



CITY OF MANSFIELD

1200 E. Broad St.
Mansfield, TX 76063
mansfieldtexas.gov

Meeting Agenda

City Council

Monday, October 28, 2019

4:00 PM

Council Chambers

REGULAR MEETING

1. **4:00 P.M. - CALL MEETING TO ORDER**

2. **WORKSESSION TO BE HELD IN THE MULTI-PURPOSE ROOM**

Assignment of Silver Oaks Planned Development Agreement

Park Master Plan Update

3. **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

A1. Seek Advice of City Attorney Regarding Pending Litigation - Cause No. 348-270155-14

A2. Seek Advice of City Regarding Local Option Election

A3. Seek Advice of City Attorney Regarding Personnel Policy Recruitment and Procedures

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

C. Personnel Matters Pursuant to Section 551.074

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

D1. Economic Development Project #19-02

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**

[19-3333](#) Arbor Day

Attachments: [Arbor Day 2019](#)

10. **PRESENTATION**

Tree City USA Recognition

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. Due to regulations of the Texas Open Meetings Act, please do not expect a response from the Council as they are not able to do so. THIS WILL BE YOUR ONLY OPPORTUNITY TO SPEAK UNLESS YOU ARE SPEAKING ON A SCHEDULED PUBLIC HEARING ITEM. After the close of the citizen comments portion of the meeting only comments related to public hearings will be heard. All comments are limited to five (5) minutes.

In order to be recognized during the "Citizen Comments" or during a Public Hearing (applicants included), please complete a blue or yellow card located at the Assistant City Secretary's seating place. Please present the card to the Assistant City Secretary prior to the start of the meeting.

12. **COUNCIL ANNOUNCEMENTS**

13. **SUB-COMMITTEE REPORTS**

[19-3332](#) Minutes - Approval of the October 22, 2019 Revitalization of Historic Downtown Mansfield Sub-Committee

Attachments: [Minutes - Revitalization of Historic Downtown Mansfield](#)

14. 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

B. Business Services Department Report

[19-3330](#) Presentation of Monthly Financial Report for the Period Ending August 31, 2019

Presenters: Peter Phillis and Bryan Rebel

Attachments: [August 2019 Financials](#)

15. TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION**16. 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

[19-3279](#) Ordinance - Third and Final Reading of an Ordinance Approving a Change of Zoning from PD Planned Development District to PD Planned Development District for Age-Restricted Single-Family Residential Uses on Approximately 33.495 Acres out of the S. Mitchell Survey, City of Mansfield, Abstract No. 593, Johnson County, TX and Abstract No. 1024, Tarrant County, TX, Located at the Northeast Corner of Mitchell and Mathis Roads; John Delin of Integrity Group, LLC, on Behalf of James Cornelius of Sowell Reserve Associates, L.P. and Bill Bryant (ZC#19-006)

Presenters: Joe Smolinski and Lisa Sudbury

Attachments: [Ordinance](#)

[Exhibit A](#)

[Exhibits B - G](#)

[Maps and Supporting Information](#)

[Previously Approved Site Plan](#)

[Letter from Sowell regarding screening on River Birch](#)

[19-3286](#) Ordinance - Third and Final Reading of an Ordinance Approving an Historic Landmark Overlay District Classification for the Property Located at 301 W. Broad Street; Art Wright, City Historic Preservation Officer on

Behalf of Manuel and Elva Hernandez, Property Owners (ZC#19-013)

Presenters: Joe Smolinski and Lisa Sudbury

Attachments: [Ordinance with Exhibit A](#)

[Maps and Supporting Information](#)

[Gaulden-Baskin House Information Sheet](#)

[Photographs of windows](#)

[19-3287](#)

Ordinance - Third and Final Reading of an Ordinance Modifying the School Zone Limits for Lake Ridge High School on N. Day Miar Road and Changing the Speed Limits on N. Day Miar Road and East Seeton Road

Presenters: Joe Smolinski and Bart VanAmburgh

Attachments: [Ordinance](#)

[Exhibit A](#)

[Day Miar Speed Limit Map](#)

[Lake Ridge School Zone Map](#)

[19-3327](#)

Resolution - A Resolution of the City of Mansfield, Texas, Authorizing the Fire Chief to Act as the City's Representative in all Matters Relating to the Mutual Aid Agreement with the Tarrant County Emergency Services District No. 1

Presenters: Clayton Chandler and Mike Ross

Attachments: [Resolution](#)

[2019-2020 Mutual Aid Agreement Tarrant Co ESD No 1](#)

[19-3316](#)

Request for Special Event Permit: 2019 M4M 5K Run

Presenters: Joe Smolinski and The Applicant

Attachments: [2019 M4M 5K Run](#)

[19-3317](#)

Request for Special Event Permit: 2020 Mansfield Run With Heart

Presenters: Joe Smolinski and The Applicant

Attachments: [2020 Mansfield Run With Heart](#)

[19-3326](#)

Minutes - Approval of the October 14, 2019 Regular City Council Meeting Minutes

Presenters: Shelly Lanners and Susana Marin

Attachments: [10-14-19 DRAFT Meeting Minutes](#)

END OF CONSENT AGENDA

17. PUBLIC HEARING AND FIRST READING

[19-3328](#)

Ordinance - Public Hearing and First Reading of an Ordinance Approving a Change of Zoning from 2F, Two-Family Residential District and SF-7.5/12, Single-Family Residential District to PD Planned Development

District for Two-Family Residential Uses on Approximately 0.25 Acres Being a Portion of Block 26, Original Town of Mansfield, Located at 203 W. Kimball Street; Sheri Bumgardner of SSB Designs on behalf of David Cook of Altar Holdings, LLC (ZC#19-016)

Presenters: Joe Smolinski and Lisa Sudbury

Attachments: [Ordinance](#)

[Exhibit A](#)

[Exhibits B - C](#)

[Maps and Supporting Information](#)

18. PUBLIC HEARING CONTINUATION AND SECOND READING

[19-3298](#)

Ordinance - Public Hearing Continuation and Second Reading of an Ordinance Approving a Change of Zoning From SF-7.5/12 Single-Family Residential District and OP, Office Park District to PD, Planned Development District for Medical Office Uses on Approximately 0.516 Acres Known as a Portion of Lot 1, Block 16, Original Town of Mansfield, Generally Located at 501 E. Broad Street and 104 N. Waxahachie Street; Chris Jackson of Mansfield, Texas MOB, LP (ZC#19-015)

Presenters: Joe Smolinski and Lisa Sudbury

Attachments: [Ordinance](#)

[Exhibit A](#)

[Exhibits B - D](#)

[Maps and Supporting Information](#)

19. NEW BUSINESS

[19-3324](#)

Resolution - A Resolution of the City of Mansfield, Texas Authorizing the City Manager to Enter Into an Interlocal Agreement with the City of Cedar Hill for the Use of the Mansfield Environmental Collection Center

Presenters: Howard Redfearn

Attachments: [Resolution](#)

[City of Mansfield Household Hazardous \(HHW\)](#)

[19-3331](#)

Resolution - City's Notice of Intention to Issue City of Mansfield, Texas Combination Tax and Revenue Certificates of Obligation

Presenters: Peter Phillis

Attachments: [Resolution](#)

[19-3323](#)

Ordinance - First Reading of an Ordinance of the City of Mansfield, Texas Amending Chapter 50, Solid Waste Management, of the Code of Ordinances, Mansfield, Texas; Amending the Regulations Related to the Collection of Garbage, Trash and Recyclable Materials in Certain Circumstances; Providing That This Ordinance Shall Be Cumulative of All Ordinances; Providing a Penalty Clause for Violations; Providing a

Severability Clause; Providing a Savings Clause; Providing for Publication; and Providing an Effective Date

Presenters: Howard Redfearn

Attachments: [Ordinance](#)

[Chapter 50 Update Summary](#)

[19-3325](#)

Ordinance - First Reading of an Ordinance of the City of Mansfield, Texas Amending Chapter 52, Stormwater Quality Protection, of the Code of Ordinances, Mansfield, Texas; Amending the Regulations Related to the Performance Standards to Control Stormwater Quality; Providing That This Ordinance Shall Be Cumulative of All Ordinances; Providing a Penalty Clause for Violations; Providing a Severability Clause; Providing a Savings Clause; Providing for Publication; and Providing an Effective Date

Presenters: Howard Redfearn

Attachments: [Ordinance](#)

[Chapter 52 Update Summary](#)

[19-3329](#)

Ordinance - First Reading of an Ordinance Approving the Conveyance of Certain Real Property in Fee Simple as a Metering Station Site and the Assignment of a Certain Utility Easement and Access Easement to the Trinity River Authority for the Maintenance and Operation of Regional Wastewater Facilities

Presenters: Joe Smolinski and Jeff Price

Attachments: [Ordinance](#)

[Exhibit A - 0.057 ac Meter Station](#)

[Exhibit B - 0.613 ac Utility Easement](#)

[Exhibit C - 1.154 ac Access Easement](#)

[19-3335](#)

Discussion Regarding Reducing the Speed Limit on Main Street from Van Worth Street to Hunt Street; Installing Brick Paver Crosswalks on Certain Downtown Intersections; Installing Mid-block Paved Crosswalk at The LOT; and Other Measures to Increase Walkability of Historic Downtown Mansfield

Presenters: Casey Lewis, David Cook, Mike Leyman, Terry Moore and Brent Newsom

20. ADJOURN

CERTIFICATION

THIS IS TO CERTIFY THAT A COPY OF THE NOTICE OF the October 28, 2019 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, October, 25, 2019 prior to 5:00 p.m., in compliance with Chapter 551, Texas Government Code.

Susana Marin, City Secretary

Approved as to form:

City 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.