



# City of Mesquite, Texas

## Minutes - Final City Council

---

Monday, May 20, 2019

4:30 PM

City Hall | Council Chamber  
757 N. Galloway | Mesquite, Texas

---

Present: Mayor Stan Pickett and Councilmembers Tandy Boroughs, Greg Noschese, Bruce Archer, Jeff Casper and Robert Miklos, City Manager Cliff Keheley and City Secretary Sonja Land.

Absent: Mayor Pro Tem Dan Aleman.

### **PRE-MEETING - TRAINING ROOMS A&B - 4:30 P.M.**

#### **AGENDA REVIEW**

### **EXECUTIVE SESSION - EXECUTIVE CONFERENCE ROOM - 4:35 P.M.**

Mayor Pickett announced that the City Council would meet 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 (Discuss appointment of North Texas Municipal Water District Board Member); whereupon, the City Council proceeded to meet in the Executive Conference Room. After the closed meeting ended at 5:10 p.m., the City Council reconvened in Open Session.

No executive action was necessary.

### **CITY COUNCIL/STAFF WORK SESSION - CITY COUNCIL CHAMBER - 6:15 P.M.**

- 1 Receive financial statement for period covering October 1, 2018, through March 31, 2019.

**Debbie Mol, Director of Finance, presented the financial statement for period covering October 1, 2018, through March 31, 2019.**

The work session ended at 6:30 p.m.

### **REGULAR CITY COUNCIL MEETING - CITY COUNCIL CHAMBER - 7:00 P.M.**

#### **INVOCATION**

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

#### **PLEDGE OF ALLEGIANCE**

Members of the Mesquite Public Works Department.

**PRESENTATIONS**

- 2 Recognize Real. Texas. Service. Champions.

City Manager Cliff Keheley stated that the Real. Texas. Service. Champions program was created as an opportunity for employees to be recognized for their service to the organization and Mesquite community. A brief video was shown describing each employee's contributions to the City of Mesquite.

Mayor Pickett, City Councilmembers and City Manager Cliff Keheley presented Certificates of Appreciation to the following employees in honor of their service to the City of Mesquite: Sydney Paige, Animal Shelter; Mary Wavrusa, Library Services; Jameka Peters, Utility Billing; and Jacob Gallardo, Utilities.

**SPECIAL ANNOUNCEMENTS**

- 1) Mr. Casper thanked City staff for helping to make the recent Mesquite Recycles Day a huge success. Despite the rain, more than 600 residents were served.
- 2) Mr. Miklos invited residents to attend a free Neighborhood Toolkit Workshop on Thursday, June 20, 2019, at Florence Recreation Center, 2501 Whitson Way, from 6:00 p.m. to 8:00 p.m. Attendees will learn ways to build stronger neighborhood engagement.
- 3) Mr. Boroughs encouraged citizens to attend the kick-off summer event, Summer Sizzle, on Saturday, June 8, 2019, at Paschall Park, from 4:00 p.m. to 10:30 p.m. Enjoy live music, food trucks, children's activities, a mud volleyball tournament, fireworks and much more. Attendees who bring a jar of peanut butter or jelly to donate to the Spread the Love campaign, to help local food pantries, will receive three tickets to the Kids Activity Zone.
- 4) Mr. Archer stated that he recently attended the Annual Special Needs Prom, hosted by the Mesquite Elks Lodge, and thanked everyone who participated in making this a special night.
- 5) Mr. Archer expressed appreciation to Historic Mesquite, Inc., for hosting the Annual Mesquite Meander this past weekend.
- 6) Mr. Archer thanked everyone who helped last week with First Lady Cecilia Abbott's downtown Mesquite visit. She unveiled her special rendering for Downtown Mesquite as part of a special ceremony to celebrate the designation of Mesquite as a Texas Main Street community. He acknowledged members of the Mesquite Downtown Development Advisory Board – Brad Brandt, Kyle Berry, Belinda Epps, Helen Ethridge, Art Greenhaw, Julie Greer, Lisa Haar, Carolyn Miller, Mike Oswald, Bill Porter, Jennifer Vidler and Brooks Watts.
- 7) Mayor Pickett stated that the City Council is moving to a Single Member District format. Public education meetings will be held on Tuesday, May 21, 2019, at 7:00 p.m., at City Hall, 757 North Galloway Avenue and Thursday, May 23, 2019, at 7:00 p.m., at Florence Recreation Center, 2501 Whitson Way. These meetings will educate citizens, voters and those who may be interested in filing for a City Council position on various aspects of City operations.
- 8) Mr. Noschese encouraged residents to attend free outdoor concerts in June, hosted by the Mesquite Arts Center. The Mesquite Community Band will perform on Monday nights at 7:00 p.m. and JazzBreaks will take place on Tuesday nights at 7:30 p.m.

**CONSENT AGENDA****Approval of the Consent Agenda**

Mr. Casper requested that Item Nos. 14-16 be removed from the Consent Agenda to be considered separately. Mr. Miklos requested that Item No. 5 be removed

from the Consent Agenda to be considered separately. Mr. Casper moved to approve the remaining items on the Consent Agenda, as follows. Motion was seconded by Mr. Archer and approved unanimously.

- 3 Minutes of the regular City Council meeting held May 6, 2019.
- Approved on the Consent Agenda.**
- 4 An ordinance amending Chapter 16 of the City Code thereby updating the causes for disconnection of water service.
- Approved on the Consent Agenda.**
- Ordinance No. 4670, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, AMENDING CHAPTER 16 OF THE MESQUITE CITY CODE, AS AMENDED, BY DELETING SECTION 16-4 IN ITS ENTIRETY AND ADDING A NEW SECTION 16-4 THEREBY UPDATING THE CAUSES FOR DISCONNECTION OF WATER SERVICE; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND DECLARING AN EFFECTIVE DATE. (Ordinance No. 4670 recorded in Ordinance Book No. 115.)**
- 6 An ordinance authorizing the sale of beer and wine for off-premise consumption only on a certain area annexed by the City.
- Approved on the Consent Agenda.**
- Ordinance No. 4671, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, AUTHORIZING THE SALE OF BEER AND WINE FOR OFF-PREMISE CONSUMPTION ONLY ON A CERTAIN AREA ANNEXED BY THE CITY, SPECIFICALLY DESCRIBED AS THE 25.464 ACRES OF LAND GENERALLY LOCATED AT THE SOUTHEAST CORNER OF IH-20 AND FM-741, IN THE MARTHA MUSIC SURVEY, ABSTRACT NO. 312, KAUFMAN COUNTY, TEXAS. (Ordinance No. 4671 recorded in Ordinance Book No. 115.)**
- 7 A resolution adopting the City Council's 2019-2020 Strategic Goals and Objectives.
- Approved on the Consent Agenda.**
- Resolution No. 38-2019, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, ADOPTING STRATEGIC GOALS AND OBJECTIVES FOR FISCAL YEAR 2019-20. (Resolution No. 38-2019 recorded in Resolution Book No. 57.)**
- 8 A resolution of the City Council of the City of Mesquite, Texas, authorizing the City Manager to finalize and execute a development agreement with Oak National Holdings, LLC, regarding approximately 363 acres of land generally located southwest of FM 2932 and southeast of Griffin Lane in Kaufman County, Texas, located primarily within the extraterritorial jurisdiction of the City of Mesquite and being commonly referred to as "FM 2932 development" and authorizing the City Manager to finalize and administer the agreement on behalf of the city.
- Approved on the Consent Agenda.**

Resolution No. 39-2019, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, AUTHORIZING THE CITY MANAGER TO FINALIZE AND EXECUTE A DEVELOPMENT AGREEMENT WITH OAK NATIONAL HOLDINGS, LLC, REGARDING APPROXIMATELY 363 ACRES OF LAND GENERALLY LOCATED SOUTHWEST OF FM 2932 AND SOUTHEAST OF GRIFFIN LANE IN KAUFMAN COUNTY, TEXAS, LOCATED PRIMARILY WITHIN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF MESQUITE AND BEING COMMONLY REFERRED TO AS "FM 2932 DEVELOPMENT" AND AUTHORIZING THE CITY MANAGER TO FINALIZE AND ADMINISTER THE AGREEMENT ON BEHALF OF THE CITY. (Resolution No. 39-2019 recorded in Resolution Book No. 57.)

- 9 Bid No. 2019-022 - Hoops, Haddock, Cascade, Oriole, Ervin and Valley View Heights Paving.  
(Authorize the City Manager to finalize and execute a contract with low bidder Texas Material Group, Inc., dba TexasBit, in the amount of \$1,136,358.49.)

**Approved on the Consent Agenda.**

- 10 Authorize an increase in the contract between the City and George Brothers Kincaid & Horton, L.L.P., for the provision of legal services, advice and counsel to the City of Mesquite in connection with several bond validation matters in Collin and Travis Counties in the amount not to exceed \$25,000.00, for a total contract amount of \$75,000.00.

**Approved on the Consent Agenda.**

- 11 Authorize the Mayor to execute an amendment to the employment agreement between the City of Mesquite, Texas, and Municipal Court Judge Stephen Crane.

**Approved on the Consent Agenda.**

- 12 Authorize the City Manager to execute Change Order No. 3 to Bid No. 2018-064, Annual Contract for Utility Concrete Repairs (Area 2), with Overall Concrete Solutions in the amount of \$16,982.25.

**Approved on the Consent Agenda.**

- 13 Approve Amendment No. 5 to the 2018-19 Police State Seizure Budget in accordance with Title 28, Section 524 of the United States Code and Chapter 59 of the Texas Code of Criminal Procedure in the amount of \$192,000.00.

**Approved on the Consent Agenda.**

#### **CONSENT AGENDA ITEMS CONSIDERED SEPARATELY**

- 5 An ordinance approving a Façade Improvement Program (the "DM Façade Improvement Program") to make grants from the Tax Increment Fund of the Towne Centre Reinvestment Zone Number Two, City of Mesquite, Texas, (the "Zone") to encourage the rehabilitation, enhancement, restoration and preservation of building facades located within a designated portion of the Downtown area of the City of Mesquite, Texas ("City"), approving and conferring the powers of a municipality under Chapter 380 of the Texas Local Government Code for the Zone, only as necessary or convenient to implement the DM

Façade Improvement Program as an economic development incentive under the project and financing plan for the Zone, approving an amount not to exceed \$80,000.00 for grants under the DM Façade Improvement Program for the remainder of the City's Fiscal Year 2018-19, approving the amount not to exceed \$80,000.00 for grants under the DM Façade Improvement Program for each Fiscal Year of the City thereafter and containing other provisions related thereto.

Mr. Noschese moved to approve Ordinance No. 4672, with the following changes to any reference in the ordinance: (1) Remove building permits, sign permits and inspection fees from the list of non-eligible reimbursements and move to eligible reimbursements, (2) Remove architectural, engineering and surveying fees from the list of non-eligible reimbursements and move to eligible reimbursements and (3) Continue to include legal fees and other professional fees as non-eligible reimbursements, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, APPROVING A FAÇADE IMPROVEMENT PROGRAM (THE "DM FAÇADE IMPROVEMENT PROGRAM") TO MAKE GRANTS FROM THE TAX INCREMENT FUND OF THE TOWNE CENTRE REINVESTMENT ZONE NUMBER TWO, CITY OF MESQUITE, TEXAS (THE "ZONE") TO ENCOURAGE THE REHABILITATION, ENHANCEMENT, RESTORATION AND PRESERVATION OF BUILDING FACADES LOCATED WITHIN A DESIGNATED PORTION OF THE DOWNTOWN AREA OF THE CITY OF MESQUITE, TEXAS ("CITY"), APPROVING AND CONFERRING THE POWERS OF A MUNICIPALITY UNDER CHAPTER 380 OF THE TEXAS LOCAL GOVERNMENT CODE FOR THE ZONE, ONLY AS NECESSARY OR CONVENIENT TO IMPLEMENT THE DM FAÇADE IMPROVEMENT PROGRAM AS AN ECONOMIC DEVELOPMENT INCENTIVE UNDER THE PROJECT AND FINANCING PLAN FOR THE ZONE, APPROVING AN AMOUNT NOT TO EXCEED \$80,000.00 FOR GRANTS UNDER THE DM FAÇADE IMPROVEMENT PROGRAM FOR THE REMAINDER OF THE CITY'S FISCAL YEAR 2018-19, APPROVING THE AMOUNT NOT TO EXCEED \$80,000.00 FOR GRANTS UNDER THE DM FAÇADE IMPROVEMENT PROGRAM FOR EACH FISCAL YEAR OF THE CITY THEREAFTER, CONTAINING OTHER PROVISIONS RELATED THERETO; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR A SEVERABILITY CLAUSE; AND DECLARING AN EFFECTIVE DATE. Motion was seconded by Mr. Casper and approved unanimously. (Ordinance No. 4672 recorded in Ordinance Book No. 115.)

14

A resolution accepting the preliminary Service and Assessment Plan for authorized improvements within the Polo Ridge Public Improvement District No. 2, setting a date for a public hearing on the proposed Levy of Assessments, authorizing the publication and mailing of notice, and enacting other provisions relating thereto.

Roy Magno, Consultant for Centurion American, stated that the Iron Horse Project is scheduled to begin in June or July 2019 with completion of the public improvements in 12-14 months, weather permitting. The Polo Ridge Project is scheduled to begin in July or August 2019 with the public improvements completed in 16-18 months, due to the topography of the land.

Mr. Noschese moved to approve Resolution No. 40-2019, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, ACCEPTING THE PRELIMINARY SERVICE AND ASSESSMENT PLAN FOR AUTHORIZED IMPROVEMENTS WITHIN THE POLO RIDGE PUBLIC IMPROVEMENT DISTRICT NO. 2; SETTING A DATE FOR PUBLIC HEARING ON THE PROPOSED LEVY OF ASSESSMENTS; AUTHORIZING THE PUBLICATION AND MAILING OF NOTICE; AND ENACTING OTHER PROVISIONS RELATING THERETO. Motion was seconded by

Mr. Archer. On call for a vote on the motion, the following votes were cast:

**Ayes:** Noschese, Archer, Pickett, Boroughs, Casper

**Nays:** None

**Abstention:** Miklos

**Absent:** Aleman

**Motion carried. (Resolution No. 40-2019 recorded in Resolution Book No. 57.)**

15

A resolution approving the form and authorizing the distribution of a Preliminary Limited Offering Memorandum for the City of Mesquite, Texas, Special Assessment Revenue Bonds, Series 2019 (Polo Ridge Public Improvement District No. 2 Phase #1 Project) and approving the form and authorizing the distribution of a Preliminary Limited Offering Memorandum for the City of Mesquite, Texas, Special Assessment Revenue Bonds, Series 2019 (Polo Ridge Public Improvement District No. 2 Phase #2-6 Major Improvement Project), and resolving other matters incident and related thereto.

Mr. Noschese moved to approve Resolution No. 41-2019, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, APPROVING THE FORM AND AUTHORIZING THE DISTRIBUTION OF A PRELIMINARY LIMITED OFFERING MEMORANDUM FOR THE CITY OF MESQUITE, TEXAS, SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2019 (POLO RIDGE PUBLIC IMPROVEMENT DISTRICT NO. 2 PHASE #1 PROJECT) AND APPROVING THE FORM AND AUTHORIZING THE DISTRIBUTION OF A PRELIMINARY LIMITED OFFERING MEMORANDUM FOR THE CITY OF MESQUITE, TEXAS, SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2019 (POLO RIDGE PUBLIC IMPROVEMENT DISTRICT NO. 2 PHASE #2-6 MAJOR IMPROVEMENT PROJECT); AND RESOLVING OTHER MATTERS INCIDENT AND RELATED THERETO. Motion was seconded by Mr. Archer. On call for a vote on the motion, the following votes were cast:

**Ayes:** Noschese, Archer, Pickett, Boroughs, Casper

**Nays:** None

**Abstention:** Miklos

**Absent:** Aleman

**Motion carried. (Resolution No. 41-2019 recorded in Resolution Book No. 57.)**

16

A resolution approving the form and authorizing the distribution of a Preliminary Limited Offering Memorandum for the City of Mesquite, Texas, Special Assessment Revenue Bonds, Series 2019 (Iron Horse Public Improvement District Project), and resolving other matters incident and related thereto.

Mr. Noschese moved to approve Resolution No. 42-2019, A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESQUITE, TEXAS, APPROVING THE FORM AND AUTHORIZING THE DISTRIBUTION OF A PRELIMINARY LIMITED OFFERING MEMORANDUM FOR THE CITY OF MESQUITE, TEXAS, SPECIAL ASSESSMENT REVENUE BONDS, SERIES 2019 (IRON HORSE PUBLIC IMPROVEMENT DISTRICT PROJECT); AND RESOLVING OTHER MATTERS INCIDENT AND RELATED THERETO. Motion was seconded by Mr. Archer. On call for a vote on the motion, the following votes were cast:

**Ayes:** Noschese, Archer, Pickett, Boroughs, Casper

**Nays:** None

**Abstention:** Miklos

**Absent: Aleman**

**Motion carried. (Resolution No. 42-2019 recorded in Resolution Book No. 57.)**

## **END OF CONSENT AGENDA**

## **PUBLIC HEARINGS**

**17**

A. Conduct a public hearing and consider an ordinance adopting the City of Mesquite Engineering Design Manual ("Manual") which relocates certain provisions of the City Code to the Manual and creates comprehensive and easily accessed standard engineering practices and minimum criteria.

B. Conduct a public hearing and consider an ordinance amending Chapters 5, 11, 15 and 16 of the City Code by relocating certain provisions that establish standard engineering practices and provide minimum development criteria to the City of Mesquite Engineering Design Manual and cross-referencing those relocated provisions, renumbering and making certain clerical, grammatical and other non-substantive changes.

C. Conduct a public hearing and consider an ordinance amending Appendix B of the City Code, the Mesquite Subdivision Ordinance, by relocating certain provisions that establish standard engineering practices and provide minimum development criteria to the City of Mesquite Engineering Design Manual and cross-referencing those relocated provisions, renumbering and making certain clerical, grammatical and other non-substantive changes.

**A public hearing was held regarding adopting the City of Mesquite Engineering Design Manual, amending Chapters 5, 11, 15 and 16 of the City Code by relocating certain provisions that establish standard engineering practices and provide minimum development criteria to the City of Mesquite Engineering Design Manual, and amending Appendix B of the City Code, the Mesquite Subdivision Ordinance, by relocating certain provisions that establish standard engineering practices and provide minimum development criteria to the City of Mesquite Engineering Design Manual.**

**Matt Holzapfel, Director of Public Works, stated that the purpose of the Engineering Design Manual is to provide a user-friendly set of standards to govern infrastructure design and construction; collect, simplify and organize current ordinances and policies; clarify existing design and construction policies, standards and criteria; address design and construction policies not currently covered; and include new standards and materials. Staff worked with Kimley-Horn to develop a draft manual and advertised for public comment from January 15, 2019, to February 15, 2019, to 104 developers, engineers and utility representatives; City staff; various City boards; and various media outlets. Staff received 38 comments from four entities including two utility companies, one engineering firm and one resident. Responses to comments were posted on the City's website on March 15, 2019.**

**No one appeared regarding the City of Mesquite Engineering Design Manual.**

**Mr. Boroughs moved to approve Ordinance No. 4673, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, ADOPTING THE CITY OF MESQUITE ENGINEERING**

DESIGN MANUAL WHICH RELOCATES CERTAIN PROVISIONS OF THE MESQUITE CITY CODE TO THE MANUAL AND CREATES COMPREHENSIVE AND EASILY ACCESSED STANDARD ENGINEERING PRACTICES AND MINIMUM CRITERIA; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY CLAUSE NOT TO EXCEED \$2,000.00 FOR A PERSON VIOLATING A PROVISION OF THIS ORDINANCE GOVERNING FIRE SAFETY, ZONING, OR PUBLIC HEALTH AND SANITATION AND A PENALTY NOT TO EXCEED \$500.00 FOR ALL OTHER PROVISIONS; AND DECLARING AN EFFECTIVE DATE. Motion was seconded by Mr. Casper and approved unanimously. (Ordinance No. 4673 recorded in Ordinance Book No. 115.)

Mr. Boroughs moved to approve Ordinance No. 4674, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, AMENDING CHAPTER 5, "BUILDINGS AND CONSTRUCTION," CHAPTER 11, "PLANNING AND DEVELOPMENT," CHAPTER 15, "STREETS AND SIDEWALKS" AND CHAPTER 16, "WATER AND LIQUID WASTE" OF THE MESQUITE CITY CODE, AS AMENDED, BY PROVIDING CERTAIN ADDITIONS AND DELETIONS UNDER CHAPTERS 5, 11, 15 AND 16 TO CROSS REFERENCE AND INCORPORATE CHANGES REQUIRED BY AND TO CORRESPOND WITH THE ADOPTION OF THE CITY OF MESQUITE ENGINEERING DESIGN MANUAL TO CREATE COMPREHENSIVE AND EASILY ACCESSED STANDARD ENGINEERING PRACTICES AND MINIMUM CRITERIA; RENUMBERING AND MAKING CERTAIN CLERICAL, GRAMMATICAL AND OTHER NONSUBSTANTIVE CHANGES; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; PROVIDING A PENALTY CLAUSE NOT TO EXCEED \$2,000.00 FOR A PERSON VIOLATING A PROVISION OF THIS ORDINANCE GOVERNING FIRE SAFETY, ZONING, OR PUBLIC HEALTH AND SANITATION AND A PENALTY NOT TO EXCEED \$500.00 FOR ALL OTHER PROVISIONS; AND PROVIDING AN EFFECTIVE DATE. Motion was seconded by Mr. Casper and approved unanimously. (Ordinance No. 4674 recorded in Ordinance Book No. 115.)

Mr. Boroughs moved to approve Ordinance No. 4675, AN ORDINANCE OF THE CITY OF MESQUITE, TEXAS, AMENDING APPENDIX B OF THE MESQUITE CITY CODE, THE MESQUITE SUBDIVISION ORDINANCE, AS AMENDED, BY RELOCATING CERTAIN PROVISIONS TO THE CITY OF MESQUITE ENGINEERING DESIGN MANUAL AND CROSS-REFERENCING THOSE RELOCATED PROVISIONS; PROVIDING FOR A REPEALER CLAUSE; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A PENALTY CLAUSE NOT TO EXCEED \$2,000.00 FOR EACH OFFENSE; AND DECLARING AN EFFECTIVE DATE. Motion was seconded by Mr. Casper and approved unanimously. (Ordinance No. 4675 recorded in Ordinance Book No. 115.)

18

Conduct a public hearing and consider an ordinance for Zoning Text Amendment No. 2019-01 amending Section 1A-300, Screening and Buffering Requirements; Section 2-100, Districts Established; Section 2-203, Schedule of Permitted Uses; Section 2-400, Off-Street Parking; Section 2-501, Multifamily Residential/Permitted Nonresidential Uses in A Districts; Section 2-600, Accessory Structure Regulations; and Section 6-102, Definitions; all pertaining to new and revised regulations for multifamily residential uses.

(This item was postponed at the March 18, 2019, and the April 15, 2019, City Council meetings. The Planning and Zoning Commission recommends approval of the zoning text amendment.)

A public hearing was held for Zoning Text Amendment No. 2019-01.



Jeff Armstrong, Director of Planning and Development Services, stated that the proposed amendments would be applicable to all multifamily development regardless of the zoning district, eliminate the A-2 district and require Planned Development zoning for all multifamily development with more than 25 dwelling units. Additional regulations have been added including structure heights, dwelling unit size, outdoor amenities, indoor amenities, dwelling unit requirements, parking standards, requirement for a Traffic Impact Analysis and School Impact Analysis, screening wall requirements, permitted fencing materials, refuse container requirements, dwelling unit entryway requirements, façade requirements and illumination and security camera requirements.

No one appeared regarding the proposed text amendment.

Mr. Miklos moved to approve Zoning Text Amendment No. 2019-01, as recommended by the Planning and Zoning Commission, and to approve Ordinance No. 4676, AN ORDINANCE AMENDING THE MESQUITE ZONING ORDINANCE BY MAKING CERTAIN DELETIONS AND ADDITIONS TO SECTIONS OF CHAPTERS 1A-300, 2-100, 2-200, 2-400, 2-500 AND 2-600 THEREBY PROVIDING NEW AND REVISED REGULATIONS FOR MULTIFAMILY RESIDENTIAL USES; PROVIDING A REPEALER CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND DECLARING AN EFFECTIVE DATE THEREOF. Motion was seconded by Mr. Archer. On call for a vote on the motion, the following votes were cast:

Ayes: Miklos, Archer, Pickett, Boroughs

Nays: Casper, Noschese

Absent: Aleman

Motion carried. (Ordinance No. 4676 recorded in Ordinance Book No. 115.)

## APPOINTMENTS TO BOARDS AND COMMISSIONS

- 19 Consider appointment of one member to the North Texas Municipal Water District Board of Directors for a term to expire May 31, 2021.

Mr. Archer moved to appoint Brenda Jean Patrick as a member of the North Texas Municipal Water District Board of Directors for a term to expire May 31, 2021. Motion was seconded by Mr. Miklos and approved unanimously.

## OTHER BUSINESS

- 20 Consider appointment of a Mayor Pro Tem and Deputy Mayor Pro Tem for one-year terms.

Mr. Archer moved to appoint Tandy Boroughs as Mayor Pro Tem and Robert Miklos as Deputy Mayor Pro Tem. Motion was seconded by Mr. Noschese and approved unanimously.

## ADJOURNMENT

Mr. Casper moved to adjourn the meeting. Motion was seconded by Mr. Boroughs and approved unanimously. The meeting adjourned at 7:55 p.m.

Attest:

Approved:

\_\_\_\_\_  
Sonja Land, City Secretary

\_\_\_\_\_  
Stan Pickett, Mayor