

A G E N D A

**LEWISVILLE CITY COUNCIL MEETING
APRIL 2, 2018**

**LEWISVILLE CITY HALL
151 WEST CHURCH STREET
LEWISVILLE, TEXAS 75057**

WORKSHOP SESSION - 5:30 P.M.

REGULAR SESSION – 7:00 P.M.

Call to Order and Announce a Quorum is Present.

WORKSHOP SESSION - 5:30 P.M.

- A. Review of MGC Interior Design Concept/Naming of Center and Consideration of Sponsorships
- B. Discussion of Regular Agenda Items and Consent Agenda Items

REGULAR SESSION – 7:00 P.M.

- A. **INVOCATION:** Councilman Ferguson
- B. **PLEDGE TO THE AMERICAN AND TEXAS FLAGS:** Mayor Durham
- C. **PROCLAMATIONS:**
 - 1. Declaring the Week of April 8-14, 2018, as “Crime Victims’ Rights Week”
 - 2. Declaring the Week of April 8-14, 2018, as “National Public Safety Telecommunicators Week”
 - 3. Declaring the Month of April 2018, as “Fair Housing Month”
 - 4. Declaring the Week of April 2-6, 2018, as “Community Development Week”

**AGENDA
LEWISVILLE CITY COUNCIL
APRIL 2, 2018**

D. PUBLIC HEARINGS:

- 1. Continued Public Hearing: Consideration of an Ordinance Granting a Special Use Permit for Minor Automobile Services and two Associated Variances; on Approximately 0.572 Acres, Legally Described as Lot 1-B, Block A of the McGee Park Addition, Located at 1299 Justin Road (F.M. 407) and Zoned Light Industrial District (LI); as Requested by Ralph Martinez, of RGM Architects, on Behalf of Riyadh Hossainy, INI LLC, the Property Owner (Case No. SUP-2018-02-04).**

ADMINISTRATIVE COMMENTS:

Kwik Kar Oil & Lube is requesting a Special Use Permit to convert existing auto wash bays into auto repair bays. As a part of this SUP the applicant is proposing a variety of site improvements including adding new brick work and decorative stone work to the front façade, adding additional landscaping to the site, and replacing existing signage with a low-profile monument sign. Two variances are requested: a) to allow the elimination of the ten-foot (10') landscape buffer; and b) to allow the elimination of the parking lot screening hedges. On February 20, 2018, the Planning and Zoning Commission recommended unanimous approval (5-0) of the SUP. This public hearing was continued from the April 2, 2018 meeting to allow the applicant additional time to provide variance request materials.

RECOMMENDATION:

That the City Council approve the requested SUP and two associated variances as set forth in the caption above.

AVAILABLE FOR - Richard E. Luedke, Planning Director
QUESTIONS:

- 2. Public Hearing: Consideration of an Ordinance Granting a Special Use Permit for a Residential Accessory Dwelling Unit Exceeding 500 Square Feet on Approximately 0.8793 Acres, Legally Described as Lot 6, Block A, Holly Lane Addition, Located at 1098 Holly Lane and Zoned Single Family Residential District (R-12); as Requested by Andrew J. & Sue E. Spyhalski, the Property Owners (Case No. SUP-2018-03-05).**

**AGENDA
LEWISVILLE CITY COUNCIL
APRIL 2, 2018**

ADMINISTRATIVE COMMENTS:

The applicants are proposing to add an accessory dwelling unit to their already existing detached garage. The proposed accessory dwelling unit will feature building materials that match the existing detached garage. The proposal conforms to the lot coverage requirements set forth by zoning. The Zoning Board of Adjustment approved a height variance for the proposed structure on March 28, 2018, their decision is final. On March 6, 2018, the Planning and Zoning Commission recommended unanimous approval (5-0) of the SUP.

RECOMMENDATION:

That the City Council approve the proposed ordinance as set forth in the caption above.

AVAILABLE FOR QUESTIONS: - Richard E. Luedke, Planning Director

- E. **VISITORS/CITIZENS FORUM:** At this time, any person with business before the Council not scheduled on the agenda may speak to the Council. No formal action can be taken on these items at this meeting.
- F. **CONSENT AGENDA:** All of the following items on the Consent Agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless a Council Member or citizen so request. For a citizen to request removal of an item, a speaker card must be filled out and submitted to the City Secretary.
3. **APPROVAL OF MINUTES:** a) **City Council Minutes of the March 5, 2018, Workshop Session and Regular Session;** and b) **City Council Minutes of the March 19, 2018, Workshop Session and Regular Session.**
4. **Approval of Bid Awards for Annual Requirements Contracts for HVAC Repairs to Denali CS, Carrollton, Texas (Primary Contractor) and Berger Engineering Company, Dallas, Texas (Secondary Contractor); and Authorization for the City Manager to Execute the Agreements.**

**AGENDA
LEWISVILLE CITY COUNCIL
APRIL 2, 2018**

ADMINISTRATIVE COMMENTS:

A total of seventeen (17) bid invitations were downloaded from Bidsync.com. Four (4) bids were received and opened February 2, 2018. The repair contracts cover time and material for unexpected repairs to City-owned HVAC (heating, ventilating, and air conditioning) equipment. Because repairs are often time sensitive, specifications stated a primary and secondary contractor would be selected. The term of the contracts will be twelve (12) months, with an option to extend for up to two (2) additional twelve (12) month terms. Funding is available from account 101.09.310.4315, as well as other funding sources.

RECOMMENDATION:

That the City Council approve the awards as set forth in the caption above.

- 5. Approval of a Bid Award to Gunn Nissan of Denton, Corinth, Texas for the Purchase of Two (2) Electric Vehicles in the Amount of \$53,186.**

ADMINISTRATIVE COMMENTS:

A total of nine (9) bid invitations were downloaded from Bidsync.com. Two (2) bids were received and opened March 15, 2018. The electric vehicles are for City fleet use. They will be assigned to Environmental Control Services (ECS) and Health Services. Funding for the purchase of the two electric vehicles was approved in the FY17-18 budget.

RECOMMENDATION:

That the City Council approve the award as set forth in the caption above.

- 6. Approval of a Bid Award to Bibliotheca, Oakdale, MN for the Purchase and Installation of an RFID-Enabled Automated Materials Handling System for the Library in the Amount of \$111,810.69, and Authorization for the City Manager to Execute the Agreement.**

ADMINISTRATIVE COMMENTS:

A total of twenty-six (26) requests for proposals were downloaded from Bidsync.com. Four (4) proposals were received and opened February 1, 2018. Proposals were evaluated using a matrix of 30% for ability to meet specifications; 30% for cost; 15% for experience of similar projects; 15% for timeline to complete the project; and 10% for warranty. Funding is available from the General Fund.

**AGENDA
LEWISVILLE CITY COUNCIL
APRIL 2, 2018**

RECOMMENDATION:

That the City Council approve the award as set forth in the caption above.

- 7. Approve Resolution Providing for the Adoption of a Single-Family Residential Water Conservation Credit Program.**

ADMINISTRATIVE COMMENTS:

On February 5, 2018, the Council was briefed by staff on the proposed water conservation credit program, including the recommended menu of conservation improvements and maximum credit amounts. Council directed staff to move forward with the development of the program at that time. Staff has written a resolution authorizing the program and an administrative directive that dictates the details of program administration. Staff recommends the amount of funds available for the program shall be capped at \$100,000 per fiscal year with the ability to revisit this amount in future budget years.

RECOMMENDATION:

That the City Council approve the resolution establishing a single-family residential water conservation rebate program.

- G. **REPORTS:** Reports about items of community interest regarding which no action will be taken.
- H. **CLOSED SESSION:** In Accordance with Texas Government Code, Subchapter D,
1. Section 551.072 (Real Estate): Property Acquisition
 2. Section 551.087 (Economic Development): Deliberation Regarding Economic Development Negotiations
- I. **RECONVENE** into Regular Session and Consider Action, if Any, on Items Discussed in Closed Session.

**AGENDA
LEWISVILLE CITY COUNCIL
APRIL 2, 2018**

J. **ADJOURNMENT**

The City Council reserves the right to adjourn into closed session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Section 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) and 551.087 (Economic Development).