



City of Farmers Branch Action Meeting Minutes City Council

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

Tuesday, July 16, 2024

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 Martin Baird, Councilmember David Reid, Councilmember Roger Neal

City Staff Present: City Manager Ben Williamson, Deputy City Manager Jawaria Tareen, Assistant to the City Manager Jennifer Rainey, Director of Administrative Services Stacy Henderson, City Attorney David Berman, Director of Public Works Ray Silva-Reyes, Director of Parks Rob Diaz, Director of Economic Development Perla Tavera, Director of Finance Tammy Zimmerman, Director of Communications Jeff Brady, 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 speak.

Mayor Lynne announced that Item C.2 would be the first item discussed.

C.2 Receive an update from Atmos Energy regarding future energy needs, the implementation of strategies, and future direction.

Deputy City Manager Jawaria Tareen introduced Jan Rugg with Atmos Energy who gave an overview of Atmos Energy, statistics on residents served in Farmers Branch, greenhouse gas emissions initiatives, safety initiatives, training provided for employees, how natural gas is delivered, homeowner safety measures taken, and information on leak detection and monitoring.

Mayor Lynne announced that Item C.9 would be moved to after C.2

C.9 Receive a presentation regarding the Advanced Funding Agreement for the reconfiguration of Valley View Lane.

Deputy Director of Public Works Shane Davis gave a presentation explaining the history of the project, the purpose of the reconfiguration, the current configuration, how the area would look post-construction, comparison data with other similar intersections in the city, traffic conditions currently and in the future with a 1% increase, and the costs of the project.

The majority of Council determined to not move forward with this project.

C.3 Receive an update from Woven Health Clinic.

Jennifer Rainey, Assistant to the City Manager, introduced Jackie Rokowski with Woven Health Clinic who gave a presentation on patient services provided for Farmers Branch residents, the forecasted services for the upcoming year, the impact on their budget from the funds provided from City of Farmers Branch, the demographics of patients who attend the clinic, details on the Woven Healthcare Plan, the breakdown of fees to the patients, details regarding Delivery System Reform Incentives, and how a reduction in funding would impact the operation.

Mayor Lynne recessed Study Session at 5:56 p.m., announcing that this item would be continued during the regular City Council meeting.

CALL TO ORDER - REGULAR MEETING

Mayor Lynne called the Regular Meeting to order at 6:15 p.m.

INVOCATION & PLEDGE OF ALLEGIANCE

Councilmember Baird led the invocation and pledge of allegiance.

C.3 Receive an update from Woven Health Clinic.

Jackie Rokowski with Woven Health Clinic answered questions from City Council regarding their services and the costs associated.

The Council determined to keep the City's contribution to the Woven Health Clinic as is.

CEREMONIAL ITEMS

G.1 Recognition of the Farmers Branch Fire Department Quint 133 and Medic 133 for their actions in saving the life of a cardiac arrest victim on May 20, 2024.

Mayor Lynne presented the Fire Department with the Life Saving Award.

G.2 Presentation of a Proclamation to the James A. Smith Masonic Lodge #395 for their 150th Anniversary.

Mayor Lynne presented the members of the James A. Smith Masonic Lodge with the proclamation in celebration of their 150th Anniversary.

G.3 Presentation of the Employee of the Month Award for the month of June to Adam Armendarez of the Parks and Recreation Department.

Mayor Lynne presented Adam Armendarez with the Employee of the Month Award.

G.4 Presentation of the American Society of Landscape Architects-Texas Chapter Award for the John F. Burke Nature Preserve, presented to the City by Dunaway and Associates.

Mayor Lynne presented the Parks Department with the Chapter Award.

ITEMS OF COMMUNITY INTEREST

Communications Director Jeff Brady presented items of community interest.

REPORT ON STUDY SESSION ITEMS

Mayor Lynne announced the Study Session would be continued after the regular meeting.

CITIZEN COMMENTS

Nancy Holland, 131 Kerr Trail, spoke in opposition to cutting events and in favor of having a trash fee.

Price Trosin, 2711 Mountain View Lane, spoke in favor of not reducing services during the budget process.

William Kirby, 3411 Ridge Oak Way, spoke in favor of the Valley View road reconfiguration.

Jason Ennis, 13523 Royal Oaks Lane, spoke in favor of the Valley View road reconfiguration.

Lynn Chaffin, 1735 Whittington, spoke in opposition to the Valley View road reconfiguration, and in opposition to the proposed budget cuts.

Terry Anderson, 2644 Mount View, spoke in opposition to having a Pride Proclamation.

Candace Adams, 3521 Pebble Beach Drive, spoke on animals being unleashed.

Rick Johnson, 2930 Harlee Drive, spoke in opposition to the Valley View road reconfiguration and to budget cuts.

Shiam Sundaram Ganesh Ram, Frisco, TX, spoke in opposition to cutting funding to DART.

Abarid Aranda, 2946 South Sunbeck Circle, spoke in opposition to cutting funding to DART.

CONSENT AGENDA

- K.1 Consider approving the following City Council meeting minutes; and take appropriate action.**
- **May 14, 2024, City Council Meeting**
 - **June 18, 2024, City Council Meeting**
 - **June 27, 2024, Special City Council Meeting**
- K.2 Consider adopting Ordinance No. 3874 amending the Code of Ordinances, Chapter 2, Article II, Section 2-31 (b) related to board, commission, or committee absences from meetings; and take appropriate action.**
- K.3 Consider approving annual Board and Commission appointments and reappointments for 2024; and take appropriate action.**
- K.4 Consider approving Resolution No. 2024-106 authorizing the execution of a Residential Demolition/Rebuild Program Incentive Agreement for the owner of the property located at**

3140 Valley View Lane; and take appropriate action.

- K.5 Consider approving Resolution No. 2024-113, authorizing the purchase of cargo/utility trailers from Happy Trailers for the Parks and Recreation Department in the amount of \$124,285; and take appropriate action.**

A motion was made by Mayor Pro Tem Roman, seconded by Councilmember Reid, to approve the Consent Agenda as presented. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Jackson, Councilmember Baird, Councilmember Reid, Councilmember Neal

PUBLIC HEARING

- L.1 Conduct a public hearing and consider adopting Ordinance No. 3869 for an industrial development on approximately 7.36 acres located at 1751 Valley View Lane within the Planned Development District No. 77 (PD-77) zoning district; and take appropriate action.**

Lily Sutton, Planner, gave a presentation explaining the current site overview, the request from the applicant, and the proposed improvements.

A motion was made by Mayor Pro Tem Roman, seconded by Councilmember Reid, to close the public hearing and approve Ordinance No. 3869 as presented. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Jackson, Councilmember Baird, Councilmember Reid, Councilmember Neal

- L.2 Conduct a public hearing and consider adopting Ordinance No. 3873 to amend the Comprehensive Zoning Ordinance related to residential garage conversions; and take appropriate action.**

Sarah Bergman, Deputy Director of Planning, gave a presentation explaining the current challenges with garage conversions and the proposed amnesty plan.

A motion was made by Mayor Pro Tem Roman, seconded by Councilmember Baird, to close the public hearing and approve Ordinance No. 3873 as presented. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Jackson, Councilmember Baird, Councilmember Reid, Councilmember Neal

REGULAR AGENDA ITEMS

- M.1 Consider accepting the resignation of Councilmember Martin Baird, District 2, and adopting Ordinance No. 3877, calling a Special Election to be held on November 5, 2024, to fill the unexpired remaining term of office; and take appropriate action.**

Stacy Henderson, City Secretary, explained the need for calling the Special Election and gave details on the process.

A motion was made by Mayor Lynne, seconded by Councilmember Baird, to accept the resignation of Councilmember Martin Baird and approve Ordinance No. 3877 as presented. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Jackson, Councilmember Reid, Councilmember Neal

Abstained: Councilmember Baird

M.2 Consider approving Resolution No. 2024-116 to support capping the sales and use tax revenues paid by the Farmers Branch to the Dallas Area Rapid Transit Authority; and take appropriate action.

Deputy City Manager Jawaria Tareen gave a presentation explaining the reduction in funding to the Dallas Area Rapid Transit Authority.

A motion was made by Mayor Pro Tem Roman, seconded by Councilmember Baird, to approve Resolution No. 2024-116 as presented. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Jackson, Councilmember Baird, Councilmember Reid, Councilmember Neal

M.3 Consider approving Resolution 2024-117 authorizing an interlocal agreement with Dallas County for grant funding under the American Rescue Plan Act (ARPA) for the redevelopment of residential homes in the Valwood Park Neighborhood; and take appropriate action.

Economic Development Director Perla Tavera gave a presentation explaining the housing replacement program, the requirements for qualifications for the program, and the administration of the program.

A motion was made by Mayor Pro Tem Roman, seconded by Councilmember Baird, to approve the Resolution No. 2024-117 as presented. The motion carried with the following vote:

Aye: Mayor Pro Tem Roman, Deputy Mayor Pro Tem Jackson, Councilmember Baird, Councilmember Reid, Councilmember Neal

STUDY SESSION

C.4 Discuss and staff direction regarding Firehouse Theatre's Facility Use Agreement updates.

Assistant to the City Manager Jennifer Rainey gave a presentation explaining the background of discussions on the agreement, proposed amendments by the Firehouse Theatre, and the budgetary impacts of the agreement.

Mayor Lynne announced the agreement would be further discussed in Executive Session.

C.5 Discuss the Animal Adoption Center's capacity and future needs.

Animal Services Manager Tyler Winckler gave a presentation explaining the outlay of the Animal Shelter, the yearly population, the average daily population, and future intake projections.

The Council discussed various aspects of the Animal Shelter and the plans for expansion going forward.

C.6 Presentation on the emergency disaster plan related to alerts for impending weather and provide updates on the communication plan.

Emergency Management Coordinator Luke Parten gave a presentation explaining the process for opting in for emergency alerts, what emergencies trigger the alert, the platforms used to inform the public of the option of signing up for alerts, and details regarding outdoor warning signs.

The Council discussed ways to ease the process for signing up for alerts and ideas for public awareness.

C.7 Receive an update regarding Economic Development Programs.

Economic Development Director Perla Tavera gave information on each of the programs that the Economic Development Department currently has in place.

C.8 Receive a report and discuss updates to the Minor Home Repair Program.

Assistant to the City Manager Jennifer Rainey gave a presentation on the objectives of the program, details regarding the current program structure and proposed changes to the structure, and the phases involved with the proposed structure.

The Council gave direction to move forward with the program.

C.10 Discuss the City's Solid Waste Fee for landfill closure and post-closure.

Deputy Director of Public Works Shane Davis gave a presentation explaining the history of discussions on the closure and post-closure of Camelot Landfill, the current structure for trash fees and how it relates to the closure/post-closure funding, required actions after the closure of the landfill, and details regarding the fees that will be charged for trash services beginning in October of 2024.

The Council gave direction to move forward with trash fees.

C.11 Receive an update from the Mayor and Council Members regarding board liaison information from outside organizations and other meetings attended.

Mayor Lynne announced he will give his updates regarding outside organizations at the next Council meeting.

C.12 Discuss future agenda items.

The Council had no additional future agenda items.

EXECUTIVE SESSION

D.1 The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.072 (Real Property), Section 551.073 (Proposed Donation), and Section 551.071 (Consultation with Attorney) to discuss and deliberate, and to receive legal advice from the City Attorney, regarding a proposed redevelopment and possible land exchange relating to Farmers Branch Elementary School and Cox Park.

- D.2** The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.071, consultation with the City Attorney, to receive legal advice regarding the renewal of a warehouse lease agreement.
- D.3** The City Council will convene into closed Executive Session pursuant to Section 551.074, of the Texas Government Code (Personnel) to deliberate the appointment, employment, reassignment and duties of the Communications Department.
- D.4** The City Council will convene into a closed Executive Session pursuant to Texas Government Code Section 551.074 (Personnel) to discuss and deliberate on proposals for City Attorney legal services.
- D.5** The City Council will convene into closed Executive Session pursuant to Section 551.071 of the Texas Government Code (Consultation with the City Attorney) to discuss and deliberate the Firehouse Theatre.

Mayor Lynne adjourned the Study Session and convened into Executive Session at 10:44 p.m.

Mayor Lynne reconvened the Regular Meeting at 12:33 a.m.

TAKE ANY ACTION AS A RESULT OF THE CLOSED EXECUTIVE SESSION

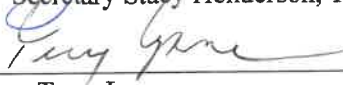
No action was taken as a result of the Executive Session.

ADJOURNMENT

Mayor Lynne adjourned the Regular Meeting at 12:33 a.m.



City Secretary Stacy Henderson, TRMC



Mayor Terry Lynne