



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.

Tuesday, March 1, 2016

6:30 P.M.

Municipal Building – 4000 Main Street

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 Dana-Bashian, Councilmember Pankratz, Councilmember van Bloemendaal, Councilmember Bobbitt, and Councilmember Sheffield

1. CALL TO ORDER

Mayor Gottel called the meeting to order at 6:36 p.m.

P&Z Present: Chair Lucas and Commissioners Kilgore, Moseley, Estevez, Berry, and Ritchey

Dr. Lucas called the Planning and Zoning Commission to order at 6:37 and read the item into the record.

2. EXECUTIVE SESSION

3. WORK SESSION (6:30 P.M.) * Times listed are approximate.

- 3A. Conduct a joint public hearing with the Planning and Zoning Commission and consider and act on the adoption of an Ordinance temporarily suspending certain provisions of the Comprehensive Zoning Ordinance of the City of Rowlett, Texas, as heretofore amended, by suspending the application of Section 77-902, Subsection E, Subparts 1 and 2, to allow for the reconstruction, rebuilding and repair of homes damaged by the recent tornado event. (45 minutes)**

Marc Kurbansade, Director of Development Services, presented the background information and provided a review of the previous discussion.

The public hearing opened and closed with the following speakers:

1. Alan Cutter, 7601 Calypso, Rowlett
2. Jerry Carter, 3228 Southern Drive, Garland
3. Jim Shelton, 3201 Glenhill, Rowlett
4. Bob Moore, 9225 Willard, Rowlett
5. Corey Rikin, 9201 Shipman, Rowlett

Further discussion regarding the time frame allotted.

A motion was made by Commissioner Kilgore, seconded by Commissioner Moseley to recommend to Council approval of this item. The motion carried with a unanimous vote of those members present.

A motion was made by Councilmember Sheffield, 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 approved as ORD-014-16.

Dr. Lucas adjourned the Planning and Zoning Commission at 7:05 p.m.

4. DISCUSS CONSENT AGENDA ITEMS

Councilmember Pankratz requested that item 7C be pulled for Individual Consideration.

City Council took a short break at 7:07 p.m.

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

Council reconvened at 7:30 p.m.

INVOCATION – Cole Hedgecock, First Baptist Church

PLEDGE OF ALLEGIANCE

TEXAS PLEDGE OF ALLEGIANCE – Led by the City Council

5. PRESENTATIONS AND PROCLAMATIONS

5A. Presentation of donation by Troy Cox to the Rowlett Recovery Fund.

Mr. Cox presented Fire Chief Neil Howard with items for each of the four fire stations, Police Chief Mike Brodnax with an item for the Police Department and to Mayor Gottel a “BatMayor” item. He also presented a check in the amount of \$5,650. Funds raised were provided by the sale of items constructed from tornado debris.

5B. Receive the Comprehensive Annual Financial Report for the fiscal year ended September 30, 2015, which includes the independent auditors' report.

Kim Galvin, Director of Financial Services introduced her staff who contributed to the results presented this evening. Sara Dempsey, with Weaver and Tidwell, presented the audit results.

- 5C. Hear a presentation on the first quarter investment report for December 31, 2015.

Ms. Galvin presented the report.

- 5D. 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:

COUNCIL MEETINGS

- NEXT REGULAR COUNCIL MEETINGS WILL BE HELD ON TUESDAY, MARCH 15TH AND APRIL 5TH
- SPECIAL COUNCIL WORK SESSION MEETING WILL BE HELD ON TUESDAY, MARCH 22ND

P & Z MEETINGS

- NEXT REGULAR MEETINGS WILL BE HELD TUESDAY, MARCH 8TH AND 22ND IN THE CITY HALL CONFERENCE ROOM AT 6:30PM

NO "MARCH CLEAN-UP" THIS YEAR

- WITH TORNADO DEBRIS CLEAN-UP STILL ON-GOING, WE WILL NOT HOLD MARCH CLEAN-UP THIS YEAR

ROWLETT LIBRARY

- SPRING BREAK WEEK – MARCH 7TH – 12TH; ACTIVITIES AVAILABLE EVERY DAY, MONDAY – SATURDAY AT THE LIBRARY; FOR MORE INFORMATION CONTACT 972-412-6161
- MOVIE & POPCORN – SHOWING "DIVERGENT" SATURDAY, MARCH 5 @ 2PM @ RCC
- LOVE ON A LEASH – WEDNESDAY, MARCH 9TH AT 3:30PM AT CITY HALL, 4000 MAIN STREET

PARKS AND RECREATION

- EASTER EGG HUNT
 - SATURDAY, MARCH 19TH FROM 10AM TO 12PM
 - PECAN GROVE PARK
 - FOR SCHEDULE OF AGE GROUPS, LOGON TO ROWLETT.COM
- EASTER PUP-A-PALOOZA
 - SUNDAY, MARCH 20TH FROM 2 – 4PM
 - HERFURTH PARK, 4601 CENTENNIAL DR
 - \$10 PER DOG
 - FOR ADDITIONAL INFORMATION AND TO REGISTER YOUR DOG, CALL 972-412-6170

SKYWARN STORM SPOTTER TRAINING

- THURSDAY, MARCH 3RD, 6PM – 9:30PM AT ROWLETT HIGH SCHOOL CAFETERIA

- CLASS WILL CONSIST OF A BASIC SKYWARN CLASS, MEET WITH VENDORS, AN ADVANCED CLASS WITH RADAR INTERPRETATION THEN Q&A FOLLOWED BY MEETING WITH VENDORS AGAIN

CROWDER GULF TO BEGIN SECOND AND FINAL PASS TO REMOVE TORNADO DEBRIS

- ON FEBRUARY 15TH, CROWDER GULF – A DISASTER DEBRIS REMOVAL CONTRACTOR – BEGAN THEIR FIRST PASS THROUGH THE TORNADO AREA, WHICH IS NOW COMPLETE
- THE SECOND AND FINAL PASS WILL BEGIN THE WEEK OF MARCH 14TH
- THIS WILL ALLOW RESIDENTS AND VOLUNTEERS ALMOST TWO WEEKS TO CLEAR, SORT AND PILE REMAINING DEBRIS AT THE CURB
- CURRENTLY, CROWDER GULF IS WORKING TO REMOVE THE DEBRIS ACCUMULATED AT THE STAGING LOCATION NEAR THE WATER TOWER
- ITEMS INCLUDED IN THE DEBRIS REMOVAL PROCESS INCLUDES: HAZARDOUS WASTE, “WHITE GOODS” (STOVES, REFRIGERATORS, ELECTRONICS, OTHER APPLIANCES – MAKE SURE DOORS ARE SEALED AND SECURE), STORM DEBRIS AND VEGETATIVE DEBRIS
- PLEASE FOLLOW THESE DEBRIS SEPARATION AND PLACEMENT GUIDELINES:
 - DO NOT PLACE DEBRIS IN DRIVEWAYS OR ALLEYS
 - ALL DEBRIS MUST BE PLACED OFF THE STREET BUT IN THE RIGHT-OF-WAY (AREA BEHIND CURB). IF THE DEBRIS EXTENDS PAST THE SIDEWALK INTO YOUR YARD (PRIVATE PROPERTY). IT WILL NOT BE PICKED UP!
 - DEBRIS SHOULD BE SEPARATED AS STATED IN THE DEBRIS SEPARATION GUIDELINES
 - PLACE DEBRIS AWAY FROM OBSTACLES SUCH AS MAIL BOXES, WATER METERS AND FIRE HYDRANTS
- THESE MATERIALS WILL NOT BE PICKED UP:
 - CONCRETE SLAB DEMO DEBRIS
 - CONTRACTOR DEBRIS
 - SWIMMING POOL DEMO DEBRIS

INFORMATION ABOUT THE TORNADO CAN BE FOUND ON THE MAIN PAGE OF THE CITY’S WEBSITE AT www.rowlett.com CLICK ON “VIEW ALL” AT THE BOTTOM OF THE “ROWLETT NEWS SECTION” TO SEE ALL INFORMATION POSTED ON OUR WEBSITE

REMINDER – GARLAND ISD & ROCKWALL ISD SPRING BREAK

- MONDAY – FRIDAY, MARCH 7TH – 11TH

ANIMAL SHELTER

- LOW COST VACCINE CLINIC AT ANIMAL SHELTER – SATURDAY, MARCH 19TH, 1 – 3PM
- LOCATED AT 4402 INDUSTRIAL ST.
SHELTER IS OPEN MONDAY – SATURDAY, 10AM – 5PM

Animal Shelter staff brought Jess, an Australian Cattle Dog mix, who is one of the animals available for adoption at the shelter.

Deputy Mayor Pro Tem Dana-Bashian announced the Spring Jazz Concert of the Rowlett High School Jazz Bands, which will be held Thursday, March 17th at 7:30 p.m. at the Plaza Theatre in Garland. This event is a fundraiser for the Rebuild Rowlett Fund.

6. CITIZENS' INPUT

Robert Vernon, 5309 Alazan Bay Drive, Rowlett; spoke regarding barking dogs ordinance.

7. CONSENT AGENDA

7A. Consider action to approve minutes from the February 10, 2016 City Council Special Meeting and the February 16, 2016 City Council Regular Meeting.

This item was approved on the Consent Agenda.

7B. Consider approving a Joint Election Contract with Dallas County Elections Department for the May 7, 2016, General Election and Special Elections to fill a vacancy on the City Council and to amend the City Charter.

This item was approved on the Consent Agenda.

7C. Consider action to approve a resolution extending the local state of disaster declaration resulting from the December 26, 2015 tornado by thirty-five (35) days, from March 7, 2016 through April 11, 2016.

This item was pulled for individual consideration.

A motion was made by Councilmember Pankratz, seconded by Deputy Mayor Pro Tem Dana-Bashian, to approve the item as presented and add "...and pertinent federal agencies.." to #5 in the resolution. The motion carried with a unanimous vote of those members present. This item was approved as RES-048-16.

Passed the Consent Agenda

A motion was made by Mayor Pro Tem Gallops, seconded by Councilmember Bobbitt, 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 the adoption of an ordinance accepting and approving a service and assessment plan and assessment roll for the Bayside Public Improvement District (PID), levying special assessments against property within such PID and approving other matters related to such PID.

Jim Grabenhorst, Director of Economic Development, presented the background information along with clarification that this has no financial impact to the City and will be fully supported by the PID.

The public hearing opened and closed with no speakers.

A motion was made by Mayor Pro Tem Gallops, seconded by Deputy Mayor Pro Tem Dana-Bashian, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was approved as ORD-012-16.

- 8B.** Consider the adoption of an ordinance approving the issuance and sale of "City of Rowlett, Texas, Special Assessment Revenue Bonds, Series 2016 (Bayside Public Improvement District North Improvement Area Project)" and approving various documents related to such bonds.

Jim Grabenhorst, Director of Economic Development, presented the background information on this item.

A motion was made by Councilmember Sheffield, seconded by Deputy Mayor Pro Tem Dana-Bashian, to approve the item as presented in the amount of \$13,515,000. The motion carried with a unanimous vote of those members present. This item was approved as ORD-013-16.

- 8C.** Consider an ordinance approving a rezoning request from Rural Neighborhood and Urban Neighborhood Form-Based Code Districts to the New Neighborhood Form-Based Code Zoning District, including Major Warrants to allow for an increase in the maximum lot width of Type 2 and 3 lots and an increase in the minimum and maximum allowable square footage for Cottage and Estate homes, for the purposes of building a pedestrian-oriented, single family neighborhood on property located in the North Shore South District as identified in the Realize Rowlett 2020 Comprehensive Plan, being 3200 and 3600 Hickox Road, further described as 61.96 +/- acres of land situated in the Reason Crist Survey, Abstract No. 225, City of Rowlett, Dallas County, Texas.

This item was discussed first.

Marc Kurbansade, Director of Development Services, presented the background information and clarification regarding no trail buffer and the proposed tree line. He clarified that this proposal nor any other is considering making Larkin Lane a through street. He also provided clarification of potential drainage issues and current zoning and options for development versus proposed zoning and what's in line with the Comprehensive Plan. He further explained the new fence line and its maintenance responsibility.

The public hearing opened and closed with the following speakers:

1. Jerry Merrill, 3101 Larkin Lane, Rowlett; spoke in opposition.
2. Jim McDougle, 3205 Larkin Lane, Rowlett; spoke in opposition.
3. Janice Mangurten, 3205 Larkin Lane, Rowlett; spoke in opposition.
4. Regina Romaine, 3001 Larkin Lane, Rowlett; spoke in opposition.

5. Cliff Forbis, 3209 Larkin Lane, Rowlett; spoke in opposition.
6. Glenn Spivey, 3109 Larkin Lane, Rowlett; spoke in opposition.
7. Ken Romain, 3001 Larkin Lane, Rowlett; spoke in opposition.

A motion was made by Councilmember Sheffield, seconded by Councilmember van Bloemendaal, to approve the item as presented along with three major warrants and adding the 8 foot fence. The motion required a super majority vote for passage and failed with a vote of 4 in favor, 2 against (Gottel, Bobbitt), and 1 abstention (Pankratz).

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

9. ADJOURNMENT

Mayor Gottel adjourned the meeting at 9:32 p.m.



Todd W. Gottel, Mayor



Laura Hallmark, City Secretary

Date Approved: March 15, 2016