



CITY OF MANSFIELD

1200 East. Broad St.
Mansfield, TX 76063
www.mansfield-tx.gov

Meeting Agenda City Council

Monday, July 13, 2015

5:00 PM

Council Chambers

REGULAR MEETING

1. **5:00 P.M. - CALL MEETING TO ORDER**

2. **RECESS INTO EXECUTIVE SESSION**

Pursuant to Section 551.071, Texas Government Code, the Council reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law.

A. Pending or Contemplated Litigation or to Seek the Advice of the City Attorney Pursuant to Section 551.071

Seek Advice of City Attorney Regarding Pending Litigation - Cause No. 348-270155-14

Seek Advice of City Attorney Regarding Gas Well Regulations

City Attorney Briefing Regarding Legal Consideration in the Enforcement of Code Compliance Issues

B. Discussion Regarding Possible Purchase, Exchange, Lease, or Value of Real Property Pursuant to Section 551.072

Property #03-14-05

Property #12-13-10

Property #11-13-09

Property #07-15-02

C. Personnel Matters Pursuant to Section 551.074

Consider Legal Requirements for Code Enforcement Management and Staffing

D. Deliberation Regarding Commercial or Financial Information Received From or the Offer of a Financial or Other Incentive Made to a Business Prospect Seeking to Locate, Stay or Expand in or Near the Territory of the City and with which the City is Conducting Economic Development Negotiations Pursuant to Section 551.087

Project # 15-02 - Business Prospect Briefing and Update

Project #14-14 - Entertainment Prospect Briefing and Update

Project # 13-20 - Entertainment Prospect Briefing and Update

E. Consider Placement or Deployment of Security Devices on Municipal Property or Facilities Pursuant to Section 551.076

3. 6:00 P.M. - JOINT WORK SESSION WITH MANSFIELD PARK FACILITIES DEVELOPMENT CORPORATION (TO BE HELD IN THE MULTI-PURPOSE ROOM)

4. 6:50 P.M. – COUNCIL BREAK PRIOR TO REGULAR BUSINESS SESSION

5. 7:00 PM OR IMMEDIATELY FOLLOWING EXECUTIVE SESSION - RECONVENE INTO REGULAR BUSINESS SESSION

6. INVOCATION

7. PLEDGE OF ALLEGIANCE

8. TEXAS PLEDGE

"Honor the Texas Flag; I Pledge Allegiance to Thee, Texas, One State Under God; One and Indivisible"

9. PROCLAMATION

[15-1417](#) Mansfield Move 125

Attachments: [Mansfield Move 125 2015](#)

10. PRESENTATION

Presentation of Bullet Proof Vests to K-9 Dogs by Camryn Samuel

11. CITIZEN COMMENTS

Citizens wishing to address the Council on non-public hearing agenda items and items not on the agenda may do so at this time. Once the business portion of the meeting begins, only comments related to public hearings will be heard. All comments are limited to 5 minutes. Please refrain from "personal criticisms."

In order to be recognized during the "Citizen Comments" or during a Public Hearing (applicants included), please complete a blue or yellow "Appearance Card" located at the entry to the City Council Chamber and present it to the City Secretary.

12. COUNCIL ANNOUNCEMENTS

13. STAFF COMMENTS

In addition to matters specifically listed below, Staff comments may include updates on ongoing or proposed projects and address of posted agenda items.

A. City Manager Report or Authorized Representative

- Current/Future Agenda Items
- Report on May 16th Code Enforcement Bus Tour (Richard Wright)
- Quarterly Reports

Mansfield Economic Development Corporation; Mansfield Park Facilities Development Corporation; Planning and Zoning; Public Works; Legal, Code Enforcement; Development Services; Communications and Marketing

- Business Services Department Report
- Preliminary Budget Presentation (Sponsors: Clayton Chandler and Peter Phillis)

[15-1409](#) Presentation of Monthly Financial Report for the Period Ending May 31, 2015

Sponsors: Peter Phillis

Attachments: [May 2015 Financials](#)

14. TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION

15. CONSENT AGENDA

All matters listed under consent agenda have been previously discussed, require little or no deliberation, or are considered to be routine by the council. If discussion is desired, then an item will be removed from the consent agenda and considered separately. Otherwise, approval of the consent agenda authorizes the City Manager to implement each item in accordance with staff's recommendation.

ITEMS TO BE REMOVED FROM THE CONSENT AGENDA

[15-1403](#) Resolution - A Resolution Awarding a Contract for Construction of the FY 2014 Community Development Block Grant Project for Short St. Paving and Utility Improvements to McClendon Construction for an Amount not to Exceed \$502,192.43 (Street Bond Fund and Utility Bond Fund and 2014 Community Development Block Grant program)

Sponsors: Steve Freeman

Attachments: [Bid Tab](#)

[Short Street Aerial](#)

[Resolution](#)

[15-1402](#) Request for Special Event Permit; MHS Tiger Trek 2015

Sponsors: The Applicant

Attachments: [2015 Tiger Trek Packet](#)

[Approval Comments Tiger Trek](#)

[15-1405](#) Minutes - Approval of the June 22, 2015 Regular City Council Meeting Minutes

Sponsors: Vicki Collins

Attachments: [6-22-15 DRAFT Meeting Minutes](#)

[15-1406](#) Minutes - Approval of the June 30, 2015 Special City Council Meeting Minutes

Sponsors: Vicki Collins

Attachments: [6-30-15 DRAFT Meeting Minutes](#)

END OF CONSENT AGENDA

16. OLD BUSINESS

[15-1325](#) Review and Consideration of Proposed Amendment of Sections 1300, 4400 and 7800, Table J in the Permitted Use Table and Article 6 of Zoning Ordinance to Create a New Industrial Use Permit, Require Specific Use Permit for Industries Not Elsewhere Listed, Delete Medical Waste Product Facility and Certain Industrial Uses from the Permitted Use Table and Delete Special Conditions on Medical Waste Product Facility (OA#15-006)

Sponsors: Felix Wong

Attachments: [Permit Use Table Amendments Redlined](#)

[Zoning Ordinance Amendments Various Pages](#)

17. PUBLIC HEARING AND FIRST READING

[15-1404](#) Ordinance - Public Hearing and First Reading of an Ordinance Changing the School Zone Time for Judy K. Miller Elementary School and Changing the Speed Limit on a Section of South Holland Road

Sponsors: Steve Freeman

Attachments: [2015 Speed Limit Ordinance](#)

[Ordinance Exhibit A](#)

18. PUBLIC HEARING CONTINUATION AND SECOND READING

[15-1378](#) Ordinance - Public Hearing Continuation and Second Reading on an Ordinance Approving a Specific Use Permit for Auto Repair on Approximately 0.9 Acres, Generally Located East of N. Holland Road and South of the Intersection with Hwy 360; Brhaco LLC (ZC#15-004)

Sponsors: Felix Wong

Attachments: [Ordinance](#)

[Maps & Supporting Info.](#)

[Driver's Edge SUP CC 13 July 15](#)

[15-1386](#) Ordinance - Public Hearing Continuation and Second Reading on an Ordinance Approving a Zoning Change from PR, Pre-Development to PD for Age Restricted Single-Family Residential on Approximately 35.54 Acres, Generally Located South of E. Debbie Lane and North of Sandstone Court and Primrose Trail; Integrity Group, LLC (ZC#15-005)

Sponsors: Felix Wong

Attachments: [Maps & Supporting Info.](#)

[Letter from Community of Hope](#)

[Ordinance](#)

[Walnut Hill Traffic Patterns](#)

[15067 EXHIBIT A - LEGAL DESCRIPTION](#)

[15067 EXHIBIT C - DEVELOPMENT PLAN](#)

[15067 EXHIBIT E - ELEVATIONS](#)

[15067 EXHIBIT G - PHASING PLAN](#)

[15067 EXHIBIT D - LANDSCAPE PLAN](#)

[15-1393](#) Ordinance - Public Hearing Continuation and Second Reading of an Ordinance Adopting Updated Land Use Assumptions, Roadway Capital Improvement Plans, and Updated Roadway Impact Fees

Sponsors: Steve Freeman

Attachments: [Written Comments from CIAC](#)

[Impact Fee Revenue Projections](#)

[June 22 Council Presentation](#)

[Fee Comparison](#)

[Roadway Impact Fee Ordinance](#)

19. NEW BUSINESS

[15-1407](#) Resolution - A Resolution of the City Council of the City of Mansfield, Texas, Approving an Economic Development and Performance Agreement by and Between the Mansfield Economic Development Corporation ("MEDC") and Hoffman Cabinets, Inc., a Texas Corporation

(Hoffman) and Authorizing its Execution by the President of the MEDC;
and Providing an Effective Date

Sponsors: Scott Welmaker

Attachments: [Resolution -Hoffman Cabinets](#)
[Hoffman Cabinets](#)

[15-1408](#)

Discussion and Possible Action Regarding Mansfield Area Chamber of
Commerce Leadership and Ongoing Perception of the Chamber

Sponsors: Stephen Lindsey, Brent Newsom and Larry Broseh

20. ADJOURN

CERTIFICATION

THIS IS TO CERTIFY THAT A COPY OF THE NOTICE OF the July 13, 2015 Regular City Council Agenda was posted on the City Hall bulletin board, a place convenient and readily accessible to the general public at all times, and to the City's website, mansfieldtexas.gov, on Friday, July 10, 2015 prior to 5:00 p.m., in compliance with Chapter 551, Texas Government Code.

Vicki Collins, City Secretary

Approved as to form:

Steven A. Wood, Staff Attorney

DATE OF POSTING: _____ TIME: _____ am/pm

DATE TAKEN DOWN: _____ TIME: _____ am/pm

This facility is ADA compliant. If you plan to attend this public meeting and have a disability that requires special arrangements, please call (817) 473-0211 at least 48 hours in advance. Reasonable accommodation will be made to assist your needs. PLEASE SILENCE ALL PAGERS, CELL PHONES & OTHER ELECTRONIC EQUIPMENT WHILE THE CITY COUNCIL MEETING IS IN SESSION.