



Sachse, Texas

Sachse City Hall
3815-B Sachse Road
Sachse, Texas 75048

Meeting Agenda City Council

Monday, August 19, 2013

7:30 PM

Council Chambers

The Mayor and Sachse City Council request that all cell phones and pagers be turned off or set to vibrate. Members of the audience are requested to step outside the Council Chambers to respond to a page or to conduct a phone conversation.

The City Council of the City of Sachse will hold a Regular Meeting on Monday, August 19, 2013, at 7:30 p.m. in the Council Chambers at the Sachse City Hall, 3815 Sachse Road, Building B, Sachse, Texas to consider the following items of business:

Invocation and Pledges of Allegiance to U.S. and Texas Flags.

A. Pledge of Allegiance to the Flag of the United States of America: I pledge allegiance to the flag of the United States of America, and to the Republic for which it stands: one nation under God, indivisible, with liberty and justice for all.

B. Pledge of Allegiance to the Texas State Flag: Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.

1. APPROVAL OF MINUTES

[13-1722](#)

Consider approval of the minutes of the August 5, 2013, regular meeting.

Executive Summary

Minutes from the recent Council meeting.

Attachments: [Minutes of 8.5.13.pdf](#)

2. REGULAR AGENDA ITEMS

[13-1725](#)

Recognition and Recess: Reception for Former Council Member Jared Patterson.

Executive Summary

Recognition and Reception to honor Former Council Member Jared Patterson for his many years of service to the City.

Attachments: [Jared Patterson recognition.pdf](#)

3. CONSENT AGENDA

ALL ITEMS LISTED ON THE CONSENT AGENDA WILL BE CONSIDERED BY THE CITY COUNCIL AND WILL BE ENACTED BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS UNLESS A COUNCIL MEMBER OR CITIZEN SO REQUESTS.

13-1735

Consider a resolution of the City Council of the City of Sachse, Texas, approving the interlocal agreement between the City and North Central Texas Council of Governments ("NCTCOG") for the purpose of NCTCOG providing the City of Sachse with enhanced 9-1-1 emergency telephone service and perform database maintenance activities.

Executive Summary

Biennial interlocal agreement with NCTCOG to allow them to provide E911 services as well as dispatch/communications equipment. The current biennial interlocal expires on August 31, 2013. The new interlocal will expire on August 31, 2015.

Attachments: [911 NCTCOG 9-1-1 Resolution.pdf](#)
[911 interlocal agrmnt with NCTCOG](#)

4. MAYOR AND CITY COUNCIL ANNOUNCEMENTS REGARDING SPECIAL EVENTS, CURRENT ACTIVITIES, AND LOCAL ACHIEVEMENTS.

13-1727

Proclamation recognizing Garrett Smith's Service to our Country.

Executive Summary

Mr. Garrett Smith is returning from duty in the Navy. This proclamation will recognize his achievements in the military.

Attachments: [Proclamation.Garrett Smith.pdf](#)

13-1724

Recognition of Brian Poff service to the City.

Executive Summary

Brian Poff has resigned his seat on the Economic Development Corporation's Board of Directors and this item is to recognize his service to the City.

Attachments: [Brian Poff. Recognition.pdf](#)

5. CITIZEN INPUT

The public is invited at this time to address the Council. The Mayor will ask you to come to the Microphone and state your name and address for the record. If your remarks pertain to a specific Agenda item, please hold them until that item, at which time the Mayor may solicit your comments.

The City Council is prohibited from discussing any item not on the posted agenda according to the Texas Open Meetings Act.

6. REGULAR AGENDA ITEMS (Continued)

[13-1723](#)

Administer Oath of Office to newly appointed Board and Commission members.

Executive Summary

Mayor Felix will administer the Oath of Office to Ty Lamb on the Planning & Zoning Commission.

Attachments: [Oath of Office.pdf](#)

[13-1730](#)

Conduct the First Public Hearing on the Proposed Fiscal Year 2013-2014 Budget.

Executive Summary

The City Manager's 2013-2014 Proposed Budget for Citywide programs and services was presented to City Council on August 5, 2013. Budget information was distributed for City Council review and consideration. The proposed budget has been posted on the City's web page. A copy of the proposed budget is on file with the City Secretary for public inspection.

Attachments: [Notice of public hearing on budget.pdf](#)

[13-1729](#)

Conduct the First Public Hearing on Proposed Tax Rate for 2013-2014 Fiscal Year.

Executive Summary

This is the first of two mandated Public Hearings on the tax rate when the proposed tax rate exceeds the Effective Tax Rate. The second Public Hearing is scheduled for September 3, 2013.

Attachments: [8aNotice of Public Hearing on Tax Increase.pdf](#)

[8bNotice of Tax Increase.pdf](#)

13-1715

Conduct a public hearing and consider an Ordinance of the City of Sachse, Texas, amending the Comprehensive Zoning Ordinance and Map, as heretofore amended; to grant a change of zoning from a General Commercial (C-2) district to an Office Park (OP) district on an approximately 12.911 acre tract of land, more particularly described in Exhibit "A" and generally located on the northeast corner of President George Bush Turnpike and Miles Road, City of Sachse, Dallas County, Texas; providing for the approval of the Zoning Exhibit attached as Exhibit "B"; providing for the approval of the Site Plan attached as Exhibit "C".

Executive Summary

The applicant is requesting to rezone the subject property from its existing General Commercial (C-2) zoning district to an Office Park (OP) zoning district. The proposed zoning designation would allow for the development of uses consistent with the regulations associated with the OP zoning district. This property is also located in the Turnpike Overlay Commercial Zone subdistrict and will be further subject to those regulations.

Attachments: [CD - SMC OP REZONING CC - PRESENTATION.pdf](#)
[CD - SMC OP REZONING CC - DRAFT ORD.pdf](#)
[CD - SMC OP REZONING CC - DRAFT ORD - EXHIBIT A.pdf](#)
[CD - SMC OP REZONING CC - DRAFT ORD - EXHIBIT B.pdf](#)
[CD - SMC OP REZONING CC - DRAFT ORD - EXHIBIT C.pdf](#)
[CD - SMC OP REZONING CC - ATTACHMENT 1.pdf](#)
[CD - SMC OP REZONING CC - ATTACHMENT 2.pdf](#)
[CD - SMC OP REZONING CC - ATTACHMENT 3.pdf](#)
[CD - SMC OP REZONING CC - ATTACHMENT 4.pdf](#)

13-1714

Conduct a public hearing and consider an Ordinance of the City of Sachse, Texas, amending the Comprehensive Zoning Ordinance and Map so as to grant a Special Use Permit for a Helipad use on an approximately 8.262-acre tract of land, generally located on the north side of President George Bush Turnpike approximately 500 feet east of the intersection with Miles Road, more particularly described in Exhibit "A" and located in an Office Park (OP) district; providing special conditions; providing for the approval of the Zoning Exhibit attached as Exhibit "B"; providing for the approval of the site plan attached as Exhibit "C".

Executive Summary

The applicant is requesting a Special Use Permit for a Helipad use for the 8.262-acre property generally located on the north side of President George Bush Turnpike approximately 500 feet east of the intersection with Miles Road. The proposed helipad would be located on the rooftop of the proposed Hospital.

Attachments: [CD - SMC HELIPAD SUP CC - PRESENTATION.pdf](#)
[CD - SMC HELIPAD SUP CC - DRAFT ORD.pdf](#)
[CD - SMC HELIPAD SUP CC - DRAFT ORD - EXHIBIT A.pdf](#)
[CD - SMC HELIPAD SUP CC - DRAFT ORD - EXHIBIT B.pdf](#)
[CD - SMC HELIPAD SUP CC - DRAFT ORD - EXHIBIT C.pdf](#)
[CD - SMC HELIPAD SUP CC - ATTACHMENT 1.pdf](#)
[CD - SMC HELIPAD SUP CC - ATTACHMENT 2.pdf](#)
[CD - SMC HELIPAD SUP CC - ATTACHMENT 3.pdf](#)
[CD - SMC HELIPAD SUP CC - ATTACHMENT 4.pdf](#)

13-1713

Consider the application of Children's Medical Center Foundation for approval of a Preliminary Plat for MDLLC-Sachse TX MC, LP Addition, being a 33.526-acre tract consisting of three lots and proposed right-of-way. The subject property is generally located at the northeast corner of President George Bush Turnpike and Miles Road.

Executive Summary

The applicant is requesting approval of a Preliminary Plat for a 33.537-acre tract. The property will consist of three individual lots and a proposed right-of-way for the eastward extension of Bunker Hill Road.

Attachments: [CD - SMC PP CC - PRESENTATION.pdf](#)
[CD - SMC PP CC - PRELIMINARY PLAT.pdf](#)
[CD - SMC PP CC - ATTACHMENT 1.pdf](#)
[CD - SMC PP CC - ATTACHMENT 2.pdf](#)
[CD - SMC PP CC - ATTACHMENT 3.pdf](#)

13-1712

Conduct a public hearing and consider an Ordinance of the City of Sachse, Texas, amending the Comprehensive Zoning Ordinance and Map so as to grant a Special Use Permit for an Automotive Repair, Major Use on an approximately 0.268 acre tract of land located at 6529 Industrial Drive, more particularly described as Lot 8, Block C, Sachse Industrial Park Phase 4, being further described in Exhibit "A", and located in an I-1 Restricted Manufacturing / Warehousing District; providing special conditions; providing for the approval of the Site Plan attached as Exhibit "B".

Executive Summary

The applicant is requesting a Special Use Permit for a Major Automotive Repair use for the 0.268-acre (11,676 square feet) property located at 6529 Industrial Drive. The tenant currently has a Certificate of Occupancy to conduct Minor Automotive Repair Uses.

Attachments: [CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - PRESENTATION.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - DRAFT ORD.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - DRAFT ORD - EXHIBIT A.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - DRAFT ORD - EXHIBIT B.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - ATTACHMENT 1.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - ATTACHMENT 2.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - ATTACHMENT 3.pdf](#)
[CD - MAJ AUTO SUP 6529 INDUSTRIAL CC - ATTACHMENT 4.pdf](#)

13-1731

Discuss the 2013-2014 Fiscal Year Budget and Tax Rate.

Executive Summary

The City Manager presented the Proposed Budget for the 2013-2014 Fiscal Year to City Council on August 5, 2013. The Proposed Budget is available for viewing in the office of the City Secretary, at the Sachse Public Library, and on the City of Sachse website.

This item is for budget discussion purposes regarding proposed revenues and expenditures.

Attachments: [Overview Presentation 2014 August 19 Discussion.pdf](#)

13-1734

Consider a resolution of the City Council of the City of Sachse, Texas, awarding the bid for the Sanitary Sewer Improvements to the Merritt Road Lift Station and Sachse Road Lift Station as a capital improvement project to Wilson Contractor Services, LLC; authorizing the City Manager to execute such agreement in a form approved by the City Attorney; and providing an effective date.

Executive Summary

The City of Sachse has a sanitary sewer improvement project for improvements to the Sachse Road Lift Station and the Merritt Road Lift Station. The project is currently funded through RCC Funds as approved in the 2012-2013 CIP in an amount totaling \$1,100,000. The current funding includes \$116,725 for design and \$983,000 for construction. Bids were received for the project on July 25th. The lowest qualified bid for the base project was \$11,395.57 more than the project budget. An Alternate Bid was requested and received for additional equipment to provide backup emergency power and an odor control system. Staff is recommending that the City Council fund the backup emergency power generator and odor control system for improved system performance and reliability.

Attachments: [PRESENTATION - SACHSE MERRITT LIFT STATION FUNDING PDF](#)
[Exhibit A - Sachse Lift Stations Bid Tabulation PDF](#)
[RESO for Award of Sanitary Sewer Improvements to the Merritt Road Lift Station](#)

13-1728

Hear and discuss the update to the Five Year Capital Improvement Plan (CIP).

Executive Summary

Each year during the budget process, the Capital Improvement Plan (CIP) is updated and adopted by the City Council along with the City's operating budget. This item is to discuss the update to the 5-year CIP.

Attachments: [2013-2014 CIP Presentation PDF](#)
[Exhibit A - CIP Projects - 2013-2014 PDF](#)

7. ADJOURNMENT

Vision Statement: Sachse is a friendly, vibrant community offering a safe and enjoyable quality of life to all who call Sachse home.

The City of Sachse 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. Note: The Sachse City Council reserves the right to convene into Executive Session pursuant to the Texas Government Code, Title 5, Chapter 551 regarding posted items on the regular meeting agenda.

State law prohibits the introduction or discussion of any item of business not posted at least seventy-two (72) hours prior to the meeting time. Therefore, during Citizen Input for example, the Council is prohibited by state law to deliberate or take action on any issues introduced by the public other than to take them under advisement. Posted: August 16 , 2013; 5:00 p.m.

Terry Smith, City Secretary _____.

If you plan to attend this public meeting and you have a disability that requires special arrangements at the meeting, please contact Terry Smith, City Secretary, at (972) 495-1212, 48 business hours prior to the scheduled meeting date. Reasonable accommodations will be made to assist your needs.