



City of Coppel, Texas

255 E. Parkway Boulevard
Coppel, Texas
75019-9478

Minutes City Council

Tuesday, August 14, 2018

5:30 PM

Council Chambers

KAREN HUNT
Mayor

CLIFF LONG
Mayor Pro Tem

BRIANNA HINOJOSA-FLORES
Place 2

NANCY YINGLING
Place 5

WES MAYS
Place 3

BIJU MATHEW
Place 6

GARY RODEN
Place 4

MARK HILL
Place 7

MIKE LAND
City Manager

Present 8 - Karen Hunt;Cliff Long;Brianna Hinojosa-Smith;Wes Mays;Gary Roden;Nancy Yingling;Biju Mathew and Mark Hill

Also present were Deputy City Managers Traci Leach and Noel Bernal, City Secretary Christel Pettinos and City Attorney Robert Hager.

The City Council of the City of Coppel met in Regular Called Session on Tuesday, August 14, 2018, at 5:30 p.m. in the City Council Chambers of Town Center, 255 Parkway Boulevard, Coppel, Texas.

1. Call to Order

Mayor Hunt called the meeting to order, determined that a quorum was present and convened into the Executive Session at 5:38 p.m.

2. Executive Session (Closed to the Public) 1st Floor Conference Room

Section 551.072, Texas Government Code - Deliberation regarding Real Property.

A. Discussion regarding real property south of East Belt Line and east of South Belt Line.

Discussed under Executive Session

B. Discussion regarding property north of Creekview Dr. and west of

Freeport Pkwy.

Discussed under Executive Session

Section 551.087, Texas Government Code - Economic Development Negotiations.

- C. Discussion regarding economic development prospects south of Canyon and west of Denton Tap.

Discussed under Executive Session

3. Work Session (Open to the Public) 1st Floor Conference Room

Mayor Hunt adjourned the Executive Session at 7:03 p.m. and convened into the Work Session. Due to time constraints, Item B was postponed until the next City Council Meeting and Item C was presented in the Council Chambers with Consent Agenda Item F.

- A. Discussion regarding the bike sharing ordinance.
- B. Discussion regarding digital signage and murals in Old Town.
- C. Discussion regarding an Untreated Water Purchase Contract with the City of Dallas.
- D. Discussion of agenda items.

Presented in Work Session

Regular Session (Open to the Public)

Mayor Hunt adjourned the Work Session at 7:30 p.m. and reconvened into the Regular Session. At 7:40 p.m., City Manager Mike Land arrived late to the meeting and Councilmember Gary Roden left the meeting.

Present 7 - Karen Hunt;Cliff Long;Brianna Hinojosa-Smith;Wes Mays;Nancy Yingling;Biju Mathew and Mark Hill

Absent 1 - Gary Roden

4. Invocation 7:30 p.m.

Jeff Spangler, Senior Pastor with Generate Life Church, gave the Invocation.

5. Pledge of Allegiance

Mayor Hunt and the City Council led those present in the Pledge of Allegiance.

6. Presentation on Vision 2040.

David Beurle, Facilitator with Future IQ, gave a presentation to the City Council on Vision 2040.

7. Citizens' Appearance

Mayor Hunt advised that no one signed up to speak.

8. Consent Agenda

- A.** Consider approval of the minutes: July 24, 2018.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.

- B.** Consider approval of an Ordinance amending the Code of Ordinances by repealing Chapter 6, "Business Regulations" Article 6-16, "Alcoholic Beverages" in its entirety and replacing it with a new Chapter 6, "Business Regulations," Article 6-16, "Alcoholic Beverages" to be in compliance with the Texas Alcoholic Beverage Code; providing a penalty for violation not to exceed the sum of two thousand dollars (\$2,000) for each offense; providing an effective date and authorizing the Mayor to sign.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.

Enactment No: OR 2018-1494

- C.** Consider approval of the certification of the 2018 anticipated tax collection rate for the period July 1, 2018 through June 30, 2019.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.

- D.** Consider approval and adoption of the City of Coppell Investment Policy.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.

- E.** Consider approval of an Ordinance for PD-292R-SF-12, Coppell Middle School East, being a zoning request from PD-292-SF-12 (Planned Development 292-SF-12) to PD-292R-SF-12 (Planned Development 292 Revised-SF-12) to allow the construction of a 7,800-square foot classroom addition, 13,800-square foot gym addition and a 2,500-square foot cafeteria expansion (under the existing roof) on 24.7 acres of property located at 400 Mockingbird Lane, and authorizing the Mayor to sign.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.

Enactment No: OR 91500-A-727

- F.** Consider approval of an Untreated Water Purchase Contract with the City of Dallas; and authorize the City Manager to sign any necessary documents.
- A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.**
- G.** Consider approval of an Ordinance amending the Code of Ordinances Chapter 8 "Traffic Regulations," Article 8-1 "Speed of Vehicle," Section 8-1-3 "Speed on Specific Streets" to establish the maximum prima facie speed limit for various streets within the city limits of the City of Coppell; and authorize the Mayor to sign any necessary documents.
- A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.**
- Enactment No: OR 2018-1495
- H.** Consider approval of an Ordinance amending the Code of Ordinances for Chapter 1 "Administration," Article 1-4 "Official City Map," Section 1-4-2 "Street Name Changes" with the addition of paragraph "V" to rename the entire length of the existing "Tierra Grande Way" to "Aidan's Court"; and authorize the Mayor to sign any necessary documents.
- A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.**
- Enactment No: OR 2018-1496
- I.** Consider approval of Ordinance to temporarily lower the maximum speed limit from 65 mph to 55 mph along I-635 from Grapevine Creek to the western City Limit; during construction of I-635/SH-121 for safety purposes; and authorize the Mayor to sign any necessary documents.
- A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.**
- Enactment No: OR 2018-1497
- J.** Consider approval to enter into a consulting contract with Alan Plummer Associates, Inc.; for the development of an asset management plan for water and wastewater infrastructure; in the amount of \$183,000; as provided by the water sewer fund; and authorizing the City Manager to sign necessary documents.
- A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.**
- K.** Consider approval authorizing a purchase order for one outdoor warning

siren and remount/relocation of two outdoor warning sirens from Joe Goddard Enterprises LLC for the Emergency Management Division of the Fire Department, in the amount not to exceed \$72,462.08; and authorizing the City Manager to sign all necessary documents.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Mark Hill, that Consent Agenda Items A-K be approved. The motion passed by an unanimous vote.

End of Consent Agenda

9. Consider approval of a proposed tax rate of \$.56950 for the 2018 tax year and to set the Public Hearings on the budgets and proposed tax rate for the next regularly scheduled Council meeting on August 28, 2018 at 7:30 p.m. and a Special called meeting on September 4, 2018 at 6:00 p.m.

Presentation: Jennifer Miller, Director of Finance, made a presentation to the City Council.

A motion was made by Councilmember Wes Mays, seconded by Councilmember Nancy Yingling, that this Agenda Item be approved. The motion passed by an unanimous vote.

10. Consider approval of an agreement by and between the City of Coppell and Dallas Area Rapid Transit (DART) to provide property to DART for the purpose of constructing the station and right-of-way for the rail line; to provide for the rail alignment into Cypress Waters; to formalize roles and commitments as it relates to the Cotton Belt Line project; and authorizing the Mayor to sign and the City Manager to execute any necessary documents.

Presentation: Deputy City Manager Traci Leach made a presentation to the City Council.

A motion was made by Councilmember Nancy Yingling, seconded by Councilmember Brianna Hinojosa-Flores, that this Agenda Item be approved. The motion passed by an unanimous vote.

11. PUBLIC HEARING:
Consider approval of PD-197R5-H, Live/Work Lot 1, Block A, Old Coppell Townhomes (Robertson), being a zoning request from PD-197R-H (Planned Development-197 Revised- Historic) to PD-197R5-H (Planned Development-197 Revision 5 - Historic) to attach a Detail Site Plan for two, two-story 3,000 square foot live/work buildings on 0.27 acres of property located at the northeast corner of S. Coppell Road and McNear Drive, at the request of R.L. Robertson, LLC, being represented by Greg Frnka, GPF Architects.

Presentation: Mary Paron-Boswell, Planner, made a presentation to the City Council.

Mayor Hunt opened the Public Hearing and advised that no one signed up to speak.

A motion was made by Councilmember Mark Hill, seconded by Mayor Pro Tem Cliff Long, to close the Public Hearing and approve this Agenda Item subject to the following conditions:

- 1) There may be additional comments during the building permit and detailed engineering review;
- 2) A replat will be required to subdivide the lots and to provide easements and right-of-way dedications;
- 3) All proposed signage shall comply with ordinance requirements; and
- 4) To allow an eight-foot wood fence in lieu of a six-foot masonry fence.

The motion passed by an unanimous vote.

12.

PUBLIC HEARING:

Consider approval of PD-259R-SF-7&9, Blackberry Farm, being a zoning change request from PD-259-SF-7&9 (Planned Development 259-Single Family-7 & 9) to PD-259R-SF-7&9 (Planned Development Revised 259-Single Family-7 & 9), to revise the Detail Site Plan and Conditions, to permit the development of 74 single-family lots and nine (9) common area lots on 54.8 acres of land located on the north side of Sandy Lake Road, approximately 750 feet northeast of Starleaf Road (extended), at the request of Denton Creek Land Company Ltd. And Blackberry Farm Ltd., being represented by L. Lynn Kadleck, Kadleck & Associates.

Presentation: Marcie Diamond, Assistant Director of Planning, made a presentation to the City Council and reported the applicant has requested to postpone the Agenda Item until September 11, 2018.

Mayor Hunt opened the Public Hearing.

A motion was made by Mayor Pro Tem Cliff Long, seconded by Councilmember Mark Hill, to continue the Public Hearing until September 11, 2018. The motion passed by an unanimous vote.

13.

PUBLIC HEARING:

Consider approval of PD-242R4-HC, Holiday Inn Express, being a zoning change request from PD-242R2-HC (Planned Development-242 Revision 2-Highway Commercial) to PD-242R4-HC (Planned Development-242 Revision 4-Highway Commercial), to revise the Detail Site Plan to allow one five-story hotel, with a minimum of 125 guest rooms on the northern 2.4 acres on property located south of Northpoint Drive, east of S.H. 121 at the request of Northpoint Hotel Group, LLC, being represented by Suketu Patel.

Presentation: Marcie Diamond, Assistant Director of Planning, made a presentation to the City Council.

Mayor Hunt opened the Public Hearing and advised that no one signed up to speak.

A motion was made by Councilmember Biju Mathew, seconded by Councilmember Wes Mays, to close the Public Hearing and approve this Agenda Item subject to the following conditions:

- 1) There will be additional comments during detail engineering and building permit review; and
- 2) This property will be required to be replatted prior to issuance of a building permit, incorporate the additional land and shall reflect all existing and proposed access, fire lane and utility easements, shared parking and dumpster facilities.

The motion passed by an unanimous vote.

14. City Manager Reports - Project Updates and Future Agendas

City Manager Mike Land mentioned how thankful he was for the recent rain and all the efforts the residents have made with their water conservation measures. The City is revisiting its conservation methods to continue educating and conserving all year long.

Mr. Land also reminded the Council that school starts on August 15th. Traffic patterns will change until everyone adjusts to the new routine.

Regarding project updates: The Police Department Parking Lot Expansion and Security Fence Project will begin this week. The Old Town Striping Project is being delayed until a new schedule and communication plan can be put into place. Freeport Parkway is making progress with the removal of the east side pavement and bridge.

Finally, the City received the 2018 Proactive Water System Award from TCEQ. Thanks to the support of Council, the City was able to put measures in place to control the flushing and chlorine levels.

15. Mayor and Council Reports

- A. Report by Mayor Hunt on upcoming events.
- B. Report by Councilmember Mays on automated transportation.

A. Mayor Hunt announced the following 2040 Engagement Workshops:

Wednesday, August 15 at 11 am – 12:30 pm or 6 – 7:30 pm
Life Safety Park, 820 S. Coppell Rd.

Thursday, August 16 at 1:30 – 3 pm or 5:30 – 7 pm
The CORE, 234 Parkway Blvd. (Child Watch service provided at this location.)

All sessions offer the same content, so no need for residents to show for multiple sessions.

Mayor Hunt also announced that the City of Coppell is seeking residents who are passionate about the community and interested in participating in their

local government by serving on a Board or Commission. Applications are being accepted online through August 31, 2018. Applicants must be a one (1) year resident of the City and a registered voter in Coppell.

B. Councilmember Mays reported on his meeting with North Central Texas Council of Government to discuss Coppell's unique transportation needs on the west side. Conversation included what NCTCOG could do for Coppell today, while also reaching out to Amazon to see about developing services for employee's needs.

16. Public Service Announcements concerning items of community interest with no Council action or deliberation permitted.

Mayor Hunt reported the National Night Out Golf Tournament scheduled for August 17th is sold out. Also, a retirement reception for Deputy City Secretary Jean Dwinnell will be held on August 17th at 3 p.m. at Town Center.

17. Necessary Action from Executive Session

Nothing to report.

Adjournment

There being nothing else before the City Council, the meeting was adjourned at 8:56 p.m.

Karen Selbo Hunt, Mayor

ATTEST:

Christel Pettinos, City Secretary