



# City of Rowlett

## Meeting Minutes

### City Council

4000 Main Street  
Rowlett, TX 75088  
www.rowlett.com

*City of Rowlett City Council meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary at 972-412-6115 or write 4000 Main Street, Rowlett, Texas, 75088, at least 48 hours in advance of the meeting.*

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Tuesday, November 4, 2014

5:00 P.M.

Municipal Building – 4000 Main Street

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As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

**Present:** Mayor Gottel, Mayor Pro Tem Gallops, Deputy Mayor Pro Tem Pankratz, Councilmember Bobbitt, and Councilmember van Bloemendaal

**Absent:** Councilmember Dana-Bashian and Councilmember Sheffield

**1. CALL TO ORDER**

Mayor Gottel called the meeting to order at 5:00 p.m.

**2. EXECUTIVE SESSION (5:00 P.M.)\* Times listed are approximate**

- 2A.** The City Council shall convene into Executive Session pursuant to the Texas Government Code, §551.087 (Economic Development) and §551.071 (Consultation with Attorney) to receive legal advice from the City Attorney and to discuss and deliberate the offer of financial or other incentives to business prospects that the City may seek to have locate in or near Elgin B. Robertson Park. (15 minutes)

Council convened in Executive Session at 5:02 p.m. Out at 5:30 p.m.

- 2B.** The City Council shall convene into Executive Session pursuant to the Texas Government Code, §551.087 (Economic Development) and §551.071 (Consultation with Attorney) to receive legal advice from the City Attorney and to discuss and deliberate the offer of financial or other incentives to business prospects that the City may seek to have locate on property at 2801 Lakeview Parkway. (20 minutes)

Council convened in Executive Session at 5:30 p.m. Out at 5:39 p.m.

**3. WORK SESSION (5:35 P.M.)\***

- 3A.** Discuss amending the City of Rowlett Code of Ordinances, Chapter 22 "Environment" to address dead and dangerous trees. (15 minutes)

Maria Martinez, Code Enforcement Supervisor, outlined the discrepancy in the current code and the proposed changes. Ms. Martinez provided information regarding the process for notification and enforcement. It was the consensus of Council to consider this revision at a later date.

- 3B.** Discuss a resolution ratifying emergency line repairs at Eastside Lift Station force main as identified in Change Order #4 for the 24-Inch Force Main and TV Inspection Project in the amount of \$118,909 to Flow-Line Construction and authorizing the Mayor to execute the necessary documents. (10 minutes)

Tim Rogers, Director of Public Works, reviewed the improvements done to the 24-inch force main and outlined the area to be repaired.

- 3C.** Presentation of Year-End Update from the City Manager. (45 minutes)

This item was presented first.

Brian Funderburk, City Manager, presented an update on FY14, including a review of the City's goals and ways the City has engaged its citizens. Councilmembers provided supportive remarks and thanked Mr. Funderburk and City staff for an outstanding job.

#### **4. DISCUSS CONSENT AGENDA ITEMS**

Item 7F was withdrawn from the Consent Agenda to be considered individually.

**RECEPTION FOR CITY EMPLOYEE HONOREES (7:00 P.M. TO 7:30 P.M.)\***

**CONVENE INTO THE COUNCIL CHAMBERS (7:30 P.M.)\***

After a short break at 6:50 p.m., Council attended the reception for employees and reconvened at 7:31 p.m.

**INVOCATION** – Mayor Gottel

**PLEDGE OF ALLEGIANCE**

**TEXAS PLEDGE OF ALLEGIANCE** – Led by the City Council

#### **5. PRESENTATIONS AND PROCLAMATIONS**

- 5A.** Presentation of plaques by Mayor Todd Gottel and City Manager Brian Funderburk to employees recognized throughout the year for "Above and Beyond" Customer Service.

Brian Funderburk, City Manager, with the assistance of Mayor Gottel, presented the plaques to the honored employees.

- 5B.** Presentation of Proclamation recognizing November as American Diabetes Month.

Mayor Pro Tem Gallops presented the proclamation.

- 5C.** Presentation of Proclamation in recognition of Complex Regional Pain Syndrome Awareness Month.

Mayor Pro Tem Gallops presented the proclamation.

- 5D.** Presentation of Proclamation to Brett Lee, CEO of Lake Pointe Hospital, for his being named one of *Becker's Hospital Review's* 25 "Rising Stars".

This item was presented first. Deputy Mayor Pro Tem Pankratz presented the proclamation to Mr. Lee.

- 5E.** Presentation of check by Keep Rowlett Beautiful in support of the Daffodil Project.

This item will be rescheduled to a later date.

- 5F.** Presentation of Proclamation in recognition of Arbor Day – Tree City USA.

Councilmember Bobbitt presented the proclamation.

- 5G.** Presentation of the Monthly Financial report for the period ending September 30, 2014.

Alan Guard, Chief Financial Officer, presented the report.

- 5H.** Update from the City Council and Management: Financial Position, Major Projects, Operational Issues, Upcoming Dates of Interest and Items of Community Interest.

Mayor Gottel announced the following: Upcoming City Council meetings: Tuesday, November 18<sup>th</sup>; Regular Meeting - in City Hall Conference Room. Special Council Work Session – Tuesday, November 11<sup>th</sup>; 6pm in Annex Conference Room. Upcoming Planning and Zoning Commission meetings: Tuesday, November 11<sup>th</sup> & 25<sup>th</sup> - 6pm in City Hall Conference Room. Upcoming CIP (COMMUNITY IMPROVEMENT PROGRAM) TASK FORCE MEETINGS: 2<sup>nd</sup> & 4<sup>th</sup> Tuesdays of the month starting at 5pm in City Hall Conference Room. November – 11<sup>th</sup> & 25<sup>th</sup>, December 9<sup>th</sup> & 23<sup>rd</sup>. BLACKLAND'S CORRIDOR STUDY: Rowlett Council voted in opposition of this item during the last Council meeting held on October 21<sup>st</sup>. TWICE A MONTH LANDSCAPE WATERING: *Watering once every other week resumed on November 1<sup>st</sup>!* CLEAN UP FROM RECENT STORM: There was quite a bit of damage to trees in the area as a result of the storm that hit Rowlett on Oct. 2<sup>nd</sup>. The final day of debris removal by City staff was November 2<sup>nd</sup>. City staff will not assist in the cleanup efforts beyond November 2<sup>nd</sup>. Any remaining debris beyond

November 2<sup>nd</sup> will be removed during normal Waste Management pickup. While we understand our contract doesn't provide for this, it may be required to cut the debris if it will not fit in the Waste Management truck or if it's too heavy to lift. PROGRAMS FOR SENIORS: Check out our web page for Seniors at Rowlett.com, departments, parks and recreation then click on Seniors. There is always something at the Library for Seniors – call or come by to see what's going on. ARBOR DAY AND DAFFODIL PROJECT: Saturday, November 8<sup>th</sup>, 9am at Katy Railroad Park, 2600 Lawing Lane. 5000 daffodil bulbs planted at various locations around the City in honor of the men & women who gave their lives on 9/11. VETERANS DAY: Tuesday, November 11<sup>th</sup> at 11:00 am in Veterans Park. Join us at Veterans Park as we recognize and honor our local veterans. Veterans Day is a time when the community gathers together to give thanks to those who have served our country. ANIMAL SHELTER: Animal Shelter maintains a 98% live release rate! Low Cost Vaccine Clinics at Animal Shelter: Saturday, November 15<sup>th</sup>, 1:00-3:00 pm. Normal business hours: Monday-Friday, 10am-5pm, Saturday, 10am-5pm. They are located at 4402 Industrial Street. Upcoming Events for Parks and Recreation: Main Street Fest and Holiday Parade: Saturday, December 6<sup>th</sup> from 3:00pm-7:00pm (Downtown Rowlett on Main St.). Check out all the Fall programs, including programs for Seniors, listed in the Lakeside Leisure or at [www.rowlett.com](http://www.rowlett.com) on the Parks Department page. Upcoming Events at the Rowlett Public Library: Operation Shoebox – October 27<sup>th</sup> – November 8<sup>th</sup>. Join with us to pay tribute to our Armed Forces. Bring in needed items and write a note of thanks. A list of items is available on the Library's website and in the Library. Senior Computer Class: Introduction to Microsoft Excel. Bring a flash drive. Tuesday – Thursday, November 4-6<sup>th</sup> at 8:30am. Limited to 18 participants. Plan to attend all 3 days. Check out more fun at [www.rowlett.com](http://www.rowlett.com) – go to the Library page then Programs! Holiday schedule: Closing at 6pm on Wednesday, November 26<sup>th</sup>. Closed Thursday and Friday, November 27<sup>th</sup> and 28<sup>th</sup> for Thanksgiving Holiday.

Councilmember Bobbitt announced that the Rowlett RCC Flying Club erected a cover at Springfield Park and invited the public to go out on Saturdays or Sundays to watch the planes.

Ms. Bobbitt also announced November specials for Waterview Golf Club: Monday-Friday, Breakfast/lunch plus two draft beers or fountain drink of your choice; \$26 before 2pm, \$24 for Seniors; Saturday-Sunday before 11am \$39 and \$29 after 11 am. Twilight special after 2pm - \$20 includes two draft beers and is good for up to 12 people. Call the club at 972-463-8900 to schedule your tee time.

Deputy Mayor Pro Tem Pankratz announced the ACTOR production of "Murder by the Book" at Main Street Events on November 7, 8, and 9<sup>th</sup> and 14, 15, and 16<sup>th</sup>. More information can be found at [www.ACTORtx.com](http://www.ACTORtx.com).

## **6. CITIZENS' INPUT**

There were no speakers.

## **7. CONSENT AGENDA**

- 7A.** Consider action to approve minutes from the October 21, 2014, City Council Meeting.

**This item was approved on the Consent Agenda.**

- 7B. Consider action approving a resolution amending the Master Fee Schedule for rate and fee changes to the Development Code for Fire Protection Systems Plans Review.

**This item was approved as RES-104-14 on the Consent Agenda.**

- 7C. Consider action to approve a resolution for professional services with Traditions Fire Consulting, LLC, to provide fire protection systems plan review of commercial and residential construction projects for the City of Rowlett, in the estimated annual amount of \$35,000; and authorizing the City Manager, after City Attorney review, to execute the necessary documents for said service.

**This item was approved as RES-105-14 on the Consent Agenda.**

- 7D. Consider action to approve a resolution accepting the bid of and awarding a contract to D & D Commercial Landscape Management in the amount of \$92,828 for irrigation and landscaping improvements on Merritt Road and authorizing the City Manager to execute the necessary documents for said purchase.

**This item was approved as RES-106-14 on the Consent Agenda.**

- 7E. Consider action to approve a resolution ratifying emergency line repairs at East Side Lift Station as identified in Change Order #4, (Exhibit A), approved by the City Manager, for the 24-Inch Force Main and TV Inspection Project in the amount of \$118,909 to Flow-Line Construction; and authorizing the Mayor to execute the necessary documents.

**This item was approved as RES-107-14 on the Consent Agenda.**

- 7F. Consider action to approve a resolution authorizing the Community Health Paramedicine program and authorizing the City Manager to execute the necessary documents for said program.

**This item was removed from the Consent Agenda for individual consideration.**

Neil Howard, Fire Chief, presented an outline of the proposed program, which included type of patients, funding, staffing, and partnership with Lake Pointe Medical Center.

**A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember Bobbitt, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was adopted as RES-108-14.**

**Passed the Consent Agenda**

**A motion was made by Mayor Pro Tem Gallops, seconded by Deputy Mayor Pro Tem Pankratz, including all the preceding items marked as having been approved on the Consent Agenda. The motion carried with a unanimous vote of those members present.**

**8. ITEMS FOR INDIVIDUAL CONSIDERATION**

- 8A.** Conduct a public hearing and consider an ordinance approving a Major Warrant pertaining to lighting standards for the Homestead at Liberty Grove located at 9401 Princeton Road.

Daniel Acevedo, Urban Planner, provided the background information on this item.

The public hearing opened and closed with one speaker in favor of this item:

1. Bill Gietema, Arcadia Realty

**A motion was made by Deputy Mayor Pro Tem Pankratz, seconded by Mayor Pro Tem Gallops, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was adopted as ORD-035-14.**

- 8B.** Consider action regarding a Resolution approving a second amendment to the Facilities Agreement between the City of Rowlett and Rowlett 47, LTD, predecessor-in-interest to Preston Villages Developers, LP, pertaining to The Vineyards Subdivision.

Samantha Renz, Regulatory Engineer, provided the background information on this item.

**A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember Bobbitt, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was adopted as RES-110-14.**

- 8C.** Consider action regarding a Resolution approving a Facilities Agreement between the City of Rowlett, Texas and Arcadia Liberty Grove Development 1, LLC, for the purchase of lighting fixtures for the Homestead at Liberty Grove in the amount of \$163,925 through US Communities per established contract pricing.

Daniel Acevedo, Urban Planner, presented the supporting information for this item.

**A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember van Bloemendaal, to approve the item as presented with the addition of "with City Attorney approval". The motion carried with a unanimous vote of those members present. This item was adopted as RES-109-14.**

- 8D.** Consider a resolution authorizing the City Manager to enter into an Economic Development Incentive Agreement with Briarwood Armstrong, LLC for the development of a commercial retail center located at 2801 Lakeview Parkway.

Jim Grabenhorst, Director of Economic Development, provided the supporting information for this item. Mr. Grabenhorst provided clarification of a 380 agreement and the rollback tax.

**A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember van Bloemendaal, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was adopted as RES-111-14.**

**TAKE ANY NECESSARY OR APPROPRIATE ACTION ON CLOSED/EXECUTIVE SESSION MATTERS**

There was no action taken.

**9. ADJOURNMENT**

Mayor Gottel adjourned the meeting at 9:17 p.m.

  
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Todd W. Gottel, Mayor

  
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Stacey Chadwick, Deputy, City Secretary

Date Approved: November 18, 2014

