capital Improvement Program

On January 9, 2023, the City Council was presented with the Proposed Capital Improvement Program (CIP) for 2023. The 2023 Proposed CIP has been available for public inspection in the City's libraries and the City Secretary's Office and has been on the City's website since January 10, 2023.

The motion was made by Council Member Moore to approve the 2023 Capital Improvement Program as presented by the City Manager and as amended by City Council to appropriate an additional \$290,000 for Firewheel facility improvements and to modify the Firewheel Learning and Teaching Center project to become the Firewheel Facility Improvements project, seconded

by Council Member Williams. Motion carried:

Vote: 9 ayes, 0 nays, Adopting Ordinance No. 7398

6. **APPROVED Ordinance No. 7399** ordering a General Election for the City of Garland, Texas to be held on the 6th day of May 2023, for the purpose of electing the Mayor and one Council Member to Districts 3, 6, 7, and 8, providing a date for a run-off election; providing for a process to determine position of names on ballots; providing for locations of polling places; providing for early voting dates, providing for authorization for the City Manager and City Secretary to enter into Election Agreements with Dallas and Collin County Elections Departments; providing for notice, publication and posting of this order; and providing an effective date.

Council approved an ordinance ordering and providing notice of a General Election for the City of Garland to be held on the 6th day of May 2023.

The motion was made by Council Member Moore to approve the ordinance, seconded by Deputy Mayor Pro Tem Smith. Motion carried:

Vote: 9 ayes, 0 nays

7. **Hold public hearings on:**

- a. **APPROVED Consideration to allow a previously denied zoning case to be resubmitted through the Public Hearing process prior to the 12-month waiting period per the Garland Development Code. The previously denied case was File No. Z 22-54 (Luis Fernando Gutierrez) in District 5.**

Zoning Case Z 22-54 was denied by City Council on November 15, 2022. The applicant has requested Consideration of a Different Proposed Land Use and Plan, in accordance with GDC Section 2.05(K)(2). If approved, the applicant may file a new zoning application with the Planning Department and begin the public hearing process sooner than the 12-month waiting period per the GDC. The zoning case will be required to go through the Plan Commission and City Council for formal consideration. The subject property is located at 820 West Miller Road.

The staff presentation was made by William Guerin, Director of Planning. The speaker on this item was Fernando Gutierrez.

There was discussion by the Council.

The motion was made by Council Member Lucht to approve the reconsideration, seconded by Mayor Pro Tem Morris. Motion carried:

Vote: 9 ayes, 0 nays

- b. **APPROVED Consider a Specific Use Provision request by C&C Consulting and Licensing for a Personal Services Use (licensed massage therapy). The site is located at 333 North Shiloh Road, Suite 101B in District 6.**

Consideration of the application of C&C Consulting and Licensing, requesting approval of a Specific Use Provision for Personal Services Use (licensed massage therapy). This property is located at 333 North Shiloh Road, Suite 101B. (File Z 22-68, District 6)

The staff report was presented by William Guerin, Director of Planning. The speaker on this item was Amber Guo, applicant.

There was discussion by the Council.

The motion was made by Council Member Vera to approve the Specific Use Provision (Item 7a) and the Site Plan (Item 7b) as presented, seconded by Council Member Lucht. Motion carried:

Vote: 9 ayes, 0 nays

- c. **APPROVED Consider a Site Plan request by C&C Consulting and Licensing for a Personal**

Services Use (licensed massage therapy). The site is located at 333 North Shiloh Road, Suite 101B in District 6.

Consideration of the application of C&C Consulting and Licensing, requesting approval of a Plan for Personal Services Use (licensed massage therapy). This property is located at 333 North Shiloh Road, Suite 101B. (File Z 22-68, District 6)

d. APPROVED Consider a Zoning request by Claudia Rodriguez for a Guest House. The site is located at 2112 Brookhollow Drive in District 5.

Consideration of the application of Claudia Rodriguez, requesting approval of 1) a Change in Zoning from Single-Family-7 (SF-7) District to a Planned Development (PD) District for Single-Family-7 (SF-7) Uses, and 2) a Specific Use Provision for a Guest House. This property is located at 2112 Brookhollow Drive. (File Z 22-17, District 5)

The staff report was presented by William Guerin, Director of Planning. The speaker on this item was Claudia Rodriguez.

There was discussion by the Council.

The motion was made by Council Member Lucht to approve the Zoning request (Item 7d) and Detail Plan (Item 7e), with a Specific Use Provision of ten years, seconded by Council Member Williams. Motion carried:

Vote: 9 ayes, 0 nays

e. APPROVED Consider a Detail Plan request by Claudia Rodriguez for a Guest House. The site is located at 2112 Brookhollow Drive in District 5.

Consideration of the application of Claudia Rodriguez, requesting approval of a Detail Plan for a Guest House. This property is located at 2112 Brookhollow Drive. (File Z 22-17, District 5)

8. Consider appointments to Boards and Commissions.

Board members are selected for two-year terms by the City Council in August. Terms are usually staggered whereby at least half of the membership has board experience. Board members are appointed based on qualifications.

Council Member B.J. Williams

- Georgie Cornelius - Plan Commission

Council Member Williams presented his nominee and a vote was cast with the following result:

Vote: 9 ayes, 0 nays

9. Citizen comments: Connie Childress

10. Adjourn: There being no further business to come before the City Council, Mayor LeMay adjourned the meeting at 8:16 p.m.

Submitted By:

/s/ Scott LeMay, Mayor

/s/ Eloyce Rene Dowl, City Secretary