



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, January 3, 2017

6:00 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 Dana-Bashian, Deputy Mayor Pro Tem Sheffield, Councilmember Bobbitt, Councilmember van Bloemendaal, Councilmember Brown and Councilmember Hargrave

1. CALL TO ORDER

Mayor Gottel called the meeting to order at 6:00 p.m.

Before the Work Session began, there were some introductions of new staff members:

- Jim Grabenhorst, Director of Economic Development, introduced Joey Grisham – the new Assistant Director of Economic Development.
- Shawn Poe, Director of Public Works, introduced Gary Enna – the new Assistant Director of Public Works.
- Marc Kurbansade, Director of Development Services, introduced Tony Felts – the new Planning Manager.

2. EXECUTIVE SESSION

There are no agenda items.

3. WORK SESSION (6:00 P.M.) * Times listed are approximate.

3A. Discuss resolutions of support for the 2017 Texas Department of Housing and Community Affairs competitive tax credit applications. (90 minutes)

Mr. Kurbansade provided a brief summary of the developments that were being proposed for the TDHCA applications and for Council's future consideration.

- Amtex background information was provided by Gary Lacey and Matt Kelly.
- NuRock information provided by John Boyd and Len Vilicic

- Pedcor information provided by Jean Marie Latsha, who previously worked for TDHCA and was able to provide some clarification on the application process during the later discussion.
- Saigebrook information provided by Megan Lasch.

Council discussion regarding Amtex property and mobile home residents given preference once development completed; Amtex development design will be based on property layout. Clarification that this NuRock development is not tied to the Dallas Housing Authority and there is potential for townhomes on the other portion of the property but not as part of this development. Explanation provided for the Senior tax points program and due to the competitive nature in the larger metro areas that most developers carve out areas in their developments for seniors rather than pursue the program directly. It was specifically mentioned that it was good to see the income bracket outlined to show what “workforce housing” is actually targeting.

Council reconvened in Work Session after the Regular Meeting. It was the consensus of Council to support the Pedcor option #1, Amtex and NuRock development applications at a future meeting.

4. DISCUSS CONSENT AGENDA ITEMS

Council adjourned the Work Session at 7:35 p.m.

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

Council reconvened in the Regular Session at 7:43 p.m.

INVOCATION – Craig Schill, Lake Cities Community Church

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

5. PRESENTATIONS AND PROCLAMATIONS

5A. Hear presentation of the Monthly Financial report for the period ending September 30, 2016.

Kim Wilson, Director of Financial Services, presented the report.

5B. 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 JANUARY 17TH, FEBRUARY 7TH AND 21ST

P & Z MEETINGS

- NEXT MEETINGS WILL BE HELD ON TUESDAY, JANUARY 10TH AND 24TH AT 6:30PM IN THE CITY HALL CONFERENCE ROOM

ROWLETT LIBRARY

- BLACK HISTORY MONTH BOOKMARK CONTEST – FROM TUESDAY, JANUARY 3RD TO THURSDAY, JANUARY 19TH
 - CHILDREN OF ROWLETT – DESIGN YOUR OWN BOOKMARK CELEBRATING BLACK HISTORY MONTH IN 2017
 - FEATURE A PERSON, INVENTION, OR EVENT WITH HISTORICAL SIGNIFICANCE.
 - THE WINNING BOOKMARKS WILL BE PRINTED AND AVAILABLE AT THE LIBRARY IN FEBRUARY.
 - CHILDREN GRADES K THROUGH 12 ARE ELIGIBLE TO ENTER.
 - RETURN BOOKMARK ENTRIES TO ROWLETT PUBLIC LIBRARY BY THURSDAY, JANUARY 19TH.
- SENIOR BOOK CLUB – WEDNESDAY, JANUARY 4TH AT 1 P.M. AT 5300 MAIN ST
 - THE GROUP WILL DISCUSS ROGUE LAWYER BY JOHN GRISHAM.
 - FEBRUARY'S BOOK IS KILLING REAGAN BY BILL O'REILLY.
- LOVE ON A LEASH – SECOND AND FOURTH WEDNESDAY OF THE MONTH AT 3:30 P.M. AT CITY HALL, 4000 MAIN ST.
 - CALL OR SIGN UP AT THE LIBRARY SERVICE DESK TODAY AT 972 412-6161.
- FAMILY STORY TIME – SATURDAY, JANUARY 7TH AT 2 P.M. AT 5702 ROWLETT RD
 - IT'S A PENGUIN POWWOW! LISTEN TO PENGUIN STORIES AND CREATE A CUTE PENGUIN OF YOUR OWN.
- FAITH-BASED FITNESS – SATURDAY, JANUARY 14TH AT 2 PM AT 5702 ROWLETT RD
 - YOU AND YOUR FAMILY CAN ACHIEVE YOUR FITNESS GOALS THIS YEAR!
 - THIS WORKSHOP IS PRESENTED BY CRYSTAL SANDERS, AUTHOR OF "THE HEALTHY LITTLE HANDBOOK FITNESS DEVOTIONAL"
- BRICKS AND BOOKS – SATURDAY, JANUARY 21ST AT 2 PM AT 5702 ROWLETT RD
 - KIDS – COME BUILD YOUR DREAM HOUSE WITH LEGOS!

PARKS AND RECREATION

- LOOKING FOR A NEW AND FUN WAY TO GET IN SHAPE? CHECK OUT THE INDOOR CYCLING PROGRAM AT THE ROWLETT COMMUNITY CENTRE.
 - CLASSES START JANUARY 4TH AND ARE HELD ON MONDAY, WEDNESDAY & FRIDAY AT 6:30AM AT THE RCC
 - CALL 972-412-6170 FOR COST OF THIS PROGRAM
 - REGISTER AT THE ROWLETT COMMUNITY CENTRE
- TRY A BRAND NEW BOOTCAMP BEGINNING JANUARY 5TH.
 - TUESDAY & THURSDAY AT 6:30AM AT THE ROWLETT COMMUNITY CENTRE

- CALL 972-412-6170 FOR COST OF THIS PROGRAM
- REGISTER AT THE ROWLETT COMMUNITY CENTRE.
- LITTLE SWEETHEART DANCE IS ON SATURDAY, JANUARY 28TH AT THE ROWLETT COMMUNITY CENTRE.
 - TREAT THAT SPECIAL LITTLE GIRL TO A SPECIAL NIGHT. FATHERS AND DAUGHTERS WILL DANCE AND TWIRL THE NIGHT AWAY WITH A SPECIAL EVENING OF FUN AND DANCING.
 - FEE IS \$40 PER COUPLE AND EACH ADDITIONAL DAUGHTER IS \$15. INCLUDES A KEEPSAKE PHOTO, LIGHTS REFRESHMENTS AND MEMORIES TO LAST A LIFETIME.
 - TICKETS CAN BE PURCHASED AT THE ROWLETT COMMUNITY CENTRE.
- VISIT WWW.ROWLETT.COM/SENIORS TO CHECK OUT ALL THE FUN ACTIVITIES FOR SENIORS.
 - DON'T HAVE A RIDE? NO PROBLEM, FREE TRANSPORTATION IS PROVIDED TO ALL SENIORS BY STAR TRANSIT TO THE COMMUNITY CENTRE AND THE LIBRARY.
 - ARRANGE TRANSPORTATION BY CALLING 877-631-5278 AND PRESSING 5.

REMINDERS:

CITY OFFICES CLOSED FOR MLK DAY HOLIDAY

- MONDAY, JANUARY 16TH
- WASTE MANAGEMENT WILL PICK UP TRASH AND RECYCLING ON NORMAL TRASH DAYS

ANIMAL SHELTER

- LOW COST VACCINATION CLINIC
 - NO CLINIC HELD IN JANUARY
 - NEXT CLINIC WILL BE HELD ON SUNDAY, FEBRUARY 5TH, 2 – 5PM
 - LOCATED AT 8502 LIBERTY GROVE RD. @ LIBERTY GROVE ANIMAL HOSPITAL
- ANIMAL SHELTER IS OPEN MONDAY – SATURDAY, 10AM – 5PM
 - 4402 INDUSTRIAL STREET

Animal Shelter staff brought Hank, an American Pit Bull Terrier, who is one of the animals available for adoption at the Animal Shelter ([click to see available animals](#)).

6. CITIZENS' INPUT

There were no speakers.

7. CONSENT AGENDA

- 7A.** Consider action to approve minutes from the December 13, 2016, City Council Regular Meeting.

This item was approved on the Consent Agenda.

- 7B.** Consider action to approve a resolution accepting the bid of and awarding a contract to Armadillo Underground Utilities, LLC in the amount of \$323,820 for the total base bid with a five percent (5%) contingency for \$16,191 and up to \$5,000 for an early completion bonus, resulting in a total project amount of \$345,011 for the construction of a 16-Inch Water Line along State Highway 66 west of Rowlett Road and authorizing the Mayor to execute the necessary documents for said services.

This item was approved as RES-001-17 on the Consent Agenda.

- 7C.** Consider action to approve a resolution awarding an annual contract in the amount of \$125,000 and with four optional annual extensions to Nortex Concrete Lift & Stabilization, Inc. for pavement leveling services in the unit amount specified in the City of Grand Prairie pavement leveling contract and by means of the Interlocal Cooperative Purchasing Agreement with the City of Grand Prairie and authorize the Mayor to execute the necessary documents for said services.

This item was approved as RES-002-17 on the Consent Agenda.

Passed the Consent Agenda

A motion was made by Deputy Mayor Pro Tem Sheffield, 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 take action on a rezoning request to amend Planned Development (PD) Ordinance No. ORD-010-13 to modify the development standards for a detached garage. The subject property is located at 6809 Miller Road, being .98 +/- acres further described as a portion of Tracts 16.2, 66, and 58 out of the Charles D. Merrell Survey, Abstract Number 957, City of Rowlett, Dallas County, Texas.

Tony Felts, Planning Manager, presented the information for this item. The public hearing opened and closed with no speakers.

A motion was made by Councilmember Hargrave, seconded by Councilmember Bobbitt, to approve the item as presented. The motion carried with a unanimous vote of those members present. This item was approved as ORD-001-17.

Mayor Gottel recognized Dave Holl, whose project this was, and thanked him for what he's done for Paddle Point Park, in bringing his Kayak program to the park and working on new development in that area.

Mayor Gottel announced that Spirit Outfitters has designed a commemorative one-year tornado anniversary fundraiser t-shirt. They are located on Lakeview Parkway at the end of the Aldi shopping center at the intersection of Rowlett Road.

After a short break at 8:16 p.m., Council reconvened in the Work Session at 8:20 p.m. to discuss Item 3A.

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

There was no action taken.

9. ADJOURNMENT

Mayor Gottel adjourned the meeting at 8:40 p.m.



Todd W. Gottel, Mayor



Laura Hallmark, City Secretary

Date Approved: January 17, 2017