



REGULAR CITY COUNCIL MEETING AGENDA

OCTOBER 5, 2021

LOCATION: 1400 Main Street, Southlake, Texas 76092
Council Chambers in Town Hall

WORK SESSION: 5:30 P.M.

1. Call to order
2. Invocation: Clayton Reed
3. Southlake Business Spotlight - Jane
4. Presentation by GRACE
5. Discuss all items on tonight's agenda. No action will be taken, and each item will be considered during the Regular Session.

REGULAR SESSION: Immediately following the work session

1. Call to order.
2. A. **Executive Session:** Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sections 551.071, 551.072, 551.073, 551.074, 551.076, 551.087, 418.183(f), and 418.106(d) & (e). Refer to posted list attached hereto and incorporated herein. **Executive Session may be held, under these exceptions, at the end of the Regular Session or at any time during the meeting that a need arises for the City Council to seek advice from the city attorney as to the posted subject matter of this City Council meeting.**
 1. Section 551.071: Consultation with city attorney.
 - a. Seek advice of the city attorney regarding legal issues related to legislative items.
 - b. Seek advice of the city attorney regarding driveway access to FM 1938 and other construction related matters for a future subdivision located on property addressed as 208 Randol Mill Avenue and located at the northern terminus of Maranatha Way.
 - c. Seek advice of the city attorney regarding federal rules related to COVID-19.
 - d. Seek advice of the city attorney regarding solicitation and panhandling.

B. **Reconvene:** Action necessary on items discussed in Executive Session.

3. **REPORTS:**

A. Mayor's Report

B. City Manager's Report

1. National Community Planning Month

2. National Fire Prevention Week

3. 2021 Citizen Survey Kick-off

CONSENT AGENDA: All items listed below are considered to be routine by the City Council and will be enacted with one motion. There will be no separate discussion of items unless a Councilmember or citizen so requests, in which event the item will be removed from the general order of business and considered in its normal sequence.

4. Consent:

A. Approve minutes from the September 21, 2021, regular City Council meeting.

B. Cancel the December 21, 2021, regular City Council meeting.

C. Approve Toshiba copier service expenses in an amount not to exceed \$180,000.

D. Authorize annual landline and wireless telecom/internet from OneSource, Verizon Wireless, Mitel, and Frontier, as well as cable from Spectrum in an amount not to exceed \$300,000.

E. Approve the purchase of new computer workstations in an amount not to exceed \$227,500.

F. Approve the proposal from Ford Audio-Video Systems, LLC designed to overhaul and expand the camera coverage in the remaining areas of Town Square, DPS Headquarters, Parkwood Training Center, and Legends Hall in an amount not to exceed \$1,900,000.

G. Authorize expenditures with Corporate Floors for various commercial floor installation services at all City facilities as needed, in an amount not to exceed \$150,000.

- H. Authorize expenditures with Weatherproofing Services for providing preventative and corrective maintenance on all City facilities as needed, in an amount not to exceed \$165,000.
- I. Authorize expenditures with Waukesha-Pearce Industries, Inc. (WPI) for the purchase of generator equipment and for the preventative and corrective maintenance services of all City facilities back-up generators in an amount not to exceed \$115,000.
- J. Approve an annual purchase agreement with Regent Services (Southlake Leasing) for janitorial services for all City facilities through an Interlocal Agreement (ILA) with the City of Grapevine in an amount not to exceed \$325,000.
- K. Ratify expenditures with Wildstone Construction LLC. for an emergency water leak repair on the 30-inch Alta Vista transmission main, at Bear Creek and Austin Street, in an amount of \$102,856.

REGULAR AGENDA:

- 5. Public Forum. *(The Public Forum will not begin prior to 7:00 p.m. This is the public's opportunity to address the City Council about non-agenda items. During this proceeding, the City Council will not discuss, consider, or take action on any item presented. We respectfully ask that anyone stepping forward to speak during Public Forum to please limit remarks to three minutes or less.*
- 6. Ordinances, second readings, public hearings, and related items:
 - A. Ordinance No. 480-FFFFF, 2nd reading, amendments to the City of Southlake Zoning Ordinance No. 480, as amended, pertaining to solar energy systems, commercial outdoor dining areas, brew pubs and other similar uses. **PUBLIC HEARING**
 - B. Ordinance No. 480-786 (ZA21-0058), 2nd reading, Zoning Change and Concept Plan for 603 N. Kimball Avenue (Pemberton) on property described as Tract 5A03, Samuel Freeman Survey, No. 525 Addition, City of Southlake, Tarrant County, Texas, located at 603 N. Kimball Avenue, Southlake, Texas. Current Zoning: "AG" Agricultural District. Proposed Zoning: "SF-20A" Single Family Residential District. SPIN Neighborhood #4. **PUBLIC HEARING**
 - C. Resolution No. 21-046, (ZA21-0070), Specific Use Permit for a Corporate Office use for Lot 5, Kimball Park in accordance with the "S-P-2" Generalized Site Plan District zoning under Ordinance No. 480-657E (formerly Ordinance No. 480-657F, Zoning Change and Concept/Site Plan

for Kimball Park) on property described as Lot 5, Kimball Park, an addition to the City of Southlake, Tarrant County, Texas and located at 2112 E. State Hwy. 114, Southlake, Texas. Current Zoning: "S-P-2" Generalized Site Plan District. SPIN Neighborhood #4. **PUBLIC HEARING**

D. Ordinance No. 480-474b (ZA21-0073), 2nd reading, Zoning Change and Concept/Site Plan for River Oaks Addition, on property described as Lots 1-10, Block 1, of the River Oaks Addition, City of Southlake, Tarrant County, Texas, located at 100-125 River Oaks Drive, Southlake, Texas. Current Zoning: "S-P-2" Generalized Site Plan District. Proposed Zoning: "S-P-2" Generalized Site Plan District. SPIN Neighborhood #11. **PUBLIC HEARING**

E. Resolution No. 21-038, (ZA21-0071), Specific Use Permit for a Commercial School, including Trade School on property described as Lot 3R2R2, Green Meadows Subdivision, City of Southlake, Tarrant County, Texas and located at 2211 E. Continental Blvd., Unit 150, Southlake, Texas. Current Zoning: "I-1" - Light Industrial District. SPIN Neighborhood #8. **PUBLIC HEARING**

7. Ordinances, first readings, and related items:

A. Ordinance No. 480-527A, (ZA21-0075), 1st reading, Zoning Change and Concept/Site Plan for Southlake Methodist Hospital Accessory Use on property described as Lots 1R, 2R, 3R, 4 and 5, Block 1, Southlake Medical District, an addition to the City of Southlake, Tarrant County, Texas, and located at 335 - 451 E. S.H. 114, Southlake, Texas. Current Zoning: "S-P-2" Generalized Site Plan District. Proposed Zoning: "S-P-2" Generalized Site Plan District. SPIN Neighborhood #7. (If approved at 1st reading, the public hearing will be held on October 19, 2021).

8. Resolutions:

A. Resolution No. 21-045, nominating candidate(s) to the Tarrant Appraisal District (TAD) Board of Directors.

9. Other items for consideration:

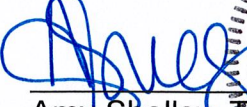
A. SV21-0017, Sign Variance for Coldwell Banker located at 850 E. SH 114, Suite 110, Southlake, Texas.

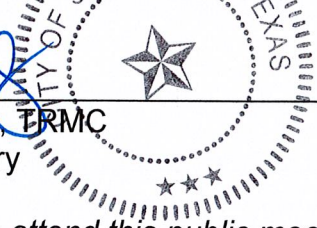
10. Other items for discussion: *(There are no items on this agenda.)*

11. Adjournment

CERTIFICATE

I hereby certify that the above agenda was posted on the official bulletin boards at Town Hall, 1400 Main Street, Southlake, Texas, on Friday, October 1, 2021, by 5:00 p.m., pursuant to the Texas Government Code, Chapter 551.


Amy Shelley, TRMC
City Secretary



If you plan to attend this public meeting and have a disability that requires special needs, please advise the City Secretary's Office 48 hours in advance at 817-748-8016 and reasonable accommodations will be made to assist you.

EXECUTIVE SESSION

Section 551.071: Consultation with attorney. The City Council may conduct a private consultation with its attorney when the City Council seeks the advice of its attorney concerning any item on this agenda, about pending and contemplated litigation, or a settlement offer, or on a matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Board of Texas clearly conflicts with Chapter 551. This includes the following pending and/or contemplated litigation subjects:

1. Chad Wilson and Martha Wilson, Individually and as next friend, for S.W. v. City of Southlake, Southlake Police Department and Randy Baker, Individually; Civil Action No. 4:16-cv-00057.
2. Lester J. Strait v. Savannah Court Partnership, et.al.; Cause No. 342-281936-15.
3. Lester J. Strait v. Savannah Court Partnership, et.al.; Cause No. 342-295089-17.
4. Lester J. Strait v. Savannah Court Partnership PSJ Properties, Ltd. v. Patrick Gray Custom Homes, Inc. Home Creek, L.L.C. JMJ Torian Properties, L.L.C. Cheatham Partners, The City of Southlake, Texas Laura Hill, in Her Official Capacity as Mayor of the City of Southlake And Shana Yelverton, in Her Official Capacity as the City Manager of the City of Southlake, 02-18-00203-CV (Tex. App. 2020)
5. Pedram and Karol Farahnak v. City of Southlake Board of Adjustment and Brian and Melissa Reukema
6. City of Southlake v. Town of Westlake, Texas; Cause No. 2020-007041.
7. Constance Westfall v. Jose Luna, et al; Cause No. 4:15-cv-00874-0.

Section 551.072: Deliberation regarding real property. The City Council may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property.

Section 551.073: Deliberation regarding prospective gift or donation. The City Council may conduct a closed meeting to deliberate a negotiated contract for a prospective gift or donation to the City.

Section 551.074: Deliberation regarding personnel matters. The City Council may deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of public officers, including the City Manager, City Secretary, City Attorney, Municipal Judge and city boards and commission members. A complete list of the city boards and commissions is on file in the City Secretary's Office.

Section 551.076: Deliberation regarding security devices. The City Council may deliberate the deployment, or specific occasions for implementation of security personnel or devices.

Section 551.087: Deliberation regarding economic development negotiations. The City Council may discuss or deliberate regarding commercial or financial information received from a business prospect that the city seeks to have locate, stay, or expand in or near the

city and which the City is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect as described above.

Section 551.089: Deliberation regarding security devices or security audits. The City Council may discuss or deliberate regarding security assessments or deployments relating to information resources technology; network security information as described by Section 2059.055(b); the deployment, or specific occasions for implementation, of security personnel, critical infrastructure, or security devices; or results of security audits.

Section 418.183(f): Texas Disaster Act. The City Council may deliberate information: 1) for purposes of preventing, investigating, or responding to an act of terrorism or related criminal activity and involving emergency response providers, their staffing, contact information and tactical plans; 2) that relates to the risk or vulnerability of persons or property, including infrastructure, to an act of terrorism; 3) that relates to the assembly of an explosive weapon, the location of a material that may be used in a chemical, biological or radioactive weapon, or unpublished information pertaining to vaccines or devices to detect biological agents or toxins; 4) that relates to details of the encryption codes or security keys for a public communication system; 5) that relates to a terrorism-related report to an agency of the United States; 6) that relates to technical details of particular vulnerabilities of critical infrastructure to an act of terrorism; 7) that relates to information regarding security measures or security systems intended to protect public and private property from an act of terrorism. The Texas Disaster Act specifically requires that a tape recording of the closed meeting be made.

Section 418.106(d) & (e): Local meetings to discuss emergency management plans regarding pipeline safety. The City Council may discuss emergency management plans involving pipeline safety and/or security of pipeline infrastructures or facilities when those plans or discussions contain such sensitive information.