



CITY OF ROWLETT CITY COUNCIL MINUTES

Our Vision: A well-planned lakeside community of quality neighborhoods, distinctive amenities, diverse employment, and cultural charm. Rowlett: THE place to live, work and play.

Tuesday, July 6, 2021

5:30 P.M.

Municipal Building

As authorized by Section 551.071 of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item herein.

The City of Rowlett reserves the right to reconvene, recess or realign the Regular Session or called Executive Session or order of business at any time prior to adjournment.

Present: Mayor Dana-Bashian, Mayor Pro Tem Grubisich, Deputy Mayor Pro Tem Sherrill, Councilmember Margolis, Councilmember Laning, Councilmember Bell and Councilmember Brown

1. CALL TO ORDER

Mayor Dana-Bashian called the meeting to order at 5:30 p.m.

2. EXECUTIVE SESSION (5:30 P.M.)* Times listed are approximate.

2A. The City Council shall convene into Executive Session pursuant to Texas Government Code, §551.071 (Consultation with Attorney), to seek legal advice from the City Attorney regarding proposed amendments to Chapter 22 of the Code of Ordinances relating to Texas Administrative Code regulations and minimum standards for public swimming pools, spas, interactive water features and artificial swimming lagoons. (30 minutes)

In Executive Session at 5:31 p.m. Out at 5:48 p.m.

2B. The City Council shall convene into Executive Session pursuant to Texas Government Code, §551.071 (Consultation with Attorney), to seek legal advice from the City Attorney regarding the Homestead at Liberty Grove development and associated economic incentive agreement. The subject property is bounded by Liberty Grove Road and Princeton Road, Dallas County. (45 minutes) **THIS ITEM WILL BE DISCUSSED AFTER THE REGULAR SESSION.**

In Executive Session at 9:40 p.m. Out at 10:03 p.m.

2C. The City Council shall convene into Executive Session pursuant to Texas Government Code, §551.071 (Consultation with Attorney), to seek legal advice from the City Attorney regarding the

City's request for an opinion from the Texas Comptroller's Office for the Sapphire Bay Project (15 minutes) **THIS ITEM WILL BE DISCUSSED AFTER THE REGULAR SESSION.**

In Executive Session at 6:57 p.m. Out at 7:21 p.m.

3. WORK SESSION (6:00 P.M.)*

3A. Joint Work Session of Parks and Recreation Advisory Board and City Council. (30 minutes)

Mike DeLatte, Chair, called their portion of the meeting to order at 5:50 p.m. Board members in attendance introduced themselves: Derrick Culpepper, Dolores Henning, Donna Ferguson, Richard Kull, Eve Johnson, Michael Schupp, Kristy Andrade and Rebecca Day. Those members not in attendance were Bernadette Hagmeier, Anthony Scott and Lonnie Cornwell. Mr. DeLatte reviewed the primary functions of the Board, membership and meetings, services for the citizens of Rowlett, FY19/21 goals and accomplishments, plans for 20/21 and future concerns. Kari Pacheco, Assistant Director of Parks and Recreation, who serves as the staff liaison to the Board, provided additional information. Mr. DeLatte adjourned their portion of the meeting at 6:06 p.m.

3B. Joint meeting with the Planning and Zoning Commission and the City Council. (30 minutes)

Lisa Estevez, Chair, called their portion of the meeting to order at 6:08 p.m. and introduced Commissioners who were present: Robert Swift, Quinn Segars, John Cote and Mark Engen. Not present was Wesley Davis. Ms. Estevez provided membership information, functions of the Commission, case activity for FY20/21 and training opportunities. Alex Koenig, Planning Manager, who serves as the staff liaison to the Commission, provided additional information. Ms. Estevez adjourned their portion of the meeting at 6:34 p.m.

3C. Discuss and receive direction regarding a proposed income-based assistance program for residential sidewalk repair/replacement for low- to moderate-income (LMI) households. (30 minutes)

Munal Mauladad, Director of Community Development, along with Janet Tucker, Neighborhood Services Manager, presented the parameters of the proposed program. Council discussion regarding specifics of program and utilization of HUD median income and potential cap per residence of \$6,000.

4. DISCUSS CONSENT AGENDA ITEMS

Councilmember Margolis requested that item 7D be pulled for Individual Consideration.

After a short break at 7:21 p.m., Council reconvened at 7:30 p.m.

INVOCATION – Councilmember Brown

PLEDGES OF ALLEGIANCE – led by Council

5. PRESENTATIONS AND PROCLAMATIONS

5A. Presentation of Proclamation recognizing July 2021 as National Park and Recreation Month.

Councilmember Margolis presented the proclamation to Parks and Recreation staff and Parks Advisory Board members.

5B. Update from the City Council and Management: Financial Position, Major Projects, Operational Issues, Upcoming Dates of Interest and Items of Community Interest.

Deputy Mayor Pro Tem Sherrill made the following announcements:

- Garland Health hosting a free vaccine clinic for anyone over 12 years old. Next clinic is Thursday, July 8th at the Rowlett Community Centre from 9 a.m. to 12 noon. DART will also be providing free fare to and from through the GoPass app or by calling GoLink.
- The Citizen Police Academy is now open for registration – the next session begins August 26th.
- Good news for Rowlett teens – the deadline for Rowlett Youth Advisory Council applications has been extended to July 16th.
- Registration for the Community Emergency Response Team class is now open. The next two-day class will be on August 7th and 14th from 8:00 a.m. to 6:00 p.m. (both days are required).
- Rowlett Farmers Market in Village of Rowlett Downtown every Saturday through the end of August from 9:00 a.m. to 12 noon.
- Deadline for applications for all other boards and commissions is August 14th.
- For more information on these and all other City-related events, please visit the City's website at Rowlett.com.

Councilmember Brown announced that Life Message was awarded the "Outstanding Program" Award at the Keep Texas Beautiful Conference.

6. CITIZENS' INPUT

1. Logan Aduddell, Rowlett; trails
2. Debra Shinder, Rowlett; trails
3. Charlie Reilly, Rowlett; trails
4. Daniel Orellana, Rowlett; trails
5. Brad Cruse, Rowlett; trails
6. Stephanie Higgins, Rowlett; trails
7. Bill Wright, Rowlett; trails
8. Denis Beaudoin, Rowlett; trails
9. Gary Strobel, Rowlett; trails
10. Dave Holl, Rowlett; trails
11. Mike Martin, Rowlett; trails

12. Rajesh Zaveri, Rowlett; trails
13. Asa Cascavilla, Rowlett; trails
14. Philip Cascavilla, Rowlett; trails
15. Steve Horwitz, Rowlett; trails
16. Roxie Keys, Rowlett; trails
17. Michelle Nouvel, Rowlett; trails
18. Jim Wolfe, Rowlett; trails
19. Rhonda Wolfe, Rowlett; trails
20. Kenneth Williams, Rowlett; trails
21. Paul Daniel, Rowlett; trails
22. Randy Pritchard, Rowlett; trails
23. Mark Baser, Rowlett; trails

Deputy Mayor Pro Tem Grubisich and Laura Hallmark, City Secretary, read email comments from the following:

1. Thomas Shinder, Rowlett; trails
2. Gary and Cheryl Turner, Rowlett; trails
3. Brandon Bonds, Rowlett; trails
4. Jill Reilly, Rowlett; trails
5. Kirk Stelling, Rowlett; trails
6. Billy and Amber Neu, Rowlett; trails
7. Cathy and Clint Cowan, Rowlett; trails
8. Brian Brooks, Rowlett; trails
9. Dan Gleason, Rowlett; trails
10. Tanna Kerr, Rowlett; PRIDE proclamation
11. Ronnie Schrick; PRIDE proclamation

7. CONSENT AGENDA

7A. Consider approving the minutes.

Consider action to approve minutes from the following City Council meeting(s): June 15, 2021 Regular Meeting, June 17, 2021 Special Meeting and June 25-26, 2021 Strategic Planning Session.

This item was approved on the Consent Agenda.

7B. Consider a resolution for mowing services for Section I.

Consider action to approve a resolution exercising the second of four one-year renewal options for Section I mowing services to Ely Tree and Landscape for Mowing and other related services in the unit amounts bid in an estimated annual amount of \$60,000 for mowing services for the Neighborhood Services Division of the Community Development Department.

This item was approved on the Consent Agenda as RES-073-21.

7C. Consider a resolution approving a computer replacement program.

Consider action to approve a resolution authorizing a purchase order to a major hardware and software vendor in the amount of \$86,447.04 to replace 38 existing desktop computers and 40 existing laptop computers through the interlocal cooperative purchasing agreement with the Texas Comptroller of Public Accounts and the Department of Information Resources (DIR) and authorizing the City Manager to execute the necessary documents for said purchase.

This item was approved on the Consent Agenda as RES-074-21.

7D. Consider a resolution approving asphalt road rehabilitation.

Consider action to approve a resolution accepting a bid from and awarding a contract to Texas Materials Group, Inc. dba TexasBit for asphalt road rehabilitation in the total amount of \$1,191,327.96 per Dallas County Bid 2018-057-6750 and Ellis County Bid RFB-2019-013.

This item was pulled for Individual Consideration.

Gary Enna, Director of Public Works, provided information for this item.

Motion by Councilmember Margolis, seconded by Mayor Pro Tem Grubisich, to approve the item as presented. The motion passed with a unanimous vote of those members present. This item was approved as RES-075-21.

7E. Consider a resolution approving an escrow agreement for installation of public improvements.

Consider action to approve a resolution authorizing the Mayor to execute an Escrow Agreement between the City of Rowlett, Texas, and 8600 Merritt Property Operator, LLC, in the amount of \$129,956 as financial guaranty to secure the installation of public improvements to serve the Villas at Long Branch single-family development.

This item was approved on the Consent Agenda as RES-076-21.

7F. Consider a resolution approving an escrow agreement for installation of public improvements.

Consider action to approve a resolution authorizing the Mayor to execute an Escrow Agreement between the City of Rowlett, Texas, and Merritt Village Lot Venture, Ltd., in the amount of \$417,651.00 as financial guaranty to secure the installation of public improvements to serve the Merritt Village single-family residential development.

This item was approved on the Consent Agenda as RES-077-21.

7G. Consider a resolution approving an interlocal agreement.

Consider action to approve a resolution entering into an Interlocal Agreement with the Texas Municipal League (TML) MultiState Intergovernmental Employee Benefits Pool dba TML Health

Benefits Pool, hereinafter referred to as TML Health, which will allow the City of Rowlett to cooperatively purchase goods and services under their competitively bid contracts.

This item was approved on the Consent Agenda as RES-078-21.

7H. Consider a resolution approving an escrow agreement for installation of public improvements.

Consider action to approve a resolution authorizing the Mayor to execute an Escrow Agreement between the City of Rowlett, Texas, and Hickox Development LLC in the amount of \$90,057.00 as financial guaranty to secure the installation of public improvements to serve Magnolia Landing Phase 2.

This item was approved on the Consent Agenda as RES-079-21.

Passed the Consent Agenda

A motion was made by Councilmember Brown, seconded by Deputy Mayor Pro Tem Sherrill, including all the preceding item(s) marked as having been approved on the Consent Agenda. The motion carried with a unanimous vote of those members present.

8. INDIVIDUAL CONSIDERATION

8A. Conduct a public hearing and consider a resolution regarding substantial amendments to the Community Development Block Grant programs.

Ms. Mauladad presented the information for this item. The public hearing opened and closed with no speakers.

Motion by Deputy Mayor Pro Tem Sherrill, seconded by Councilmember Brown, to approve the item as presented. The motion passed with a unanimous vote of those members present. This item was approved as RES-080-21.

8B. Consider all matters incident and related to the issuance and sale of "City of Rowlett, Texas General Obligation Bonds, Series 2021 and City of Rowlett Waterworks and Sewer System Revenue Bonds, Series 2021," including the adoption of Ordinances authorizing the issuance of such bonds and approving all other matters incident thereto.

Wendy Badgett, Director of Finance and Boyd London, with Hilltop Securities, presented the information for this item.

Motion by Deputy Mayor Pro Tem Sherrill, seconded by Councilmember Margolis, to adopt an ordinance authorizing the issuance and sale of "City of Rowlett, Texas, General Obligation Bonds, Series 2021" and approving all other matters related thereto. The motion passed with a unanimous vote of those members present. This item was approved as ORD-029-21.

Motion by Councilmember Sherrill, seconded by Councilmember Margolis, to adopt an ordinance authorizing the issuance and sale of "City of Rowlett, Texas, Waterworks and Sewer System Revenue Bonds, Series 2021" and approving all other matters related thereto. The motion passed with a unanimous vote of those members present. This item was approved as ORD-030-21.

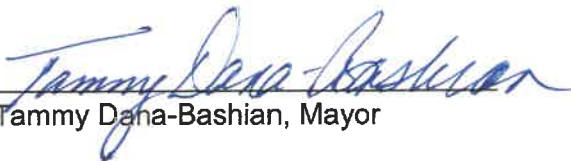
After a short break at 9:37 p.m., Council reconvened in Executive Session Item 2B at 9:40 p.m.

TAKE ANY NECESSARY OR APPROPRIATE ACTION ON CLOSED/EXECUTIVE SESSION MATTERS

There was no action taken.

9. ADJOURNMENT

The meeting adjourned at 10:04 p.m.



Tammy Dana-Bashian, Mayor



Laura Hallmark, City Secretary

Approved on: July 20, 2021

