

# Wylie City Council Regular Meeting Minutes

June 13, 2023 – 6:00 PM

Council Chambers - 300 Country Club Road, Building #100, Wylie, Texas 75098



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## CALL TO ORDER

Mayor Matthew Porter called the regular meeting to order at 6:02 p.m. The following City Council members were present: Junior Mayor Aubri Heverly, Councilman David R. Duke, Councilman Dave Strang, Mayor *pro tem* Jeff Forrester, Councilman Scott Williams, Councilman Sid Hoover, and Councilman Gino Mulliqi.

Staff present included: City Manager Brent Parker; Deputy City Manager Renae Ollie; Assistant City Manager Lety Yanez; Fire Chief Brandon Blythe; Police Chief Anthony Henderson; Finance Director Melissa Brown; Public Information Officer Craig Kelly; City Secretary Stephanie Storm; Parks and Recreation Director Carmen Powlen; Purchasing Manager Glenna Hayes; City Engineer Tim Porter; Fire Marshal Cory Claborn; Library Director Ofilia Barrera; Public Works Director Tommy Weir; and various support staff.

## INVOCATION & PLEDGE OF ALLEGIANCE

Mayor *pro tem* Forrester led the invocation, and Junior Mayor Aubri Heverly led the Pledge of Allegiance.

## PRESENTATIONS & RECOGNITIONS

### PR1. Junior Mayor - Aubri Heverly.

Mayor Porter introduced Junior Mayor Aubri Heverly, administered the oath of office, and presented a proclamation for “Mayor of the Day.”

### PR2. Recognition of Detective Chris Meehan for the Attorney General's Special Commendation Award.

Mayor Porter recognized Detective Chris Meehan for being recognized in Washington D.C. with the Attorney General's Special Commendation Award for his work in combating and investigating child exploitation crimes. Detective Meehan and members of the Wylie Police Department were present for the recognition.

### PR3. Recognition of Chuck Flesch and his many years of service organizing the Wylie Veterans Memorial Salute to Heroes.

Mayor Porter presented a proclamation proclaiming June 13, 2023 as Chuck Flesch Day in Wylie, Texas. Chuck Flesch and his family and friends were present to accept the Proclamation.

## COMMENTS ON NON-AGENDA ITEMS

*Any member of the public may address Council regarding an item that is not listed on the Agenda. Members of the public must fill out a form prior to the meeting in order to speak. Council requests that comments be limited to three minutes for an individual, six minutes for a group. In addition, Council is not allowed to converse, deliberate or take action on any matter presented during citizen participation.*

There were no persons present wishing to address the Council.

## **CONSENT AGENDA**

*All matters listed under the Consent Agenda are considered to be routine by the City Council and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

- A. Consider, and act upon, approval of the May 30, 2023 Regular City Council Meeting minutes.**
- B. Consider, and act upon, Ordinance No. 2023-23 regarding an Amendment to the City of Wylie Zoning Ordinance, Articles 5.1 Land Use Charts, 5.2 Listed Uses, 7.0 General Development Regulations, as they relate to Smoke Shops, Smoking Establishments and Alcohol uses (ZC 2023-07).**
- C. Consider, and act upon, the approval of a request for substantial renovation to construct an addition to an existing residential structure, located at 409 N. Ballard within the Downtown Historic District.**
- D. Consider, and act upon, Ordinance No. 2023-24 amending Ordinance No. 2022-56, which established the budget for fiscal year 2022-2023; providing for repealing, savings, and severability clauses; and providing for an effective date of this ordinance.**
- E. Consider, and act upon, Ordinance No. 2023-25 amending Ordinance No. 2022-56, which established the budget for fiscal year 2022-2023; providing for repealing, savings, and severability clauses; and providing for an effective date of this ordinance.**

### **Council Action**

A motion was made by Councilman Strang, seconded by Councilman Duke, to approve the Consent Agenda as presented. A vote was taken and the motion passed 7-0.

## **REGULAR AGENDA**

- 1. Consider, and act upon, appointments to fill the Board of Review vacancies for a term to begin July 1, 2023 and end June 30, 2025.**

### **Council Comments**

Mayor Porter confirmed there are four positions, two seated positions and two alternates, available on the Board of Review.

### **Council Action**

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Williams, to appoint James Koch and Navin Kumar, and alternates William Crowe and Mary Nitschke for the Board of Review vacancies for a term to begin July 1, 2023 and ending June 30, 2025. A vote was taken and the motion passed 7-0.

- 2. Consider, and act upon, the recommendations of the 2023 Boards and Commission Council Interview Panel for appointments to the Animal Shelter Advisory Board, Construction Code Board, Historic Review Commission, Library Board, Parks and Recreation Board, Parks and Recreation Facilities Development Corporation Board (4B), Planning and Zoning Commission, Public Arts Advisory Board, Wylie Economic Development Corporation, and the Zoning Board of Adjustments to fill board vacancies for a term to begin July 1, 2023 and ending June 30, 2025/26.**

### **Council Comments**

Mayor Porter asked the Board and Commission Interview Panel Chair Forrester for recommendations.

Mayor Porter announced that he filed a Conflict of Interest before the meeting for the Animal Shelter Advisory Board appointments and was stepping out during the discussion and action. Mayor Porter left his seat at the dais at 6:34 p.m.

### **Council Action**

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Animal Shelter Advisory Board: re-appoint Amber Porter, and appoint Laurie Black and Joe Webb to the two new positions. A vote was taken and the motion passed 6-0 with Mayor Porter abstaining (conflict of interest on file).

Mayor Porter returned to his seat at the dais at 6:35 p.m.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Construction Code Board: re-appoint James Byrne, Brian Ortiz, and Bruce Moilan; appoint Bryan Rogers to replace Lowell Davis; and Justin Grayczyk to replace Michael Innella as Alternate 2. A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Historic Review Commission: re-appoint Kali Patton, Krisleigh Hoermann, and Sandra Stone; appoint Stephen Burkett to replace Joe Chandler, Kevin Hughes as Replacement 1, and Bob Ollry as Replacement 2. A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Library Board: appoint Roberta Schaafsma to replace Kristina Jones, Monica Munoz to replace Kristin Botsford, Zachary Todd to replace Carla McCullough, Irene Chavira to replace Rosalynn Davis, and Brian Ortiz to replace Juan Azcarate (one-year term). A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Parks and Recreation Board: re-appoint Gloria Suarez, appoint Scott Hevel to replace Brian Willeford, Brian Arnold to replace Randall Zabochnik, Justin Grayczyk as Replacement 1, and Krisleigh Hoermann as Replacement 2. A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Parks and Recreation 4B Board: re-appoint Scott Williams, David R. Duke, and Scott Hevel; appoint Sid Hoover to replace Toby Wallis (one-year term), Auston Foster to replace Brian Willeford (one-year term), and Whitney McDougall to replace Emmett Jones (one-year term). A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Planning and Zoning Commission: re-appoint Joshua Butler and Jacques Loraine III; appoint Joe Chandler to replace Bryan Rogers, Zeb Black as Replacement 1, and Charles Thomas as Replacement 2. A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Public Arts Advisory Board: re-appoint Esther Bellah and John Treadwell; appoint Cassie Dyson to replace Minerva Bediako, Gloria Suarez to replace Christina Null, Irene Chavira as Replacement 1, and Brian Arnold as Replacement 2. A vote was taken and the motion passed 7-0.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following member to the Wylie Economic Development Corporation Board: re-appoint Aaron Jameson, and appoint Whitney McDougall to replace Gino Mulliqi (two-year term). A vote was taken and the motion passed 6-1 with Councilman Duke voting against.

A motion was made by Mayor *pro tem* Forrester, seconded by Councilman Strang to appoint the following members to the Zoning Board of Adjustment: re-appoint Aaron Lovelace; appoint Jennifer Greiser to replace Sharon Osisanya, Hamza Fraz to replace Jennifer Grieser as Alternate 1 (one-year term), and Michael Innella to replace John Perdomo as Alternate 2. A vote was taken and the motion passed 7-0.

Mayor Porter thanked members of the 2023 Boards and Commissions Interview Panel (Mayor *pro tem* Forrester, Councilman Duke, and Councilman Strang).

## **WORK SESSION**

Mayor Porter convened the Council into Work Session at 6:44 p.m.

### **WS1. North Texas Municipal Water District (NTMWD) to provide an overview of the District to new council members and discuss current and future projects.**

Jenna Covington, Billy George, and R.J. Muraski, representing North Texas Municipal Water District (NTMWD), addressed Council giving a presentation on who NTMWD is, an overview of services, key regional projects, projects supporting Wylie, water supply planning, strategic financial plans, and wrap-up and questions.

City of Wylie NTMWD board members Keith Stephens and Marvin Fuller were present.

Mayor Porter recessed the Council into a break at 7:25 p.m.

Mayor Porter reconvened the Council into Work Session at 7:35 p.m.

### **WS2. Discuss FY 2023-2024 General Fund Budget.**

City Manager Parker addressed Council giving a presentation on the proposed revenue assumptions, Strategic Goals, items included in the proposed base budget, the General Fund Summary, General Fund new recommendations, and use of General Fund Fund Balance.

Parker stated the proposed revenue assumptions include a certified total estimated value as of April 30, 2023 of \$6,920,554,955, certified estimated value of new construction as of April 30, 2023 of \$213,430,800 (equates to \$1,244,579 in revenue), assumes an estimated No New Revenue Tax Rate of .533130 and voter approval rate of .640763, assumes an additional two cents for new debt requirement (approved by voters) of .553130, assumes another three cents to partially fund the new Ambulance Service Program of .583130, assumes sales tax increase and interest earnings will fund the remaining cost of the Ambulance Service Program, and proposed sales tax is a 10 percent increase over the FY 2023 projected (six-month actuals at 54 percent).

Parker added items included in the proposed base budget include a 15 percent increase in health insurance of \$486,129, a three percent average merit increase for the General Employees (effective January 2024) of \$267,709, and pay plan adjustments for Police and Fire (effective October 2023) of \$785,000 for a total of \$1,538,838 (supported by No New Revenue Rate).

Parker stated the General Fund Summary includes an estimated beginning Fund Balance as of October 1, 2023 of \$21,426,521, proposed revenues for 2024 (at .583130) of \$57,216,424, new EMS program of \$3,313,032, proposed expenditures base budget for 2024 of \$52,833,348, recurring recommended request expenses of \$744,534, new/replacement equipment one time uses of \$325,510, use of Fund Balance of \$574,200, and estimated ending Fund Balance as of September 30, 2024 of \$20,852,321 (36 percent of expenditures).

Parker stated the recommended recurring and one-time General Fund expenses include upgrade the City Secretary Record Analyst to Records and Information Analyst II, IT System Specialist, four Sworn Officers, a School Resource Officer, Police WISD reimbursement, Police Records Clerk, Signal Technician, Public Information Request software, Police Axon Tasers, Animal Control Needs Assessment Study, Fleet Services equipment and updates, school zone flasher assembly, and Sachse Road/Creek Crossing traffic signal design for a total of \$1,070,044.

Parker stated the recommended Use of General Fund Fund Balance expenses include three Patrol replacement Tahoe's, four new Patrol Tahoe's for requested positions, a replacement Fire Marshall vehicle, and an aerial bucket truck for a total of \$574,200.

Questions and comments from Council included: requested clarification on the six months actuals at 54 percent, why is the ambulance service program separated out, what is the anticipated transport rate for ambulance service, appreciate the hard work of staff, what is the total cost of the ambulance service program, use General Fund Fund Balance as a capital initial year startup for the ambulance service, concerned with a tax increase at this time, need to understand more about the ambulance service program, how long does it take to recoup funds for the ambulance service, is there anywhere in the City budget that can absorb some of the needed funds for the ambulance service program, is there anything that prohibits the use of the General Fund Fund Balance to fund the startup of the ambulance program, do nearby cities close to our population size use third-party agencies or do their own ambulance service program, requested clarification on the need for three ambulances, how would the use of the Fund Balance for the initial ambulance program affect the AA plus rating, is staff comfortable with using the General Fund Fund Balance for the one-time expenses of \$900,000 for the ambulance service program, look at different health insurance plans to help cut savings, the ambulance program is necessary, not in favor of using the Fund Balance for reoccurring expenses, need to narrow down the cost for the ambulance service program, use Fund Balance for non-reoccurring expenses and find other areas to fund the reoccurring expenses, what does the school zone flasher assembly look like, has the City approached the ISD about sharing the SRO cost 50/50, and does the money from vehicles that are sold go back to the General Fund Fund balance.

Parker stated staff will bring back additional information on the ambulance service program at the next Council meeting as well as discuss the Utility Fund and the 4B Fund.

## **RECONVENE INTO REGULAR SESSION**

Mayor Porter reconvened the Council into Regular Session at 8:54 p.m.

## **EXECUTIVE SESSION**

Mayor Porter convened the Council into Executive Session at 8:54 p.m.

### **Sec. 551.072. DELIBERATION REGARDING REAL PROPERTY; CLOSED MEETING.**

A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on its negotiating position.

### **ES1. Discuss property located in the general area of E. Farm to Market Road 544 and Sanden Blvd.**

## **RECONVENE INTO OPEN SESSION**

*Take any action as a result from Executive Session.*

Mayor Porter convened the Council into Open Session at 9:13 p.m.

## **READING OF ORDINANCES**

*Title and caption approved by Council as required by Wylie City Charter, Article III, Section 13-D.*

City Secretary Storm read the captions to Ordinance Nos. 2023-23, 2023-24, and 2023-25 into the official record.

**ADJOURNMENT**

A motion was made by Councilman Strang, seconded by Councilman Mulliqi, to adjourn the meeting at 9:15 p.m. A vote was taken and the motion passed 7-0.

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**Matthew Porter, Mayor****ATTEST:**

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**Stephanie Storm, City Secretary**