



# City of Farmers Branch Action Meeting Minutes City Council

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

---

Tuesday, January 7, 2025

6:00 PM

Council Chambers

---

The full video of this meeting is available on the City website at <https://farmersbranch.legistar.com/Calendar.aspx>.

**Council Present:** Mayor Terry Lynne, Mayor Pro Tem Omar Roman, Deputy Mayor Pro Tem Richard Jackson, Councilmember David Reid, Councilmember Roger Neal, Councilwoman Tina Bennett-Burton

**City Staff Present:** City Manager Ben Williamson, Deputy City Manager Jawaria Tareen, Director of Administrative Services Stacy Henderson, City Attorney Victor Flores, Director of Public Works Ray Silva-Reyes, Director of Parks and Recreation Rob Diaz, Director of Economic Development and Tourism Perla Tavera, Director of Finance, Fleet, and Facilities Tammy Zimmerman, Director of Community Services Danielle Summers, and other City staff

## **CALL TO ORDER - STUDY SESSION (4 P.M.)**

Mayor Lynne called the meeting to order at 4:00 p.m.

## **PUBLIC COMMENTS ON STUDY SESSION ITEMS**

There were no members of the public wishing to address the Council.

## **STUDY SESSION ITEMS**

### **C.1 Discuss regular agenda items.**

Councilmember Neal had questions on Item J.11 related to the purchase of two backhoes from Holt CAT.

Mayor Pro Tem Roman had questions on Item J.8 related to a Chapter 380 agreement with Cherry Painting Company, LLC.

### **C.2 Present the Fiscal Year 2023-24 Fourth Quarter Financial Report.**

Director of Finance, Fleet, and Facilities Tammy Zimmerman gave a presentation highlighting the summary of the General Fund transactions for fiscal year 2024, actual costs versus budgeted amounts, total expenditures, Enterprise Fund transactions, Hotel/Motel Fund transactions, and details regarding the investment portfolio of the City.

### **C.3 Receive an update regarding Discover Farmers Branch Tourism efforts and events**

Director of Economic Development, Tourism, and Planning Perla Tavera gave a presentation explaining the revenue projections from fiscal year 2024, the tax revenue brought in by the Hotel/Motel tax, the comparison of increased revenue from the previous two years, goals set for 2025, upcoming projects, and details regarding the 2024 Pickleball World Championship.

**C.4 Discuss bulk waste placement time and seek the City Council's direction regarding the schedule of the bulk waste.**

Deputy Director of Public Works Shane Davis gave a presentation explaining the current regulations on bulk waste, concerns regarding set-out times for waste, and the proposed changes to the ordinance.

The majority of the Council was in favor of moving forward with the proposed changes to the ordinance with allowing waste to be set out two days in advance of the scheduled pick-up time.

**C.5 Receive an update regarding the Oakbrook Water Meter Project.**

Director of Public Works Ray Silva-Reyes gave a presentation explaining the background of the project, the current measures being taken, the cost of the project, and the next steps in the process.

The majority of the Council was in favor of moving forward with the project and gathering more information from the Home Owner's Association to gain confirmation on how much they can contribute to the project.

The Mayor recessed into Executive Session at 5:10 p.m.

**EXECUTIVE SESSION**

**D.1 The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.087 to discuss economic incentives for Project Eagle.**

**D.2 The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.087 to discuss economic incentives for Project Six B.**

**D.3 The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.071 (legal consultation) regarding items on the agenda or for the matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Code.**

**CALL TO ORDER - REGULAR MEETING**

Mayor Lynne called the Regular Meeting to order at 6:00 p.m.

**INVOCATION & PLEDGE OF ALLEGIANCE**

The invocation was led by Joseph Riegel and the pledge of allegiance was led by Mayor Lynne.

**CEREMONIAL ITEMS**

**G.1 Recognition of Dr. Don Smith for his leadership as part of the Citizens on Patrol Program.**

This item was moved to the January 21, 2025, City Council meeting.

**G.2 Presentation from the Texas Recreation and Park Society North Region to the City of Farmers Branch Parks and Recreation Department for the 2024 Park Design Excellence Award.**

Mayor Lynne presented the Parks and Recreation Department with the 2024 Park Design Excellence Award.

**G.3 Presentation from the Texas Recreation and Park Society North Region to Ally Chambers for the 2024 Part-Time Employee of the Year.**

Mayor Lynne presented Ally Chambers with the Texas Recreation and Park Society North Region 2024 Part-Time Employee of the Year Award.

**G.4 Presentation from the Aquatics International Magazine to the Farmers Branch Aquatics Center for their 2024 Best of Aquatics 10-Year Anniversary Edition.**

Mayor Lynne presented the Farmers Branch Aquatics Center employees with the 2024 Best of Aquatics 10-Year Anniversary Edition Award.

**ITEMS OF COMMUNITY INTEREST**

Public Information Officer Ashtyn Anders presented items of community interest.

**CITIZEN COMMENTS**

Maxwell Little, 1117 East Vandergriff Drive, Carrollton, spoke thanking the police and fire departments for their service.

Jennifer Evans, 3047 Randy Lane, Farmers Branch, spoke on reopening the Citizen's Collection Center.

**CONSENT AGENDA**

- J.1 Consider approving the following City Council meeting minutes; and take appropriate action.**
- **December 10, 2024, City Council Meeting**
- J.2 Consider approving Resolution No. 2024-254 authorizing the City Manager to execute a Residential Demolition/Rebuild Program Incentive Agreement for a seven (7) year property tax incentive for the property located at 2981 Maydelle Lane; and take appropriate action.**
- J.3 Consider approving Resolution No. 2024-256 authorizing the City Manager to execute a Residential Demolition/Rebuild Program Incentive Agreement for a seven (7) year property tax incentive for the property located at 13510 Crestmoor Drive; and take appropriate action.**
- J.4 Consider approving Resolution No. 2024-253 authorizing the City Manager to execute a Residential Demolition/Rebuild Program Incentive Agreement in the amount of \$10,000 and a five (5) year property tax rebate for the property owner located at 14626 Southern Pines Drive; and take appropriate action.**

- J.5 Consider approving Resolution No. 2024-252 authorizing the City Manager to execute a Residential Demolition/Rebuild Program Incentive Agreement in the amount of \$30,000 and a three (3) year property tax rebate for the property owner located at 2644 Leta Mae Lane; and take appropriate action.
- J.6 Consider approving Resolution No. 2024-250 authorizing the City Manager to execute a Residential Demolition/Rebuild Program Incentive Agreement in the amount of \$30,000 and a three (3) year property tax rebate for the property owner located at 2656 Leta Mae Circle; and take appropriate action.
- J.7 Consider approving Resolution No. 2025-004 authorizing the City Manager to execute a Residential Demolition/Rebuild Program Incentive Agreement in the amount of \$30,000 and a three (3) year property tax rebate for the property owner located at 12805 Epps Field; and take appropriate action.
- J.8 Consider approving Resolution No. 2024-248 authorizing the City Manager to execute a Chapter 380 Economic Development Grant Agreement in the amount of \$100,000 for new headquarters commercial space with Cherry Painting Company, LLC; and take appropriate action
- J.9 Consider approving Resolution No. 2024-241 authorizing the City Manager to execute the contract with the LETCO Group, LLC dba Living Earth for clean brush diversion services; and take appropriate action.
- J.10 Consider approving Resolution No. 2024-246 authorizing the purchase of a 2025 Ford Transit 15-passenger Van from Sam Pack Ford through the BuyBoard Cooperative Purchasing Program in the amount of \$66,092.88; and take appropriate action.
- J.11 Consider approving Resolution No. 2024-243 authorizing the City Manager to approve the purchase of two new backhoes in the total amount of \$315,401 from Holt CAT through the OMNIA Cooperative Purchasing Program; and take appropriate action.

A motion was made by Deputy Mayor Pro Richard Jackson, seconded by Mayor Pro Tem Roman, to approve the Consent Agenda as amended. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Richard Jackson, Councilmember Neal, Councilmember Reid, Councilwoman Bennett-Burton

**PUBLIC HEARING**

- K.1 Conduct a public hearing and consider adopting Ordinance No. 3902 for a zoning amendment for a multifamily development on approximately 10.59 acres located at 1990 Wittington Place within Planned Development District No. 88 (PD-88); and take appropriate action.

Mayor Lynne announced the applicant has requested to table this item.

A motion was made by Councilmember Reid, seconded by Councilwoman Bennett-Burton, to table this item to the February 18, 2025, City Council meeting. The motion carried with the following vote:

Aye: Deputy Mayor Pro Tem Richard Jackson, Councilmember Neal, Councilmember Reid, Councilwoman Bennett-Burton

Abstain: Mayor Pro Tem Roman

**K.2 Conduct a public hearing and consider adopting Ordinance No. 3901 for a zoning amendment for a mixed-use development on approximately 10.18 acres located at 1920 LBJ Freeway; and take appropriate action.**

Deputy Director of Planning Sarah Bergman gave a presentation explaining the current status of the development project, the signage exception being requested, and the recommendation from the Planning and Zoning Commission.

There were no members of the public wishing to address the Council.

**A motion was made by Deputy Mayor Pro Tem Jackson, seconded by Councilmember Neal, to close the public hearing. The motion carried with the following vote:**

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Richard Jackson, Councilmember Neal, Councilmember Reid, Councilwoman Bennett-Burton

**A motion was made by Councilmember Reid, seconded by Deputy Mayor Pro Tem Jackson, to adopt Ordinance No. 3901 as amended to include language allowing the City Manager to negotiate an agreement with the developer to allow City of Farmers Branch communications to be displayed as needed on the LED sign. The motion carried with the following vote:**

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Richard Jackson, Councilmember Neal, Councilmember Reid, Councilwoman Bennett-Burton

### **REGULAR AGENDA ITEMS**

There were no regular agenda items to consider for this meeting.

Mayor Lynne convened the meeting back into Study Session at 6:37 p.m.

### **STUDY SESSION**

**C.6 Receive a report and provide direction to City staff regarding the Spot at Myra located at 12150 Medical Parkway.**

Director of Economic Development, Tourism, and Planning Perla Tavera gave a presentation explaining the conceptual site plan for the Spot at Myra, the background of the project, and infrastructure needs completed by the City.

**C.7 Receive an update from the Mayor and Council Members regarding board liaison information from outside organizations and other meetings attended.**

The Council gave updates related to outside organizations and other meetings attended.

**C.8 Review and discuss future agenda items.**

Councilmember Neal requested an item related to adjusting the notification area on Planning and Zoning items.

Mayor Lynne requested an item on the homeless encampments in the city and gave information on travel requests for upcoming events.

Councilwoman Bennett-Burton requested the Council take a tour of the city prior to the upcoming Strategic Planning Session.

Mayor Lynne recessed back into Executive Session at 7:03 p.m.

**EXECUTIVE SESSION**

**D.3 The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.071 (legal consultation) regarding items on the agenda or for the matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Code.**

**TAKE ANY ACTION AS A RESULT OF THE CLOSED EXECUTIVE SESSION**

There was no action taken as a result of Executive Session.

**ADJOURNMENT**

Mayor Lynne adjourned the Regular Meeting at 7:56 p.m.

  
\_\_\_\_\_  
City Secretary Stacy Henderson, TRMC

  
\_\_\_\_\_  
Mayor Terry Lynne