Present: Mayor John Monaco and Councilmembers Shirley Roberts, Al Forsythe, Bill Porter, Bruce Archer, Greg Noschese and Dennis Tarpley, City Manager Ted Barron and City Secretary Sonja Land.

PRE-MEETING - COUNCIL CONFERENCE ROOM - 12:00 P.M.

AGENDA REVIEW

STAFF PRESENTATIONS

1. Receive additional information regarding water and wastewater rate alternatives.

2. Receive briefing regarding a proposed professional services agreement for the Polo Ridge Public Improvement District.


EXECUTIVE SESSION - EXECUTIVE CONFERENCE ROOM - 12:05 P.M.

The City Council met in Executive Session pursuant to Section 551.072 of the Texas Government Code to discuss the purchase, exchange, lease or value of real property (discuss the disposition of 911 Jardin Drive); whereupon, the City Council proceeded to meet in the Executive Conference Room. After the closed meeting ended at 12:18 p.m., the City Council reconvened in Open Session.

No executive action was necessary.

EXECUTIVE SESSION - EXECUTIVE CONFERENCE ROOM - 12:18 P.M.

The City Council met in Executive Session pursuant to Section 551.074 of the Texas Government Code to consider the appointment, evaluation, employment, reassignment, duties, discipline or dismissal of the City Manager, City Attorney, Municipal Court Judge, City Secretary, members of the various City boards and commissions, and City officers or other City employees; whereupon, the City Council proceeded to meet in the Executive Conference Room. After the closed meeting ended at 12:46 p.m., the City Council reconvened in Open Session.

No executive action was necessary.
REGULAR CITY COUNCIL MEETING - CITY COUNCIL CHAMBER - 3:00 P.M.

INVOCATION

Reginald Jefferson, Pastor, New Hope Baptist Church, Mesquite, Texas.

PLEDGE OF ALLEGIANCE

ShaBrae Whitten, Erin Harris and Reba Miller, volunteers for the 2014 Summer Reading Programs.

SPECIAL ANNOUNCEMENTS

(1) Ms. Roberts encouraged everyone to visit the Mesquite Arts Center this week where the Texas Sculpture Association is displaying exhibits from 20 artists from across the state.
(2) Ms. Roberts announced that July is Recreation Month in the City of Mesquite. The Mesquite Parks and Recreation Department will conduct activities all month to encourage everyone to get outside and enjoy our trails, pools, parks and much more.

CITIZENS FORUM

Ron Ward, 430 Running Brook Lane, encouraged the City to offer public transportation between Town East Mall and adjacent restaurants.

CONSENT AGENDA

Mr. Noschese moved to remove Item Nos. 5 and 10 from the Consent Agenda to be considered separately. Motion was seconded by Mr. Porter and approved unanimously.

Approval of the Consent Agenda

Mr. Tarpley moved to approve Item Nos. 4 and 6-9 on the Consent Agenda, as follows. Motion was seconded by Mr. Porter and approved unanimously.

4 Minutes of the regular City Council meeting held June 2, 2014.

Approved on the Consent Agenda.

6 A resolution authorizing the Mayor to execute an Interlocal Cooperative-Purchasing Agreement with the City of Longview to allow the purchase of goods and services.

Approved on the Consent Agenda.

Resolution No. 22-2014, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, AUTHORIZING THE EXECUTION OF AN INTERLOCAL AGREEMENT WITH THE CITY OF LONGVIEW TO ESTABLISH A COOPERATIVE PURCHASING PROGRAM BETWEEN THE TWO CITIES. (Resolution No. 22-2014 recorded on page       of Resolution Book No. 46.)
A resolution authorizing the City Manager to execute the 2014 Byrne Justice Assistance Grant (JAG) Program Funds Sharing and Fiscal Agency Agreement between Dallas County and the Cities of Balch Springs, Carrollton, Dallas, DeSoto, Duncanville, Garland, Grand Prairie, Irving, Mesquite and Richardson, allocating the amount of $23,724.39 to the City of Mesquite and designating the Police Chief as the responsible officer for the purpose of signing all documents associated with the grant for the purpose of requesting, receiving and disbursing funds from the City of Dallas.

Approved on the Consent Agenda.


(Resolution No. 23-2014 recorded on page of Resolution Book No. 46.)

Bid No. 2014-078 - Purchase of Audio/Visual Equipment for Film Studio at 757 N. Galloway.  
(Staff recommends award to Videotex Systems, Inc., in Dallas, Texas, through BuyBoard Contract No. 394-12, sponsored by the Texas Association of School Boards, in the amount of $77,854.83.)

Approved on the Consent Agenda.

Authorize the City Manager to execute a Professional Services Agreement for the Lucas Farms Public Improvement District.

Approved on the Consent Agenda.

CONSENT AGENDA ITEMS CONSIDERED SEPARATELY

An ordinance approving a change of zoning from Planned Development - R-3 Residential to Planned Development - Commercial with a Conditional Use Permit on property located at 1350 North Beltline Road thereby allowing miniwarehouses.

Mr. Noschese moved to postpone consideration of an ordinance for Application No. 170-29-2014 approving a change of zoning from Planned Development - R-3 Residential to Planned Development - Commercial with a Conditional Use Permit on property located at 1350 North Beltline Road thereby allowing miniwarehouses until the July 7, 2014, City Council meeting. Motion was seconded by Mr. Tarpley and approved unanimously.

Authorize the City Manager to execute an interlocal agreement with STAR
Transit to provide public transportation services to the City of Mesquite.

Mr. Noschese stated that this has been a very difficult decision for the City Council and a number of alternatives have been explored to provide service to citizens who utilize the Mesquite Transportation for the Elderly and Disabled (MTED). He expressed appreciation for the exceptional citizen participation and stated that a solution has been found to provide quality service to the citizens.

Based upon the recent submittal of a joint proposal from DART and STAR, Mr. Noschese moved to amend this item to authorize the City Manager to proceed with modifying and executing an interlocal agreement with STAR Transit to operate and expand the Mesquite Transportation for the Elderly and Disabled service per the terms of the interlocal agreement and postpone action on the COMPASS service pending staff evaluation of and Council decision on the new proposal with regard to that service. Motion was seconded by Mr. Archer and approved unanimously.

END OF CONSENT AGENDA

PUBLIC HEARINGS

11 Conduct a public hearing to receive citizen input on the proposed 2014-15 budget.

A public hearing was held to receive input from citizens regarding the proposed 2014-15 City budget.

Mayor Monaco stated that although not required by law, the City Council holds input hearings to allow citizens additional opportunities to comment on the proposed budget. A state-mandated public hearing will be held at the September 2, 2014, City Council meeting prior to the adoption of the 2014-15 budget.

No one appeared regarding the 2014-15 City budget. Mayor Monaco declared the public hearing closed.

12 Conduct a public hearing to receive citizen input regarding the proposed 2014-15 Community Development Block Grant Program budget.

Valerie Bradley, Director of Housing and Community Services, stated that the Department of Housing and Urban Development has granted $911,721.00 for the Community Development Block Grant (CDBG) Program for the 2014-15 program year. The public hearing today is the first of two required public hearings to be held.

Ron Ward, 430 Running Brook Lane, expressed concern regarding the proposed reduction of CDBG funds to be disbursed to the New Beginning Center and encouraged the City Council to consider approving the CDBG proposed budget as it is presented today with no changes in allocations.

No others appeared regarding the proposed 2014-15 Community Development Block Grant Program budget. Mayor Monaco declared the public hearing closed.

13 Conduct a public hearing and consider an ordinance for Application No. 1024-3-2014, submitted by Jacqueline Watt, for a rezoning from Industrial to Industrial with a Conditional Use Permit for the sale of used merchandise in
four suites at 910 West Kearney.  
(One letter in favor and one letter in opposition to the proposed amendment have been received. The Planning and Zoning Commission recommends approval of the application with certain stipulations.)

A public hearing was held for Application No. 1024-3-2014.

Jacqueline Watt, 2220 Camp David Street, stated that the proposed business would include various types of goods such as repurposed furniture, jewelry, fine china, wreaths and custom-made items, which will be located in Suite C and quilting services and classes in Suite D. The antiques will be purchased at estate sales and auctions with some items being repurposed. The items will be displayed in an orderly manner typical of a general merchandise or department store. Ms. Watt stated that a hairdresser is currently located in Suite A and a church in Suite B; however, she requests the Conditional Use Permit (CUP) for Suites A, B, C and D in the event Suites A and/or B become available in the future. She explained that the property is currently owned by her father-in-law. The proposed opening date is October 1, 2014, and operating hours will be Tuesday through Saturday, 10:00 a.m. – 6:00 p.m. with classes in the evenings from 6:00 p.m. – 9:00 p.m. The applicant agreed to the City Council’s request for an additional stipulation that the CUP will not be transferable or assignable.

No one appeared regarding the proposed application. Mayor Monaco closed the public hearing.

Mr. Porter moved to approve Application No. 1024-3-2014, as recommended by the Planning and Zoning Commission, with the following stipulations, and adding Stipulation No. 6, as follows:

1. The used merchandise shall be limited to furniture, jewelry, clothing and home décor as explained in Exhibit “A” of the ordinance.
2. Merchandise display shall be orderly and similar in style and organization to typical displays at general merchandise and department stores.
3. Outdoor storage or display of merchandise is prohibited.
4. All display merchandise shall be clean and operational. The display of severely damaged items is prohibited.
5. This Conditional Use Permit is limited to Suites A, B, C and D only as shown in Exhibit “B” of the ordinance.
6. This Conditional Use Permit is not transferable or assignable.

And to approve Ordinance No. 4316, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, AMENDING THE MESQUITE ZONING ORDINANCE ADOPTED ON SEPTEMBER 4, 1973, AND RECODIFIED ON NOVEMBER 21, 1988, SO AS TO APPROVE A CHANGE OF ZONING FROM INDUSTRIAL TO INDUSTRIAL WITH A CONDITIONAL USE PERMIT ON PROPERTY LOCATED AT 910 W. KEARNEY THEREBY ALLOWING THE SALE OF USED MERCHANDISE SUBJECT TO CERTAIN STIPULATIONS; REPEALING ALL ORDINANCES IN CONFLICT WITH THE PROVISIONS OF THIS ORDINANCE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR A PENALTY NOT TO EXCEED TWO THOUSAND ($2,000.00) DOLLARS FOR EACH OFFENSE; AND DECLARING AN EMERGENCY. Motion was seconded by Mr. Archer and approved unanimously. (Ordinance No. 4316 recorded on page of Ordinance Book No. 103.)
APPOINTMENTS TO BOARDS AND COMMISSIONS

14

Consider appointment of one member to the Historic Mesquite, Inc., Board of Directors for a term to expire December 31, 2015, and one member for a term to expire December 31, 2016.

Mr. Archer moved to appoint Jeff Medley as a member of the Historic Mesquite, Inc., Board of Directors for a term to expire December 31, 2015, and Jeff Casper for a term to expire December 31, 2016. Motion was seconded by Ms. Roberts and approved unanimously.

ADJOURNMENT

Mr. Archer moved to adjourn the meeting. Motion was seconded by Mr. Forsythe and approved unanimously. The meeting adjourned at 3:44 p.m.

Approved: Attest:

__________________________________          __________________________________
John Monaco, Mayor                                             Sonja Land, City Secretary