



City of Farmers Branch

City Hall
13000 Wm. Dodson Pkwy.
Farmers Branch, TX 75234

Meeting Minutes - Draft City Council

Tuesday, June 4, 2013

6:00 PM

Council Chambers

Study Session Meeting to be held at 4:00 PM in Study Session Room

A. STUDY SESSION

Absent: 1 - Council Member Ben Robinson

Presiding: 1 - Mayor William P. Glancy

Present: 4 - Council Member Harold Froehlich, Mayor Pro Tem Jeff Fuller, Council Member Ana Reyes and Deputy Mayor Pro Tem Kirk Connally

Staff: 15 - Gary D. Greer, Peter G. Smith, Angela Kelly, Rachael Johnson, Tom Bryson, Sidney Fuller, Andy Gillies, Jeff Harting, John Land, Jim Olk, Steve Parker, Randy Walhood, Mark Samuels, Rick Chaffin and Brian Beasley

Mayor Glancy called the Study Session Meeting to order at 4:02 p.m.

A.1 **Discuss regular City Council meeting agenda items.**

Mayor Pro Tem Fuller asked if the current Appearance Before City Council Registration Form could be used. After some discussion, a separate card will be designed for Citizen Comments.

A.2 **Discuss City Council meeting dates for the remaining 2013 calendar year.**

City Council discussed the meeting dates for the remaining 2013 calendar year. The only change was made to meeting dates in July and December. City Council will meet on July 16 and December 10.

Mayor Pro Tem Fuller requested business casual for City employees and City Council during July and August. Council Members concurred.

A.3 **Discuss regular meeting day and start time for City Council meetings.**

Mayor Glancy reported receiving complaints about the start time of City Council meetings. After some discussion, City Council expressed their desire to change the meeting time to 6:30 p.m.

No changes were made regarding City Council meeting days.

A.4 Discussion of items to be placed on a future City Council meeting agenda (discussion is limited to determination of whether to place an item on a future City Council meeting agenda).

An update will be provided on the Central Area Plan after citizen input at the Town Hall meeting scheduled for June 13.

Mayor Glancy read the Agenda for items on Executive Session.

The City Council took a brief recess at 4:30 p.m.

I. EXECUTIVE SESSION

The City Council convened into Executive Session at 4:42 p.m.

I.1 Discuss economic development incentives - Texas Government Code Section 551.087:

(a) Consider an incentive package for Project Oatmeal for the relocation of a construction firm's regional headquarters.

I.2 Discuss land acquisitions - Texas Government Code Section 551.072:

Discuss the purchase, sale, exchange, lease or value of real property in the following area - for the area generally bounded by I-35, Valwood Parkway, Josey Lane, and I-635.

The City Council concluded Executive Session at 5:20 p.m.

J. THE CITY COUNCIL RECONVENES INTO OPEN SESSION

The City Council reconvened into open session at 5:30 p.m.

The following motion was made relating to Agenda Item I.1:

Motion by Council Member Froehlich, seconded by Deputy Mayor Pro Tem Connally, authorizing the City Manager to negotiate and execute an economic development agreement on behalf of the City of Farmers Branch for TXI to provide the equivalent of a fifty percent (50%) tax abatement for business personal property for a period of thirteen (13) years conditioned on: the company leasing approximately 45,000 square feet of space in a building located in Farmers Branch, Texas, exact location yet to be determined, for a period of at least thirteen (13) years; the Company's continuous lease and occupancy of the leased premises for at least thirteen (13) years; and the company relocation and operation of its corporate headquarters to the leased premises. The motion carried unanimously.

The following motions were made relating to Agenda Item I.2:

Motion by Mayor Pro Tem Fuller, seconded by Council Member Froehlich, having received the report of the Chief Building Official, that the building at 2510 Valley View be declared a dangerous structure and that the City Manager be authorized to negotiate and sign on behalf of the City a contract to purchase, or take assignment of a contract to purchase 2510 Valley View City of Farmers Branch, Dallas County for a purchase price not to exceed \$135,000 plus standard closing and acquisition costs and to sign such other agreements, documents, and any amendments thereto, as the City Manager, in consultation with the City Attorney, deems reasonable and

necessary with respect to the closing of said transaction. The motion passed unanimously.

Motion by Deputy Mayor Pro Tem Connally, seconded by Mayor Pro Tem Fuller, having received the report of the Chief Building Official, that the building at 2508 Valley View Lane be declared a dangerous structure and that the City Manager be authorized to negotiate and sign on behalf of the City a contract to purchase, or take assignment of a contract to purchase 2508 Valley View Lane City of Farmers Branch, Dallas County for a purchase price not to exceed \$160,000 plus standard closing and acquisition costs and to sign such other agreements, documents, and any amendments thereto, as the City Manager, in consultation with the City Attorney, deems reasonable and necessary with respect to the closing of said transaction. The motion passed unanimously.

The City Council recessed until 6:00 p.m.

B. INVOCATION & PLEDGE OF ALLEGIANCE

Deputy Mayor Pro Tem Connally gave the Invocation. Council Member Froehlich led the Pledge of Allegiance.

C. CEREMONIAL ITEMS

There were no Ceremonial Items on the agenda.

D. REPORT ON STUDY SESSION ITEMS

Mayor Glancy reported there would only be one City Council meeting in July and December. City Council will meet on July 16 and December 10.

He also reported the start time for regular City Council meetings would be changed to 6:30 p.m.

E. ITEMS OF COMMUNITY INTEREST

*City Manager Gary Greer presented the City Manager Report:
Town Hall Meeting - The meeting will be held on Thursday, June 13 from 6:30 until 8:30 p.m. in the theater at the Farmers Branch Manske Library. The focus will be "Community Visioning" - what's been accomplished in the past few years and what's next? Audience members will be able to "vote" their input on future planning efforts. There will be a traditional question and answer period with the Mayor and Council.*

Teen Fire & Rescue Academy - Will be held June 10-14, activities include hands-on training in topics including emergency management and basic first aid and CPR certification, demonstrations of thermal imaging, fire suppression, field trips to Parkland's Emergency Room and helipad, Biotel Medical Control and the Public Safety Training Center at DFW International Airport. Contact the Recreation Center for registration details.

Library Summer Programs - The reading club kicks off next week with the theme "Dig into Reading". There is also another "Farmers Branch Reads" community reading program this summer. Contact Manske Library for details.

F. CONSENT AGENDA

Approval of the Consent Agenda

A motion was made by Deputy Mayor Pro Tem Connally, seconded by Council Member Froehlich, to approve the Consent Agenda Items F.1 through F.3. The motion carried unanimously.

Aye: 4 - Council Member Froehlich, Mayor Pro Tem Fuller, Council Member Reyes and Deputy Mayor Pro Tem Connally

F.1 Consider approval of minutes of the City Council meeting held on May 21, 2013 and take appropriate action.

The Minutes were approved.

F.2 Consider approving Resolution No. 2013-033 authorizing the City Manager to execute a professional services agreement for the design and construction quality assurance for Phase D of landfill gas collection system at Camelot Landfill and take appropriate action.

This Resolution was approved.

F.3 Consider approving Resolution No. 2013-034 authorizing the City Manager to approve the purchase of one (1) replacement knuckleboom loader truck for the Public Works Solid Waste Division in the total amount of \$168,517 from MHC Kenworth through the Buy Board Purchasing Cooperative, providing an effective date, and take appropriate action.

This Resolution was approved.

G. PUBLIC HEARINGS

There were no Public Hearings on the agenda.

H. REGULAR AGENDA ITEMS

H.1 Consider approving Resolution No. 2013-035 establishing and providing guidelines for a Citizen Comments Section on the City Council meeting agenda and take appropriate action.

A motion was made by Mayor Pro Tem Fuller, seconded by Council Member Froehlich, that this Resolution be approved. The motion carried unanimously.

Aye: 4 - Council Member Froehlich, Mayor Pro Tem Fuller, Council Member Reyes and Deputy Mayor Pro Tem Connally

K. ADJOURNMENT

A motion was made by Mayor Pro Tem Fuller, seconded by Deputy Mayor Pro Tem Connally, that this meeting be adjourned. The motion carried

unanimously.

Aye: 4 - Council Member Froehlich, Mayor Pro Tem Fuller, Council Member Reyes and Deputy Mayor Pro Tem Connally

The meeting adjourned at 6:09 p.m.

William P. Glancy, Mayor

ATTEST:

Angela Kelly, City Secretary